

Exhibit A
ZC#19-014
12.918-ACRE TRACT

Being a 12.918 acre tract of land situated in the Elizabeth McAnear Survey, Abstract No. 1005 and the Richard Bratton Survey Abstract No. 114, Mansfield, Tarrant County, Texas and being part of a tract of land conveyed to Steve Clare Horning-Lockwood by deed recorded in Volume 10470, Page 1069, Deed Records of Tarrant County, Texas and a part of a tract of land conveyed to Steve Clare Horning-Lockwood by deed recorded in Volume 10631, Page 2330, Deed Records of Tarrant County, Texas and more particularly described as follows;

BEGINNING at a 5/8 inch iron rod set with cap stamped "BGE", said point being North 59 degrees 50 minutes 13 seconds East, a distance of 38.16 feet from a 5/8 inch iron rod for the southeast corner of a tract of land conveyed to Garvin M. Calloway and Robert D. Ray by deed recorded in Instrument Number 205250563, Deed Records, Tarrant County, Texas, also being in the south Right of Way (R.O.W) line of East Broad Street recorded in Instrument Number D197182369, Deed Records, Tarrant County, Texas;

THENCE South 73 degrees 32 minutes 36 seconds East along the said south line of East Broad Street, a distance of 571.15 feet to a 5/8 inch iron rod set with cap stamped "BGE", said point being the beginning of a curve to the right with a radius of 1140.00 feet and a delta angle of 13 degrees 31 minutes 48 seconds, with a chord bearing of South 66 degrees 46 minutes 41 seconds East and a distance of 268.58 feet;

THENCE along said curve to the right, a distance of 269.20 feet to a 5/8 inch iron rod set with cap stamped "BGE";

THENCE South 28 degrees 27 minutes 50 seconds West, departing said south line of East Broad Street, a distance of 354.65 feet to a 5/8 inch iron rod set with cap stamped "BGE", said point being the beginning of a curve to the left with a radius of 785.53 feet and a delta angle of 14 degrees 13 minutes 03 seconds, with a chord bearing of North 66 degrees 26 minutes 03 seconds West and a distance of 194.42 feet;

THENCE along said curve to the left, a distance of 194.92 feet to a 5/8 inch iron rod set with cap stamped "BGE";

THENCE North 73 degrees 44 minutes 12 seconds West, a distance of 164.49 feet to a 5/8 inch iron rod set with cap stamped "BGE", said point being the beginning of a curve to the left with a radius of 145.00 feet and a delta angle of 46 degrees 55 minutes 28 seconds, with a chord bearing of South 85 degrees 50 minutes 53 seconds West and a distance of 114.60 feet;

THENCE along said curve to the left, a distance of 117.81 feet to a 5/8 inch iron rod set with cap stamped "BGE";

THENCE South 59 degrees 34 minutes 18 seconds West, a distance of 601.72 feet to a 5/8 inch iron rod set with cap stamped "BGE", said point being in the west line of a tract

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of land conveyed to First Baptist Church of Mansfield by deed recorded in Volume 7667, Page 1119, Deed Records, Tarrant County, Texas, a 1/2 inch iron rod with cap stamped "Beasley 4050" bears South 30 degrees 07 minutes 05 Seconds East a distance of 1452.74;

THENCE North 30 degrees 11 minutes 45 seconds West, along said First Baptist Church of Mansfield Tract, a distance of 497.40 feet to a 5/8 inch iron rod set with cap stamped "BGE", said point being in the south line of a tract conveyed to Mansfield Bible Church by deed recorded in Instrument number 198277419, Deed Records, Tarrant County, Texas;

Thence North 59 degrees 50 minutes 13 seconds East, along the south line of said Mansfield Bible Church and a tract of land conveyed to Sam and Jones Foreign Auto Repair by deed recorded in Instrument number D204203623, Deed Records, Tarrant County, Texas, a distance of 484.60 feet to a 5/8 inch iron rod found, said point being the most south easterly corner of said Sam and Jones tract and the southwest corner of said Garvin M Calloway and Robert D. Ray tract,

THENCE North 59 degrees 50 minutes 13 seconds East, along the south line of said Garvin M. Calloway and Robert D. Ray tract, a distance of 163.44 feet to a 5/8 inch iron rod found in concrete;

THENCE North 59 degrees 50 minutes 13 seconds East, along the south line of said Garvin M. Calloway and Robert D. Ray tract, a distance of 38.16 feet to the **POINT OF BEGINNING** and containing in total 12.918 acres (562,710 square feet) more or less.