

NW SE
SW SE
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NE SW

EXHIBIT 'A'

A TRACT OF LAND LOCATED IN THE SE1/4 OF SECTION 7, AND ALSO THE SW1/4 OF SECTION 7, ALL LOCATED IN TOWNSHIP 14 NORTH, RANGE 11 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SW1/4 OF SECTION 7, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID SE1/4 OF SECTION 7; THENCE S87°14'05"W (ASSUMED BEARING) ALONG THE SOUTH LINE OF SAID SW1/4 OF SECTION 7, A DISTANCE OF 1234.00 FEET; THENCE N01°57'41"W, A DISTANCE OF 2647.99 FEET TO A POINT ON THE NORTH LINE OF SAID SW1/4 OF SECTION 7; THENCE N87°14'48"E ALONG SAID NORTH LINE OF THE SW1/4 OF SECTION 7, A DISTANCE OF 1234.00 FEET TO THE NORTHEAST CORNER OF SAID SW1/4 OF SECTION 7, SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID SE1/4 OF SECTION 7; THENCE N87°14'41"E ALONG SAID NORTH LINE OF THE SE1/4 OF SECTION 7, A DISTANCE OF 560.03 FEET TO THE NORTHWEST CORNER OF LOT 121, FALLING WATERS, A SUBDIVISION LOCATED IN SAID SE1/4 OF SECTION 7; THENCE SOUTHERLY ALONG THE WESTERLY LINE OF SAID FALLING WATERS ON THE FOLLOWING DESCRIBED COURSES; THENCE S02°51'39"E, A DISTANCE OF 163.55 FEET; THENCE SOUTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 175.50 FEET, A DISTANCE OF 48.16 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S79°16'38"W, A DISTANCE OF 48.01 FEET; THENCE S02°51'39"E, A DISTANCE OF 663.28 FEET; THENCE S80°41'01"W, A DISTANCE OF 408.78 FEET; THENCE S09°18'59"E, A DISTANCE OF 190.00 FEET; THENCE N80°41'01"E, A DISTANCE OF 18.51 FEET; THENCE S09°18'59"E, A DISTANCE OF 171.70 FEET; THENCE S24°12'20"E, A DISTANCE OF 112.39 FEET; THENCE S36°57'50"E, A DISTANCE OF 76.99 FEET; THENCE S45°38'14"W, A DISTANCE OF 135.00 FEET; THENCE S44°28'39"W, A DISTANCE OF 50.01 FEET; THENCE S37°07'35"W, A DISTANCE OF 164.45 FEET; THENCE S50°53'25"E,

A DISTANCE OF 105.90 FEET; THENCE S57°38'30"E, A DISTANCE OF 80.16 FEET; THENCE S59°07'17"E, A DISTANCE OF 66.54 FEET; THENCE S61°19'25"E, A DISTANCE OF 85.77 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF 198TH STREET, SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF LOT 159, SAID FALLING WATERS; THENCE S58°23'23"E ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF 198TH STREET, A DISTANCE OF 64.57 FEET TO THE SOUTHWESTERLY CORNER OF LOT 160, SAID FALLING WATERS; THENCE S58°09'16"E ALONG THE SOUTHERLY LINE OF SAID LOT 160, FALLING WATERS, A DISTANCE OF 132.34 FEET TO THE SOUTHERLY CORNER OF SAID LOT 160, FALLING WATERS; THENCE EASTERLY ALONG THE SOUTHERLY LINE OF SAID FALLING WATERS ON THE FOLLOWING DESCRIBED COURSES; THENCE N36°09'07"E, A DISTANCE OF 596.50 FEET; THENCE N72°42'22"E, A DISTANCE OF 38.37 FEET; THENCE N87°15'05"E, A DISTANCE OF 407.74 FEET; THENCE S02°44'55"E, A DISTANCE OF 138.09 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF 195TH STREET, SAID POINT ALSO BEING THE SOUTHERLY CORNER OF OUTLOT "C", SAID FALLING WATERS; THENCE S55°09'59"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID 195TH STREET, A DISTANCE OF 80.00 FEET; THENCE SOUTHERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 310.00 FEET, A DISTANCE OF 321.58 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S05°06'57"W, A DISTANCE OF 307.35 FEET; THENCE SOUTHERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 340.00 FEET, A DISTANCE OF 129.52 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S13°41'19"E, A DISTANCE OF 128.74 FEET; THENCE S02°46'30"E, A DISTANCE OF 537.59 FEET TO A POINT ON THE SOUTH LINE OF SAID SE1/4 OF SECTION 7; THENCE S87°13'30"W ALONG SAID SOUTH LINE OF THE SE1/4 OF SECTION 7, A DISTANCE OF 1346.27 FEET TO THE POINT OF BEGINNING, EXCEPT COUNTY ROAD RIGHT OF WAY ON THE SOUTH 50 FEET.