

**EXHIBIT A**  
**LEGAL DESCRIPTION**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED **SCOTTSDALE**, IN THE COUNTY OF **MARICOPA**, STATE OF **ARIZONA**, AND IS DESCRIBED AS FOLLOWS:

All that portion of Tract 23, STATE PLAT NO. 16, CORE SOUTH, according to the plat of record in Book 324 of Maps, page 50, of the Official Records of Maricopa County, Arizona, situated in that portion of the Southeast quarter of the Southeast quarter of Section 31, Township 4 North, Range 5 East of the Gila and Salt River Meridian, lying Easterly of the East right of way of 94<sup>th</sup> Street as recorded in Instrument No. 2005-0728632 of the Official Records of Maricopa County, Arizona, more particularly described as follows:

BEGINNING at the Southeast corner of said Section 31, being marked by a 3-inch City of Scottsdale brass cap flush with the median of East Bell Road, from which the South quarter corner of said Section 31, being a 3-inch Maricopa County brass cap flush with the median of East Bell Road bears South 89° 58' 01" West, a distance of 2643.80 feet;

THENCE along the South line of the Southeast quarter of said Section 31, South 89° 58' 01" West, a distance of 1289.53 feet to the Southerly prolongation of the East right-of-way line of said 94<sup>th</sup> Street;

THENCE along said East line and its southerly prolongation, North 00° 02' 55" West, a distance of 1320.82 feet to the North line of the Southeast quarter of the Southeast quarter of said Section 31;

THENCE along said North line, North 89° 58' 02" East, a distance of 1288.48 feet to the Northeast corner of the Southeast quarter of the Southeast quarter of said Section 31;

THENCE along the East line of the Southeast quarter of the Southeast quarter of said Section 31, South 00° 05' 38" East, a distance of 1320.82 feet to the POINT OF BEGINNING;

EXCEPTING THEREFROM the South 65 feet for use as a public right of way.

AND EXCEPT all oil, gas and other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossils, fertilizer of every name and description, together with all uranium, thorium, or any other material which his or may be determined by the laws of the United States, or of this state, or decisions of court, to be peculiarly essential to the production of fissionable materials, whether or not of a commercial value, as reserved to the State of Arizona in the Patent recorded November 1, 2005 in Recording No. 20051651323, records of Maricopa County, Arizona.

APN: **215-07-023C**