

EXHIBIT A

Lot 3 of Moejan Minor Subdivision.

Together With a 60 foot wide Right-Of-Way for ingress and egress purposes, the centerline of which is described as follows: Beginning at a point on the South edge of Section 9, Township 14 South, Range 93 West, 6th P.M., said point also being a County Road designated as N Road, from whence the SE Corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 9 bears North 20°39' West a distance of 1,410.0 feet and considering the East line of said NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ to bear South 00°12' West and all other bearings relative thereto; thence North 02°20' West, 201.5 feet; thence North 06°41' West, 302.5 feet; thence North 14°10' West, 76.8 feet; thence North 26°16' West, 170.6 feet; thence North 34°29' West, a distance of 648.7 feet more or less to the East line of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 9, County of Delta, State of Colorado

Together with, without warranty, all water and water rights, all ditch and ditch rights, reservoir and reservoir rights including, but not limited to One Upper Surface Creek Domestic Water Users Association Water Tap and 50 shares of The Overland Ditch and Reservoir Company.