

## EXHIBIT "A"

## Tract I: SURFACE ESTATE ONLY

A tract of land in Archer county, Texas, out of the C. Smith Survey, A-1219, and being more specifically described by metes and bounds as follows:

**BEGINNING** at a 60d nail in the center of DeMoss Road for the Northwest corner of said C. Smith Survey and of this description:

**THENCE** North 89° 51' 50" East along the occupied North line of said C. Smith Survey, at 29.9 feet pass a 2 inch pipe fence corner post in the East line of DeMoss Road, and continuing on the same bearing a total distance of 3347.96 feet to a 6 inch pipe fence corner post for the Northeast corner of this description;

**THENCE** generally with a fence, South 02° 57'05" East 702.45 feet to a 1/2 inch iron rod for the Southeast corner of this description;

**THENCE** South 89° 51' 50" West, at 3368.18 feet pass a 1/2 inch iron rod in the East line of DeMoss Road, a total distance of 3399.45 feet to a 60d nail in the center of DeMoss Road and the West line of said C. Smith Survey for the Southwest corner of this description;

**THENCE** along the centerline of DeMoss Road and the West line of C. Smith Survey, North 01° 15' 02" East 701.82 feet to the Place of Beginning and containing 54.33 acres of land, more or less, of which 0.492 acre lies within the occupied right-of-way of DeMoss Road.

## Tract II: SURFACE ESTATE ONLY:

**A TRACT OF LAND IN ARCHER COUNTY, TEXAS, OUT OF THE C. SMITH SURVEY, A-1219, AND BEING MORE SPECIFICALLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

**BEGINNING AT A 60d NAIL IN THE CENTER OF DEMOSS ROAD AND THE WEST LINE OF SAID C. SMITH SURVEY FOR THE NORTHWEST CORNER OF THIS DESCRIPTION, SAID NAIL BEARS SOUTH 01°15'02" WEST 701.82 FEET FROM THE NORTHWEST CORNER OF SAID C. SMITH SURVEY;**

**THENCE NORTH 89°51'50" EAST, AT 31.27 FEET PASS A 1/2 INCH IRON ROD IN THE EAST LINE OF DEMOSS ROAD, AND CONTINUING ON THE SAME BEARING A TOTAL DISTANCE OF 3399.45 FEET TO A 1/2 INCH IRON ROD FOR THE NORTHEAST CORNER OF THIS DESCRIPTION;**

**THENCE GENERALLY WITH A FENCE, SOUTH 02°57'05" EAST 730.11 FEET TO A 1/2 INCH IRON ROD FOR THE SOUTHEAST CORNER OF THIS DESCRIPTION;**

**THENCE NORTH 86°37'15" WEST 830.46 FEET TO AN 8 INCH WOOD FENCE CORNER POST FOR AN ANGLE POINT OF THIS DESCRIPTION;**

**THENCE GENERALLY WITH A FENCE, SOUTH 88°31'02" WEST 1606.34 FEET TO AN 8 INCH CEDAR FENCE CORNER POST FOR AN ANGLE POINT OF THIS DESCRIPTION;**

**THENCE NORTH 82°10'10" WEST 484.57 FEET TO AN 8 INCH CEDAR FENCE CORNER POST FOR AN ANGLE POINT OF THIS DESCRIPTION;**

**THENCE GENERALLY WITH A FENCE, SOUTH 87°15'58" WEST, AT 504.40 FEET PASS AN 8 INCH CEDAR FENCE CORNER POST IN THE EAST LINE OF DEMOSS ROAD, A TOTAL DISTANCE OF 537.46 FEET TO A 60d NAIL IN THE CENTER OF DEMOSS ROAD AND THE WEST LINE OF SAID C. SMITH SURVEY FOR**

THE SOUTHWEST CORNER OF THIS DESCRIPTION;

THENCE ALONG THE CENTERLINE OF DEMOSS ROAD AND THE WEST LINE OF SAID C. SMITH SURVEY, NORTH 01°15'02" EAST 673.46 FEET TO THE PLACE OF BEGINNING AND CONTAINING 54.33 ACRES OF LAND, MORE OR LESS, OF WHICH 0.496 ACRE LIES WITHIN THE OCCUPIED RIGHT-OF-WAY OF DEMOSS ROAD.

NOTE: The Company is prohibited from insuring the area or quantity of the land described herein. Any statement in the above legal description of the area or quantity of land is not a representation of such area or quantity but is for informational and/or identification purposes and does not override Item 2 of Schedule B hereof.