

EXHIBIT "B"

SUB LEASE DESCRIPTION
PROJECT NO. TL2004-078

STATE OF TEXAS
COUNTY OF ROCKWALL

BEING a tract of land situated in the City of Dallas Takeline Area and being a portion of a tract of land leased to the City of Rockwall and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I." at the most northwesterly corner of LOT 18, BLOCK A of STONEBRIDGE MEADOWS PHASE 5, an addition to the City of Rockwall as recorded in Cabinet A, Page 388 of the Plat Records of Rockwall County, Texas (PRRCT);

THENCE along the westerly line of said LOT 18, BLOCK A South 19 deg 06 min 39 sec East a distance of 100.00 feet to a 1/2 inch iron rod found for corner at the most southwesterly corner of said LOT 18, BLOCK A;

THENCE departing the westerly line of said LOT 18, BLOCK A South 70 deg 53 min 21 sec West passing a 3 1/2 inch Aluminum Monument stamped "CITY OF ROCKWALL LAKE RAY HUBBARD SUB LEASE MARKER 2004" at a distance of 312.35 feet, continuing in all a distance of 322.42 feet to a point for corner in the 435.5 contour line as defined at the time of the survey;

THENCE along the meanders of said 435.5 contour line in a northwesterly direction a distance of 107.6 feet to a point for corner;

THENCE departing said 435.5 contour line North 70 deg 53 min 21 sec East passing a 3 1/2 inch Aluminum Monument stamped "CITY OF ROCKWALL LAKE RAY HUBBARD SUB LEASE MARKER 2004" at a distance of 10.17 feet, continuing in all a distance of 354.65 feet to the POINT OF BEGINNING;

CONTAINING within these metes and bounds 0.775 acres or 33,744 square feet of land, more or less. This Sub Lease description was prepared from an actual on the ground survey performed in the field from January 2004 to December 2004 and is subject to change due to natural and / or man made changes after the survey.

PROJECT NO. TL2004-078
LOT 18, BLOCK A
305 STONEBRIDGE DRIVE
ROCKWALL, TEXAS