

EXHIBIT A

Annexation & Zoning Legal Description and Exhibit Map

EXHIBIT __

DESCRIPTION FOR

THE 10 AT MERIDIAN CITY OF MERIDIAN ANNEXATION

The NE1/4 of the NE1/4 of Section 15, T.3N., R.1W., B.M., City of Meridian, Ada County, Idaho more particularly described as follows:

BEGINNING at NE corner of said Section 15 from which the N1/4 corner of said Section 15 bears North 89°15'23" West, 2640.72 feet;

thence along the East boundary line of said Section 15 South 00°33'16" West, 1,329.09 feet to the N1/16 corner of said Section 15;

thence along the South boundary line of the NE1/4 of the NE1/4 of said Section 15 North 89°15'02" West, 1,321.18 feet to the NE1/16 of said Section 15,

thence along the West boundary line of NE1/4 of the NE1/4 of said Section 15 North 00°35'22" East, 1,328.96 feet to the E1/16 corner of said Section 15;

thence along the North boundary line of said Section 15 South 89°15'23" East, 1,320.37 feet to the **REAL POINT OF BEGINNING**. Containing 40.30 acres, more or less.



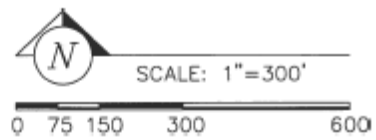
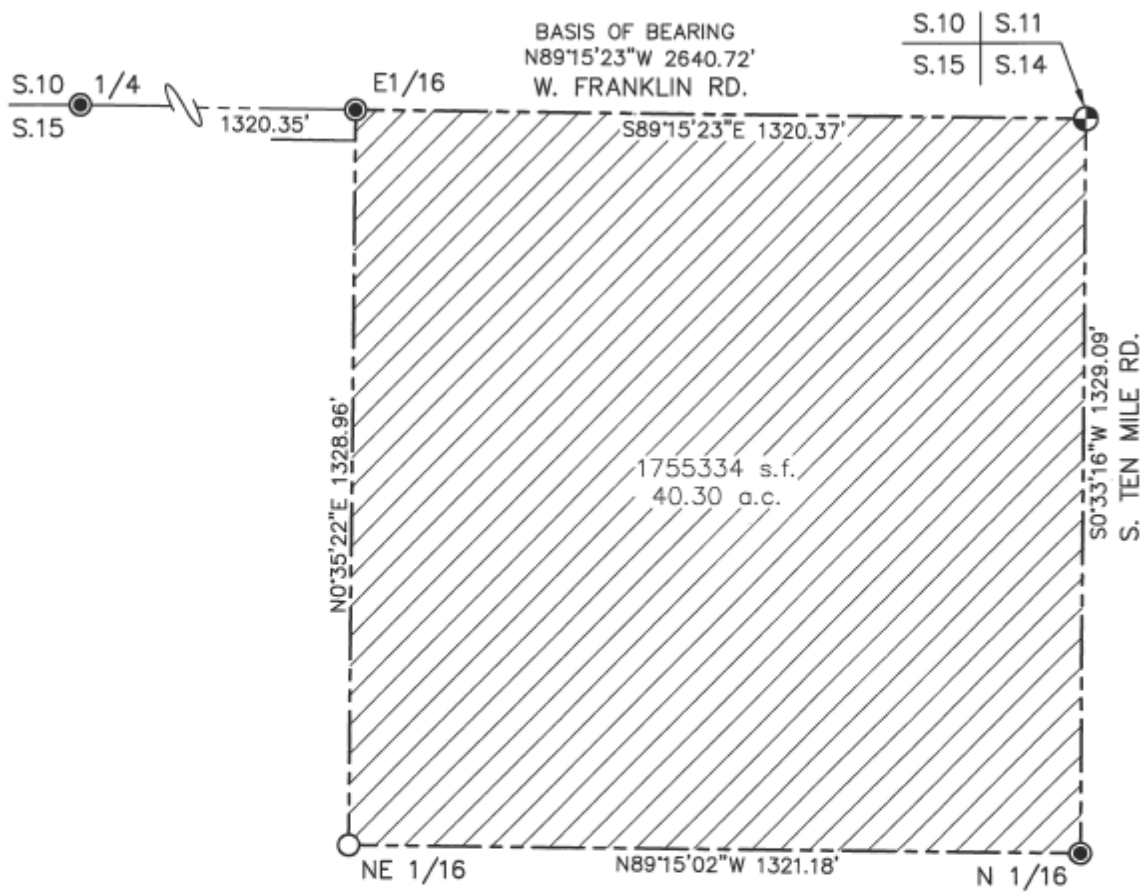


EXHIBIT __

DESCRIPTION FOR

**THE 10 AT MERIDIAN
CITY OF MERIDIAN ZONE CC**

A portion of land located in the NE1/4 of the NE1/4 of Section 15, T.3N., R.1W., B.M., City of Meridian, Ada County, Idaho more particularly described as follows:

BEGINNING at NE corner of said Section 15 from which the N1/4 corner of said section 15 bears North 89°15'23" West, 2640.72 feet;

thence along the East boundary line of said Section 15 South 00°33'16" West, 1,329.09 feet to the N1/16 corner of said Section 15;

thence along the South boundary line of the NE1/4 of the NE1/4 of said Section 15 North 89°15'02" West, 20.27 feet;

thence leaving said South boundary line North 57°06'08" West, 149.94 feet;

thence North 60°22'50" West, 293.40 feet;

thence North 58°00'44" West, 371.54 feet;

thence 131.19 feet along the arc of curve to the right, said curve having a radius of 500.00 feet, a central angle of 15°02'00" and a long chord which bears North 50°29'44" West, 130.81 feet;

thence North 42°58'44" West, 723.60 feet to a point on the West boundary line of NE1/4 of the NE1/4 of said Section 15;

thence along said West boundary line North 00°35'22" East, 310.05 feet to the E1/16 corner of said Section 15;

thence along the North boundary line of said Section 15 South 89°15'23" East, 1,320.37 feet to the **POINT OF BEGINNING**. Containing 27.25 acres, more or less.



EXHIBIT __
DESCRIPTION FOR
THE 10 AT MERIDIAN
CITY OF MERIDIAN ZONE R-40

A portion of land located in the NE1/4 of the NE1/4 of Section 15, T.3N., R.1W., B.M., City of Meridian, Ada County, Idaho more particularly described as follows:

Commencing at NE corner of said Section 15 from which the N1/4 corner of said Section 15 bears North 89°15'23" West, 2640.72 feet;

thence along the East boundary line of said Section 15 South 00°33'16" West, 1,329.09 feet to the N1/16 corner of said Section 15;

thence along the South boundary line of the NE1/4 of the NE1/4 of said Section 15 North 89°15'02" West, 20.27 feet the **REAL POINT OF BEGINNING**;

thence continuing along said South boundary line North 89°15'02" West, 1,300.91 feet to the NE1/16 of said Section 15;

thence along the West boundary line of NE1/4 of the NE1/4 of said Section 15 North 00°35'22" East, 1,018.91 feet;

thence leaving said West boundary line South 42°58'44" East, 723.60 feet;

thence 131.19 feet along the arc of curve to the left, said curve having a radius of 500.00 feet, a central angle of 15°02'00" and a long chord which bears South 50°29'44" East, 130.81 feet;

thence South 58°00'44" East, 371.54 feet;

thence South 60°22'50" East, 293.40 feet;

thence South 57°06'08" East, 149.94 feet to the **REAL POINT OF BEGINNING**.
Containing 13.04 acres, more or less.

