



EXHIBIT "A"

The East One-half (1/2) of the Southeast Quarter (1/4) and the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Seventeen (17), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, Excepting therefrom the following parcels of land: Part of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section 17, Township 77 North, Range 27, Madison County, Iowa, described as follows: Beginning at a point 218 feet West and 195 feet South of the Northeast corner of said Northeast Quarter (1/4) Southeast Quarter (1/4); thence South 186 feet; thence East 218 feet; more or less to the East line of said Northeast Quarter (1/4) Southeast Quarter (1/4); thence North 381 feet to the Northeast Corner of said Northeast Quarter (1/4) Southeast Quarter (1/4); thence West along the North line of said Northeast Quarter (1/4) Southeast Quarter (1/4) 368 feet; thence South 174 feet; thence Southeasterly 150 feet more or less to the point of beginning; and the South 487.9 feet of the East 267.84 feet of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Seventeen (17), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., in Madison County, Iowa, containing 3.0 acres but subject to local Right of Way;