

Exhibit "A"

Description of: 23.30 Acres, M. C. Rejon Survey, A-26, Limestone County, Texas.
Owner: James H. Jones, Vol. 749, Pg. 370, L.C.D.R.

BEING a 23.30 acres tract of land situated in the M. C. Rejon Survey, A-26, Limestone County, Texas, a part of that called 471.38 acres tract described in the deed dated December 18, 1965 from Lloyd B. Hurst et ux to James H. Jones et ux recorded in Vol. 749, Pg. 370, Deed Records of Limestone County, Texas (L.C.D.R.), said 23.30 acres being more particularly described by metes and bonds as follows:

Commencing from a found 3/4" iron pipe in a fence line for a Southwesterly ell corner of said 471.38 acres in the East line of the James H. Jones called 21.812 acres tract of record in Vol. 775, Pg. 743, L.C.D.R., same being a Southeasterly inside ell corner of a 60 ft. wide access easement surveyed this date, from which corner a set 1/2" iron rod at the end of said fence in the North margin of county road LCR 882 at the Southeast corner of said 21.812 acres tract bears S.36°23'27"E. 113.26 ft.;

THENCE N.36°23'27"W. 60.10 ft. to a set 1/2" iron rod for Southwest corner of this tract for true point of BEGINNING, from which corner a found 3/4" iron pipe for an inside ell corner of said 471.38 acres tract bears N.37°00'15"W. 1007.18 ft. and is the basis of bearing for this tract;

THENCE N.36°23'27"W. 985.17 ft. with a fence to a set 1/2" iron rod at the base of an 8" treated wood fence corner post for angle corner in the West line of this tract;

THENCE N.14°35'36"W. 941.38 ft. to a set 1/2" iron rod at the base of a 6" treated wood corner brace post in a cross fence for Northwest corner of this tract;

THENCE S.69°17'11"E. 570.43 ft. with said cross fence to a set 1/2" iron rod at the base of a 6" treated wood fence post at a gate for angle corner in the North line of this tract;

THENCE S.73°03'14"E. 67.41 ft. with said fence line to a set 1/2" iron rod at the base of an 8" treated wood fence corner post for Northeast corner of this tract;

THENCE S.26°14'16"E. 334.73 ft. with a cross fence to a set 1/2" iron rod at the base of an 8" treated wood fence corner post for angle corner in the East line of this tract;

THENCE S.36°54'05"E. 1031.58 ft. with a cross-fence to a set 1/2" iron rod for Southeast corner of this tract, same being the Northeast corner of a 60 ft. wide access lane surveyed this date, from which corner a Southeasterly deed line of said 471.38 acres tract bears S.36°54'05"E. 60.12 ft., said deed line being the Northeasterly line of the Mrs. Icy Thomas called 124 acres tract of record in Vol. 279, Pg. 341, L.C.D.R.;

THENCE S.56°47'00"W. 662.35 ft. parallel with said Southeasterly deed line to a set 1/2" iron rod for Northeast corner of a 60 ft. wide easement surveyed this date;

THENCE S.56°47'00"W. 63.33 ft. parallel with said Southeasterly deed line and the North line of said easement surveyed this date to the point of BEGINNING, containing 23.30 acres.

Description of: 60 ft. Wide Access Easement, M. C. Rejon Survey A-26, Limestone County, Texas., Owner: Jame H. Jones , Vol. 749, Pg. 370, and Vol. 775, Pg. 743, L.C.D.R.;

BEING a 60 ft. wide access easement situated in the M. C. Rejon Survey, A-26, Limestone County, Texas, a part of that called 471.38 acres tract described in the deed dated January 18, 1985 from Lloyd B. Hurst et ux to James H. Jones et ux recorded in Vol. 749, Pg. 370, Deed Records of Limestone County, Texas (L.C.D.R.), and part of that called 21.812 acres tract described in the deed dated June 19, 1987 from Earl Wayne Walker et ux to James H. Jones et ux recorded in Vol. 775, Pg. 743, L.C.D.R., said easement being more particularly described by metes and bounds as follows:

BEGINNING at a found 3/4" iron pipe in the East line of said 21.812 acres tract and in a fence line for a Southwesterly deed corner of said 471.38 acres tract, from which corner a found 3/4" iron pipe at an inside ell corner of said 471.38 acres tract bears N.37°00'15"W. 1120.44 ft. and is the basis of bearing for this tract, and from which corner a set 1/2" iron rod at the end of said fence line in the North margin of county road LCR 882 bears S.36°23'27"E. 113.26 ft., same being the Southeast deed corner of said 21.812 acres tract;

THENCE S.36°23'27"E. 113.26 ft. with the East line of said 21.812 acres tract and with a fence to a set 1/2" iron rod in the North margin of said county road for Southeast corner of this easement, said corner being in the West line of the Mrs. Icy Thomas called 124 acres tract of record in Vol. 279, Pg. 341, L.C.D.R.;

THENCE S.53°36'33"W. 60.00 ft. with the North margin of said road to a set 1/2" iron rod for Southwest corner of this easement;

THENCE N.36°23'27"W. 176.68 ft. to a set 1/2" iron rod in a pasture for Northwest corner of this easement;

THENCE N.56°47'00"E. for North line of this easement, at 60.00 ft. the East line of said 21.812 acres tract and the West line of said 471.38 acres tract, in all, 123.33 ft. to a set 1/2" iron rod in a pasture for Northeast corner of this easement;

THENCE S.33°13'00"E. 60.00 ft. to a set 1/2" iron rod in the Southeasterly deed line of said 471.38 acres tract for most Easterly Southeast corner of this easement;

THENCE S.56°47'00"W. 60.00 ft. with the Southeasterly line of said 471.38 acres tract to the point of BEGINNING.