

## EXHIBIT "A"

### LEGAL DESCRIPTION

#### 0.36 ACRE SURPLUS RIGHT-OF-WAY TRACT

Being a 0.36 acre tract of land situated in the J. M. Froman Survey, Abstract No. 47, City of Willow Park, Parker County, Texas consisting of surplus right-of-way for Bankhead Highway, a public roadway located within the City of Willow Park, Texas.

Commencing at a point in the east line of Existing Bankhead Highway, said point being a found 'X' cut in concrete for the southeast corner of Lot 3, Block 1, Porter Addition, an addition to the City of Willow Park, Texas as recorded in Cabinet F, Slide 54, Plat Records Parker County, Texas.

Thence North  $47^{\circ}03'51''$  West with the east line of Bankhead Highway a distance of 142.36 feet to a set 1/2 inch iron rod for the Point of Beginning, said point being the beginning of a curve to the left having a radius of 330.00 feet, a central angle of  $38^{\circ}41'09''$ , and a long chord that bears North  $72^{\circ}07'50''$  West a distance of 218.61 feet;

Thence along said curve to the left and proposed north line of Bankhead Drive an arc distance of 222.81 feet to a set 1/2 inch iron rod for the beginning of a corner clip;

Thence North  $51^{\circ}04'30''$  West a distance of 29.66 feet to a set 1/2 inch iron rod in the proposed east line of Eagle Drive;

Thence North  $08^{\circ}56'23''$  West with the proposed east line of Eagle Drive a distance of 205.70 feet to a set 1/2 inch iron rod, said point also being in the east line of existing Bankhead Highway, said point being the beginning of a curve to the left having a radius of 270.00 feet, a central angle of  $30^{\circ}18'55''$ , and a long chord that bears South  $31^{\circ}54'23''$  East a distance of 141.20 feet;

Thence along said curve to the left and existing east line of Bankhead Drive an arc distance of 142.86 feet to a set 1/2 inch iron rod;

Thence South  $47^{\circ}03'51''$  East with the existing east line of Bankhead Drive a distance of 259.17 feet to the Point of Beginning and Containing 0.36 acres, 15,678 square feet of land, more or less.