



Exhibit “A”

TBD E. McNeese St. Lake Charles, LA 70607

Legal Description:

All that certain tract or parcel of land containing, 11.64 Acres, more or less, and being all of Lots 4–19, and a portion of Lots 3 and 20 of Block B, all of Lots 14–21, and a portion of Lots 13, and 22–29 of Block C, all of Lots 1–4, 39–42 and a portion of Lots 5 and 38 of Block D, all of Lots 1–4, and a portion of Lots 5, and 36–39 of Block E and abandoned portions of East McCall Street, Carolyn Street, and Fourth Avenue, part of Oak manor as per plat prepared by D. W. Jessen, C. E., dated November 17, 1959, as recorded in Plat Book 11, Page 91 of the records of Calcasieu Parish, Louisiana, and being situated in the South Half of the South Half of the Northwest Quarter of Section 21, Township 10 South, Range 8 West of the Louisiana Meridian, Southwestern Land District, Calcasieu Parish, Louisiana, and being more particularly described by metes and bounds as follows;

Commencing at the Southeast Corner of the South Half of the Southeast Quarter of the Northwest Quarter of Section 21, Township 10 South, Range 8 West of the Louisiana Meridian, Southwestern Land District, Calcasieu Parish, Louisiana same being a point at the approximate intersection of East McNeese Street and 5th Avenue; thence North 89 degrees 46 minutes 19 seconds West, along the approximate centerline of said McNeese Street and the South line of said Southeast Quarter of the Northwest Quarter of Section 21, for a distance of 1050.00 feet to a point; thence leaving said South line of Southeast Quarter of Northwest Quarter, run North 00 degrees 08 minutes 35 seconds East for a distance of 44.12 feet to a found 5/8 inch iron rod with cap on the North right-of-way line of McNeese Street and the Point of Beginning of herein described tract; thence North 89 degrees 46 minutes 14 seconds West, along said North right-of-way line of McNeese Street, for a distance of 844.16 feet to a set 5/8 inch iron rod with cap stamped Collins PLS 4390 at the Southeast corner of a tract conveyed to LeBlanc & Swift Properties, LLC, as recorded in Conveyance Book 3449, Page 729 of the records of Calcasieu Parish, Louisiana; thence leaving said North right-of-way line of McNeese Street, run North 00 degrees 06 minutes 14 seconds East, along the East line of said tract conveyed to LeBlanc & Swift Properties, LLC, for a distance of 600.65 feet (record, 600.3 feet, more or less) to a set 5/8 inch iron rod with cap stamped Collins PLS 4390 at the Northeast corner of said tract conveyed to LeBlanc & Swift Properties, LLC and being a point in the center of the now abandoned Carolyn Street; thence leaving said East line of said tract conveyed to LeBlanc & Swift Properties, LLC, run South 89 degrees 38 minutes 53 seconds East, along said centerline of the now abandoned Carolyn Street, for a distance of 846.76 feet to a found 5/8 inch iron rod with cap at the Northwest corner of tract conveyed to McNeese Street Property Rental Company, LLC as described in a Cash Warranty Deed recorded in Conveyance Book 3370, Page 464 of the Records of Calcasieu Parish, Louisiana; thence South 00 degrees 08 minutes 35 seconds West (record, South 00 degrees 25 minutes 13 seconds West), along the West line of said tract conveyed to McNeese Street Property Rental Company, LLC, for a distance of 598.83 feet (record, 598.57 feet) to the Point of Beginning, Containing 11.64 Acres, more or less. Being subject to any rights-of-way, servitudes or easements, both recorded and unrecorded, visible or invisible.