

# EXHIBIT A

1089 MATLOCK ROAD

## FIELD NOTES

### PROPERTY DESCRIPTION

BEING all that certain 0.608 acre tract of land situated in the WILLIAM BRATTON SURVEY, Abstract No. 161, City of Mansfield, Tarrant County, Texas, as conveyed to Jason D. Sear Properties, L.P. by deed recorded in Volume 15389, Page 358, Deed Records, Tarrant County, Texas and also being a portion of a tract of land conveyed to Lynda Cannon Haynes by deed recorded in Volume 7820, Page 830, Deed Records, Tarrant County, Texas, and being more particularly described by metes and bounds as follows;

BEGINNING at a found 1/2 inch capped Iron rod for the northwest corner of said 0.608 acre tract, same being the southwest corner of a tract of land conveyed to John Davault and Sally Davault by deed recorded in Volume 13717, Page 364, Deed Records, Tarrant County, Texas;

THENCE South 88 degrees 03 minutes 49 seconds East, along the common line between the Sear and Davault tracts, a distance of 282.76 feet to a point for corner in the new Matlock Road;

THENCE South 09 degrees 49 minutes 07 seconds West, a distance of 100.85 feet to a point for corner in a concrete sidewalk;

THENCE North 88 degrees 03 minutes 49 seconds West, a distance of 247.88 feet (247.70 feet by deed) to a found 1/2 inch capped Iron rod for corner, same being the southwest corner of said 0.608 acre tract;

THENCE North 09 degrees 57 minutes 53 seconds West, a distance of 102.09 feet to the POINT OF BEGINNING and containing 0.608 acres of land. SAVE AND EXCEPT a portion of said 0.608 acre tract as conveyed to the City of Mansfield by deed recorded in Volume 14175, Page 428, Deed Records, Tarrant County, Texas.

According to FIRM Map 48439C 0580 H 8-2-95 This property is located in Zone X which IS NOT in the 100 year special flood hazard area.

THE ABOVE FLOOD STATEMENT IS BASED ON THE MAP PANEL SHOWN, AND WHILE THIS SURVEY MAY NOT SHOW THE PROPERTY TO BE IN THE 100 YEAR SPECIAL FLOOD HAZARD AREA, ALL FLOOD ZONES ARE SUBJECT TO SOME DEGREE OF FLOODING, FOR MORE INFORMATION CONTACT THE LOCAL FLOODPLAIN ADMINISTRATOR OR FEMA.

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### SURVEYORS CERTIFICATION

I, DAVID J. ROSE, REGISTERED PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND CORRECTLY SHOWS THE BOUNDARY LINE, AND DIMENSIONS OF THE LAND INDICATED THEREON, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, SAID PROPERTY BEING SUBJECT TO ANY AND ALL EASEMENTS, RESERVATIONS AND RESTRICTIONS THAT MAY BE OF RECORD, AND THAT ONLY THE EASEMENTS SHOWN ON THE REFERENCED PLAT OF RECORD AND THOSE OF WHICH THE SURVEYOR HAS BEEN GIVEN WRITTEN NOTICE FROM TITLE COMPANY ARE SHOWN ON THIS PLAT. SURVEYOR DID NOT ABSTRACT THIS PROPERTY AND RELIES SOLELY ON THE TITLE WORK PROVIDED TO HIM FOR NOTICE OF ANY EASEMENTS WHICH MAY AFFECT THIS PROPERTY.

PRO LINE SURVEYING, LTD.

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DRAWN BY: TB

DATE: 11-22-05



SURVEY ONLY VALID WITH ORIGINAL SIGNATURE