

EXHIBIT "A"

435.5 CONTOUR LINE
AS DEFINED AT THE
TIME OF THE SURVEY

438 CONTOUR LINE
AS DEFINED AT THE
TIME OF THE SURVEY

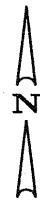
LAKE
RAY
HUBBARD

0.286 ACRES
(12,459 SQ. FT.)

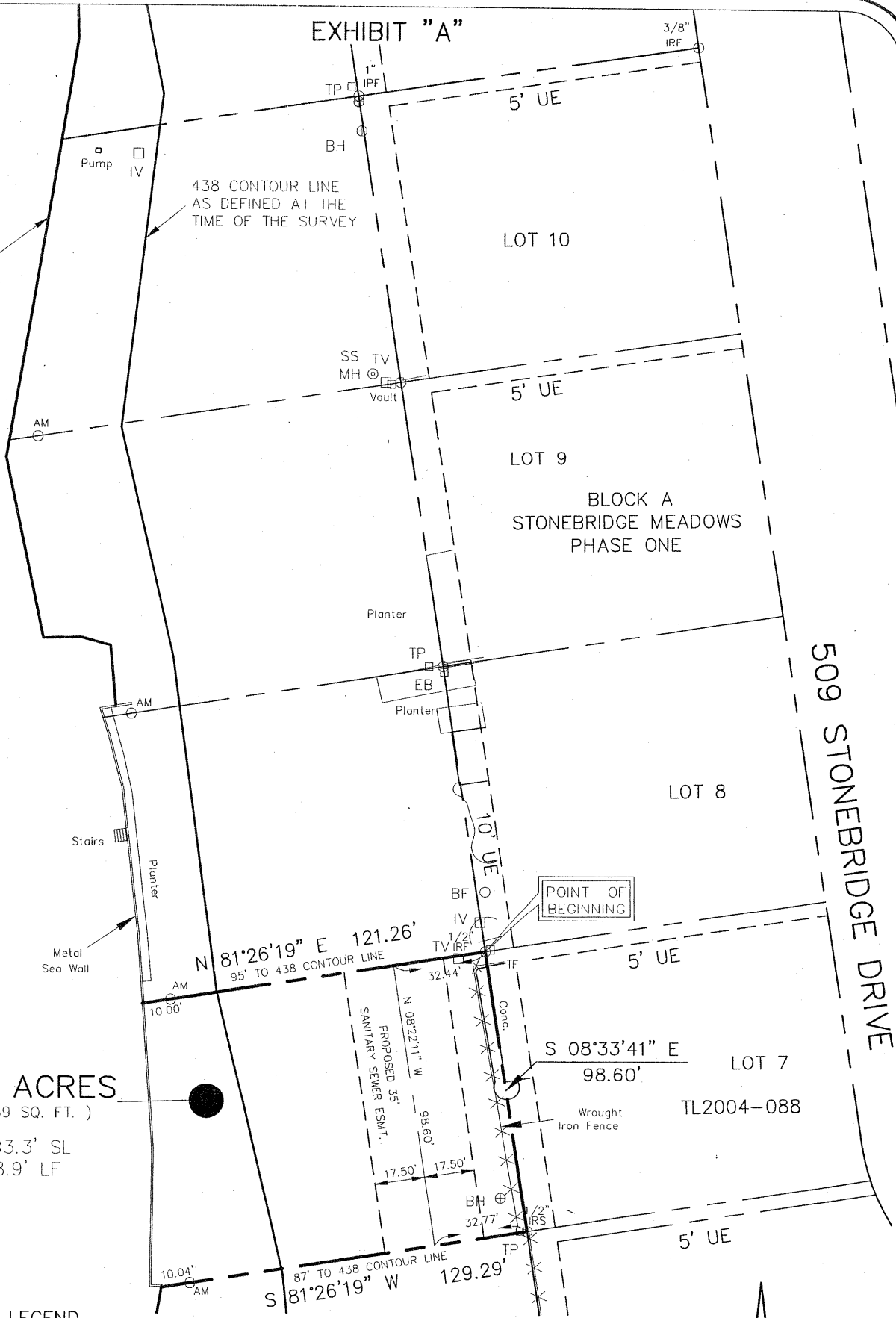
103.3' SL
98.9' LF

LEGEND

- AM = 3.5" Aluminum Monument
Stamped "CITY OF ROCKWALL
LAKE RAY HUBBARD SUB LEASE
MARKER 2004"
- SL = Shoreline Length at the time of Survey
- LF = Lineal Feet at the time of Survey

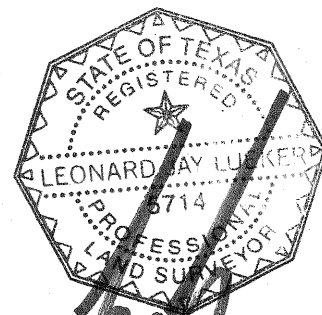


Scale 1"=50'



PROJECT NO. TL2004-088
LOT 7, BLOCK A
509 STONEBRIDGE DRIVE
ROCKWALL, TEXAS

I, the undersigned, hereby certify that the survey map heron, and accompanying description, depicts and describes the results of a survey, made on the ground between January 2004 and December 2004. And to the best of my knowledge and belief, is a depiction and description of the property surveyed. The Surveyor has not abstracted the record title and / or easements of the subject property and prepared this survey without the benefit of a title commitment and assumes no liability for easements, reservations, and restrictions that may be of record. This property is subject to change due to natural and / or man made changes.



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DATE : May 05

EXHIBIT "B"

SUB LEASE DESCRIPTION
PROJECT NO. TL2004-088

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 found for the most northwesterly corner of LOT 7, BLOCK A of STONEBRIDGE MEADOWS PHASE ONE, an addition to the City of Rockwall;

THENCE along the westerly line of said LOT 7, BLOCK A South 08 deg 33 min 41 sec East a distance of 98.60 feet to a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I." for corner at the most southwesterly corner of said LOT 7, BLOCK A;

THENCE departing the westerly line of said LOT 7, BLOCK A South 81 deg 26 min 19 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 119.25 feet, continuing in all a distance of 129.29 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 northerly direction a distance of 103.3 feet to a point for corner;

THENCE departing said 435.5 contour line North 81 deg 26 min 19 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 10.00 feet, continuing in all a distance of 121.26 feet to the POINT OF BEGINNING;

CONTAINING within these metes and bounds 0.286 acres or 12,459 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.

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LOT 7, BLOCK A
509 STONEBRIDGE DRIVE
ROCKWALL, TEXAS