

EXHIBIT "B"

SUB LEASE DESCRIPTION
PROJECT NO. TL2004-190

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 40, BLOCK F of HILLSIDE PHASE 5 AT THE SHORES, an addition to the City of Rockwall as recorded in Cabinet D, Page 323 of the Plat Records of Rockwall County, Texas (PRRCT);

THENCE along the westerly line of said LOT 40, BLOCK F South 06 deg 55 min 43 sec East a distance of 65.00 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 40, BLOCK F;

THENCE departing the westerly line of said LOT 40, BLOCK F South 83 deg 04 min 17 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 414.25 feet, continuing in all a distance of 424.20 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 70.6 feet to a point for corner;

THENCE departing said 435.5 contour line North 83 deg 04 min 17 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 10.05 feet, continuing in all a distance of 398.36 feet to the POINT OF BEGINNING;

CONTAINING within these metes and bounds 0.611 acres or 26,613 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 40, BLOCK F
1480 COASTAL DRIVE
ROCKWALL, TEXAS