

EXHIBIT A

LEGAL DESCRIPTION 298,454 SQ. FT. / 6.852 ACRES

BEING a 6.852-acre tract of land situated in the JAMES A. GRIMSLEY SURVEY, ABSTRACT NO. 578, City of Mansfield, Tarrant County, Texas and being part of that called 59.132 acre tract of land conveyed by deed to Robert Lee Ervin, John Will Ervin and Billy Wayne Ervin, Co-Trustees of the Ervin Family, recorded in Document No. D211276771, Deed Records, Tarrant County, Texas (D.R.T.C.T.) and also being part of that called 29.566 acre tract of land, described as First Tract, and part of that called 29.566 acre tract of land, described as Second Tract, conveyed by deed to L.T. Ervin, recorded in Volume 3900, Page 265, D.R.T.C.T. and being more particularly described as follows:

BEGINNING at a point for corner in the center of Mansfield-Webb Road (County Road NO. 2029), also being the north corner of said James A. Grimsley Survey, Abstract No. 578, and also being the north corner of said called 59.132 acre tract of land and also being the northwest corner of La Frontera, Phase 1, an addition to the City of Arlington, according to the plat thereof recorded in Cabinet A, Slide 8177A, Plat Records, Tarrant County, Texas;

THENCE S 30 deg. 17 min. 20 sec. E, along the southwest line of said La Frontera, Phase 1, a distance of 545.32 feet to a point for corner;

THENCE departing said southwest line and continuing along the approximate alignment of a creek the following four (4) calls:

- 1) S 87 deg. 32 min. 31 sec., W, a distance of 520.51 feet to a point for a corner;
- 2) S 58 deg. 54 min. 26 sec. W, a distance of 135.50 feet to a point for corner;
- 3) S 83 deg. 46 min. 15 sec. W, a distance of 152.56 feet to a point for corner;
- 4) S 56 deg. 49 min. 13 sec. W, a distance of 272.96 feet to a point for corner;

THENCE N 38 deg. 42 min. 34 sec. W, a distance of 258.58 feet to a point for corner in the center of said Mansfield-Webb Road;

THENCE N 59 deg. 42 min. 40 sec. E, along the center of said Mansfield-Webb Road, a distance of 557.93 feet to a point for corner;

THENCE S 30 deg. 19 min. 02 sec. E, passing at a distance of 25 feet, the west corner of Lot 1, Block 1 of Northside Church of Christ, an addition to the City of Mansfield, according to the plat thereof, recorded in Cabinet B, Slide 2557, P.R.T.C.T., continuing along the southwest line of said Lot 1, for a total distance of 233.13 feet to a point for corner, being the south corner of said Lot 1;

THENCE N 59 deg. 44 min. 06 sec. E, along the southeast line of said Lot 1, a distance of 207.85 feet to a point for corner being the east corner of said Lot 1;

THENCE N 30 deg. 19 min. 02 sec. E, along the northeast line of said Lot 1, passing at a distance of 208.22 feet, the north corner of said Lot 1 and continuing for a total distance of 233.22 feet to a point for corner in the center of said Mansfield-Webb Road;

THENCE N 59 deg. 42 min. 40 sec. E, along the center of said Mansfield-Webb Road, a distance of 279.79 feet to the POINT OF BEGINNING and containing 298,454 sq. ft. or 6.852 acres of land.