



EXHIBIT "A"

Being all that certain tract or parcel of land, a part of the M. F. Hernandez Survey, Abstract No. 348 in Erath County, Texas, being a 1.0000 acre tract out of the called 169.58 acres deeded to Lowell Ray Taylor by deed recorded in Volume 1220, Page 457 of the Deed Records of Erath County, Texas, and being more fully described as follows:

Beginning at a 1/2" capped iron rod set in the North line of County Road No. 245, same being in a South line of said called 169.58 acres and being the Southeast corner of this tract being described herein, and from which an 8" wood corner post for an ell corner of said called 169.58 acres bears North 59 degrees 38 minutes 01 second East, a distance of 503.67 feet;

Thence South 59 degrees 38 minutes 01 second West, generally with a fence along said South line and said County Road, a distance of 152.01 feet to a 1/2" capped iron rod set in said fence for the Southwest corner of this tract;

Thence North 29 degrees 28 minutes 52 seconds West, across said called 169.58 acres, a distance of 286.65 feet to a 1/2" capped iron rod set for the Northwest corner of this tract;

Thence North 59 degrees 38 minutes 36 seconds East, continuing across said called 169.58 acres, a distance of 151.97 feet to a 1/2" capped iron rod set for the Northeast corner of this tract;

Thence South 29 degrees 29 minutes 19 seconds East, continuing across said called 169.58 acres, a distance of 286.63 feet to the place of beginning and containing 1.0000 acres.