

EXHIBIT A

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

The portion of Northeast quarter of the Northwest quarter of Section 17, Township 12 North, Range 20 East, Mount Diablo Base and Meridian, particularly described as follows:

Commencing at the Northeast corner of said Section 17, thence South 89°40'46" West a distance of 2,638.34 feet to a point on the South right of way line of Centerville Lane (County Road); thence South 89°36'30" West along said South right of way line a distance of 301.64 feet to the True Point of Beginning; thence continuing along the South right of way line of said Centerville Lane South 89°36'30" West a distance of 181.64 feet; thence leaving said right of way line South 00°23'30" East a distance of 360.54 feet; thence North 89°36'30" East a distance of 181.64 feet to a point on the West line of a roadway and utility easement; thence North 00°23'30" West along the West line of said easement a distance of 360.53 feet to the True Point of Beginning.

Excepting therefrom, all that portion of said land, more particularly described as follows, to wit:

Commencing at the Northeast corner of said Section 17, proceed South 89°40'46" West, 2,638.34 feet, and South 89°36'30" West, 301.64 feet along the Southerly boundary of Centerville Lane, to a point; thence South 0°23'30" East, 344.19 feet, along the Westerly boundary of a 60 feet wide public street easement, to the TRUE POINT OF BEGINNING, which is the Northeast corner of the parcel; thence South 0°23'30" East, 16.34 feet, along said Westerly street boundary, to the Southeast corner of the parcel; thence South 89°36' 30" West, 28.10 feet, to the Southwest corner of the parcel; thence North 0°23'30" West, 16.34 feet to the Northwest corner of the parcel; thence North 89°36'30" East, 28.10 feet, to the POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM an undivided one-half interest in and to all oil, gas, petroleum, naphtha other hydro-carbon substances and minerals whatsoever kind and nature in, upon, or beneath the property herein above described together with right of entry and incidental rights as reserved in the Deed from the Federal Land Bank of Berkeley to William J. Hellwinkel, et al recorded April 4, 1941, in Book W of Deeds at Page 37.

A.P.N. 27-040-02

*per NRS 111.312 Doc # 436396 Book 499 Page 130 Date 4/1/98.
legal description.*