

**Exhibit "A"**

**BEING** a tract of land out of the John L. Whitman Survey, Abstract Number 1521, in Dallas County, Texas, and being that same tract of land described by deed to Beltline Properties, LLC, as recorded under Document Number 201600361918, Official Public Records, Dallas County, Texas, (O.P.R.D.C.T.), the subject tract being more particularly described by metes and bounds as follows (bearings are based on State Plane Coordinate System, Texas North Central Zone (4202) North American Datum of 1983 (NAD '83)):

**BEGINNING** at an "X" cut set in concrete for the westernmost northwest corner of said Beltline Properties tract and the herein described tract, same being the southwest corner of the south right-of-way of East Dividend Drive, having a 90.00 foot right-of-way (200900100537);

**THENCE** North 44 degrees 29 minutes 25 seconds East, with the south right-of-way of said East Dividend Drive, a distance of 21.22 feet to a 1/2 inch rebar with pink cap stamped, "BARTON CHAPA" set (hereinafter called "capped rebar set") for the northernmost northwest corner thereof;

**THENCE** North 89 degrees 29 minutes 25 seconds East, with the south right-of-way of said East Belt Dividend Drive, a distance of 605.00 feet to a capped rebar set for the southeast corner thereof, same being the northeast corner of said Beltline Properties tract;

**THENCE** South 00 degrees 30 minutes 35 seconds East, with the east line of said Beltline Properties tract, a distance of 1,019.33 feet to a capped rebar set at the northeast corner of a tract of land described by deed to Plaza Lodging, LLC, as recorded under Document Number 201600297271, (O.P.R.D.C.T.);

**THENCE** South 89 degrees 09 minutes 16 seconds West, with the north line of said Plaza Lodging tract, a distance of 397.39 feet to a 5/8 inch rebar found for the northwest corner thereof;

**THENCE** South 00 degrees 50 minutes 40 seconds East, with the west line of said Plaza Lodging tract, a distance of 437.33 feet to a point for the southeast corner of said Beltline Properties tract, from which a 5/8 inch rebar with cap stamped, "RPLS 4804" found bears South 01 degrees East, a distance of 2.31 feet;

**THENCE** with the south and west lines of said Beltline Properties tract, the following calls:

1. South 89 degrees 29 minutes 25 seconds West, a distance of 195.18 feet to a capped rebar set;
2. North 45 degrees 30 minutes 35 seconds West, a distance of 42.43 feet to a capped rebar set;
3. North 00 degrees 30 minutes 35 seconds West, a distance of 1,413.97 feet to the **POINT OF BEGINNING** and enclosing 16.766 acres (730,325 square feet) of land, more or less.