

Exhibit A - Legal Description

LOT 3

BEING that certain tract of land in the City of Grand Prairie, located in D.R. Cameron Survey, Abstract No. 295, and being a portion of that certain tract of land conveyed to FRC/AC Grand Prairie Arkansas, LLC, by Special Warranty Deed recorded in Instrument Number 201600249204, Deed Records, Dallas County, Texas, and being particularly described as follows;

COMMENCING at a 1/2 inch iron rod with yellow cap found for the north end of a corner clip at the southeast intersection of Arkansas Lane (a variable width right of way) and State Highway 161 (a variable width right of way);

THENCE North 89 deg. 54 min. 06 sec. East, along the common line of said FRC/AC tract and said Arkansas Lane, a distance of 295.14 feet to a point for the northwest corner of the herein described tract, same being the POINT OF BEGINNING;

THENCE North 89 deg. 54 min. 06 sec. East, continuing along the common line of said FRC/AC tract and said Arkansas Lane, a distance of 225.12 feet to an "X" cut set for the northeast corner of the herein described tract, same being the northeast corner of said FRC/AC tract, same being the northwest corner Block A of Brookfield North Phase One, an Addition to the City of Grand Prairie, Dallas County, Texas, by map recorded in Volume 2003152, Page 124, Map Records, Dallas County, Texas;

THENCE South 00 deg. 02 min. 43 sec. West, along the common line of said FRC/AC tract and said Block A, a distance of 337.64 feet to a point for the Southeast corner of the herein described tract;

THENCE through the interior of said FRC/AC tract as follows:

South 89 deg. 40 min. 13 sec. West, a distance of 222.91 feet to a point for the Southwest corner of the herein described tract;

North 00 deg. 19 min. 47 sec. West, a distance of 338.55 feet to a point for THE POINT OF BEGINNING and containing 75,739square feet or 1.739 acres of computed land, more or less.