



EXHIBIT "A" FOR A REAL ESTATE MORTGAGE DATED 9/8/03 BETWEEN UNION STATE BANK AND DAVID R. AND CAROL G. MERRIAM FOR THE FOLLOWING DESCRIBED REAL ESTATE:

Parcel A located in the East Half ( $\frac{1}{2}$ ) of the Northeast Quarter ( $\frac{1}{4}$ ) of Section Ten (10), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, described as follows: Commencing at the Northwest corner of the Northeast Quarter ( $\frac{1}{4}$ ) of the Northeast Quarter ( $\frac{1}{4}$ ) of said Section Ten (10); thence on an assumed bearing of South  $00^{\circ}27'34''$  West along the west line of said East Half ( $\frac{1}{2}$ ) of the Northeast Quarter ( $\frac{1}{4}$ ) a distance of 245.00 feet to the point of beginning; thence North  $90^{\circ}00'00''$  East 840.68 feet to the centerline of Madison County Highway G4R; thence southeasterly 427.63 feet along said centerline on a tangential curve, concave to the Northeast, and having a radius of 1273.38 feet, a central angle of  $19^{\circ}14'34''$ , and a chord 425.62 feet in length bearing South  $77^{\circ}06'19''$  East; thence South  $00^{\circ}06'52''$  West 975.79 feet; thence North  $88^{\circ}38'48''$  West 314.57 feet; thence South  $00^{\circ}54'43''$  West 358.16 feet; thence South  $40^{\circ}22'12''$  East 118.00 feet; thence North  $90^{\circ}00'00''$  West 1021.99 feet to the west line of the East Half ( $\frac{1}{2}$ ) of the Northeast Quarter ( $\frac{1}{4}$ ) of said Section Ten (10); thence North  $00^{\circ}27'34''$  East along said west line 1511.40 feet to the point of beginning. Said tract contains 40.00 acres and is subject to a Madison County Highway Easement over the northeasterly 0.72 acres thereof.

