

EXHIBIT "A"

STATE OF TEXAS }
COUNTY OF FALLS }

1.00 ACRE TRACT

Being a 1.00 acre tract of land out of the Pedro Salinas Survey, A-64, Falls County, Texas, and being a part of that certain 30 acre tract of land described as THIRD TRACT, in a deed to John Arthur Hetherington, recorded in Volume 303, Page 577, of the Deed Records of Falls County, Texas, said 1.00 acre tract of land being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod set by a corner post in the fenced south line of the above mentioned 30 acre tract of land, same being the northwest corner of a called 47.75 acre tract of land to Joy Ann Flowers, (315/453), located in the east right-of-way line of State Highway No. 6, (264/419), for the southwest corner of this;

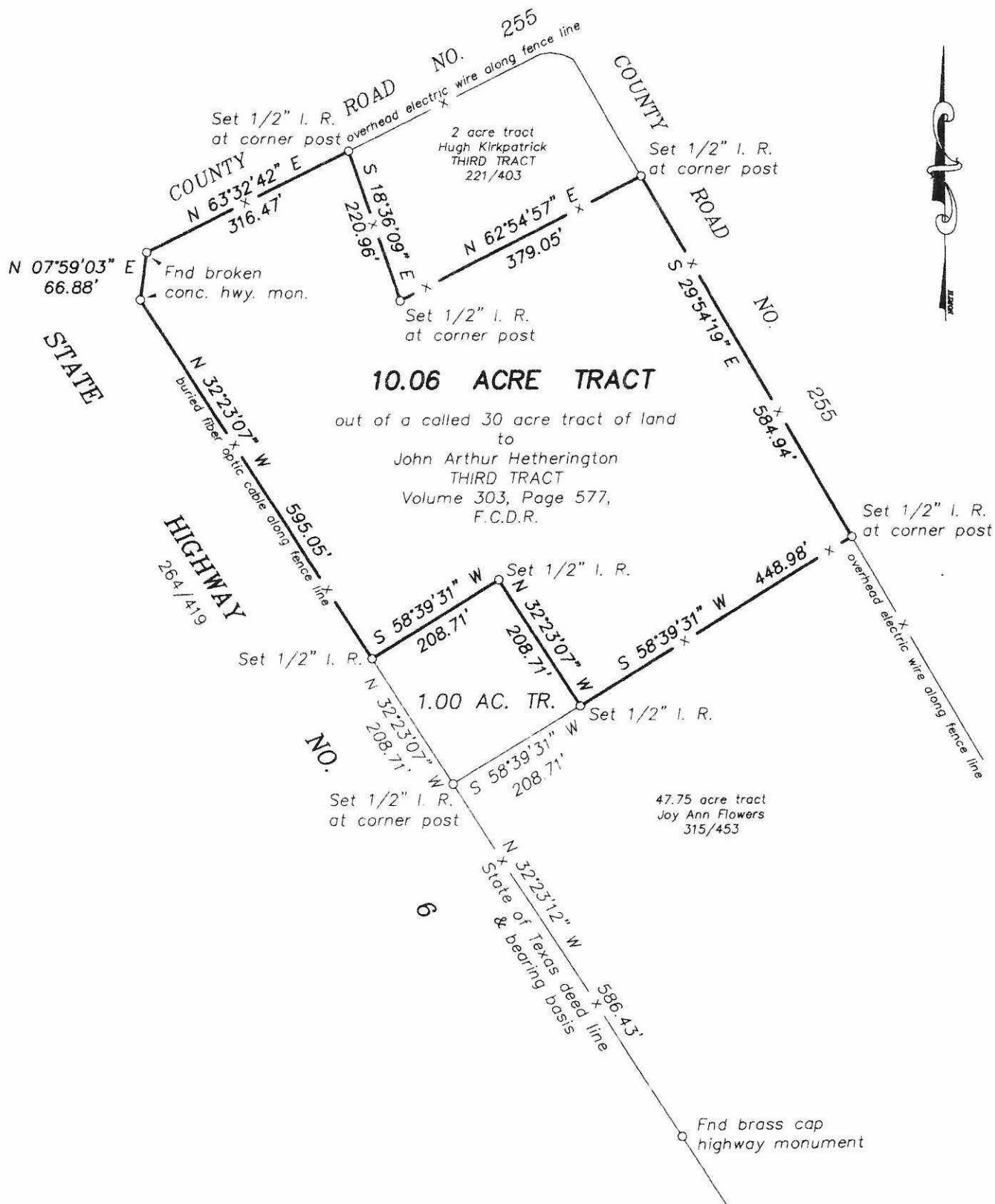
THENCE along the east right-of-way line of State Highway No. 6, and generally along a fence line, North 32 degrees 23 minutes 07 seconds West - 208.71 feet, (State of Texas deed bearing and bearing basis North 32 degrees 23 minutes 07 seconds West), to a 1/2" iron rod set for the northwest corner of this;

THENCE departing State Highway No. 6, and through the interior of the above mentioned 30 acre tract of land, North 58 degrees 39 minutes 31 seconds East - 208.71 feet to a 1/2" iron rod set for the northeast corner of this;

THENCE continuing through said interior, South 32 degrees 23 minutes 07 seconds East - 208.71 feet to a 1/2" iron rod set in the fenced south line of said 30 acre tract of land, common with the north line of the above mentioned Flowers tract for the southeast corner of this;

THENCE along the south line of said 30 acre tract, common with the north line of said Flowers tract of land as fenced, South 58 degrees 39 minutes 31 seconds West - 208.71 feet to the **POINT OF BEGINNING**, and containing 1.00 acres of land, more or less.

PEDRO SALINAS SURVEY
 FALLS COUNTY, TEXAS.
 A - 64



This plat is to accompany a fieldnote description, describing the two tracts of land shown hereon.

I, Stephen D. Jarrard, do hereby certify that this plat correctly represents a survey made on the ground by me and that there are no apparent discrepancies, conflicts, encroachments, overlapping of improvements or visible utility lines, except as shown hereon.

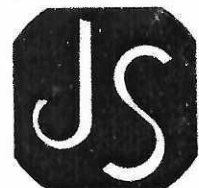


Stephen D. Jarrard May 30, 2001
 Stephen D. Jarrard, Registered Professional Land Surveyor, No. 4748

JARRARD SURVEYING

LAND SURVEYOR

115 N. CENTRAL AVENUE, SUITE 2, P. O. BOX 1135
 CAMERON, TEXAS (254) 697-3646 - FAX (254) 697-8776



SCALE: 1" = 200'	BOUNDARY SURVEY	DATE: 5-30-01
F.B. 54/26 D/C	ON A 10.06 ACRE TRACT, & A 1.00 ACRE TRACT OUT OF THE PEDRO SALINAS SURVEY A-64, FALLS COUNTY, TEXAS.	JOB NO. 1980