

EXHIBIT A

Township 9 South, Range 37 E.B.M., Bannock County, Idaho, Section 22: Lots 6, 7 (Tax 61) and 8 (Tax 13), South $\frac{1}{4}$ Southeast $\frac{1}{4}$, South $\frac{1}{2}$ Southwest $\frac{1}{4}$, except, Oregon Short Line Railroad Right of Way, as described in Deeds from P.N. Monson and Augusta L. Monson, husband and wife, to Oregon Short Line Railroad Company, recorded October 14 1912, as Instrument No. 25484, and Deed Recorded January 4, 1913, as Instrument No. 26530, Records of Bannock County, Idaho.

Also except: All that land lying North and West of the Portneuf Marsh Valley Canal in said Lots 7 and 8. Section 26: West $\frac{1}{2}$ Northwest $\frac{1}{4}$, excepting that portion lying and being East of the Yopaz irrigation ditch, as same now exists in Section 26.

Section 27: Northeast $\frac{1}{4}$ Northeast $\frac{1}{4}$, West $\frac{1}{2}$ Northeast $\frac{1}{4}$, East $\frac{1}{2}$ Northwest $\frac{1}{4}$ and Southeast $\frac{1}{4}$ Northeast $\frac{1}{4}$, excepting that portion lying South and East of the Sublett Road, a county road as now exist in Section 27.

Excepting therefrom:

Parcel No. 34.5, Parcel ID. No. 0042562, according to the Right of way Plat of Project No. NH-1480 (117) filed for record in the office of the County Recorder of Bannock County, Idaho, on the 3rd day of November, 2003 under Instrument No. 20329643; being a portion of the SE1/4SE1/4 of Section 22, Township 9 South, Range 37 East, Boise Meridian, Idaho.

Also excepting:

Parcel No. 34, Parcel ID. No. 0042547, according to the Right of way Plat of Project No. NH-1480 (117) filed for record in the office of the County Recorder of Bannock County, Idaho, on the 3rd day of November, 2003 under Instrument No. 20329643; being a portion Government Lot 6, the SW1/4SE1/4 and the SE1/4SE1/4 of Section 22, Township 9 South, Range 37 East, Boise Meridian, Idaho

Also excepting:

A tract of land located in Government Lots 3 and 7, of Section 22, Township 9 South, Range 37 East, Boise Meridian, Bannock County, Idaho, and more particularly described as follows:

Commencing at a Bannock County brass monument, representing the Northwest corner of Section 22, Township 9 South, Range 37 East, Boise Meridian; thence along the Northerly line of Section 22, North $89^{\circ}56'46''$ East, 384.428 meters (1261.25) feet; thence leaving said Northerly line of Section 22, South $0^{\circ}03'14''$ East, 809.543 meters (2655.98 feet); thence North $89^{\circ}56'45''$ East, 56.946 meters (186.83 feet) to a point, said point being 21.610 meters (70.90 feet) left of Project Centerline Station 177+22.463, and the True Point of Beginning;

Thence North $56^{\circ}57'29''$ East, 18.575 meters (60.94 feet);

Thence North $6^{\circ}43'25''$ West, 3.600 meters (11.81 feet);

Thence South $67^{\circ}56'35''$ East, 98.642 meters (323.63 feet);

Thence South $86^{\circ}22'41''$ East, 31.623 meters (103.75 feet);

Thence South $70^{\circ}44'42''$ East, 65.778 meters (215.81 feet);

Thence South $86^{\circ}53'14''$ West, 95.958 meters (314.82 feet) to a point on the Northerly right of way boundary of existing Highway U.S. 30;

Thence along the Northerly right of way boundary of existing Highway U.S. 30, North $67^{\circ}54'46''$ West, 34.146 meters (112.03 feet);

Thence North $22^{\circ}05'14''$ East, 9.144 meters (30.00 feet);

Thence North $67^{\circ}54'46''$ West, 82.248 meters (269.84 feet) to the True Point of Beginning.

Also excepting:

A parcel of land located in Government Lots 6 and 7, of Section 22, Township 9 South, Range 37 East, Boise Meridian, Bannock County, Idaho, and more particularly described as follows:

Commencing at a granite stone, representing the Southwest corner of Section 22, Township 9 South, Range 37 East, Boise Meridian; thence along the Southerly line of Section 22, South $89^{\circ}33'50''$ East, 589.676 meters (1934.63 feet); thence leaving said Southerly line of Section 22, North $0^{\circ}26'10''$ East, 648.456 meters (2127.48 feet) to a point, said point being 12.367 meters (40.57 feet) left of Project Centerline Station 179+10.439, and the True Point of Beginning;

thence along the Southerly right of way line of the Union Pacific Railroad, North $86^{\circ}53'14''$ East, 43.723 meters (143.45 feet);

Thence continuing along said Southerly right of way line, through a spiral curve to the right defined as follows: (having a spiral arc length of 63.439 meters (208.13 feet), having a main curve radius of 857.994 meters (2814.94 feet), a theta angle of $2^{\circ}07'05''$, a long tangent of 42.296 meters (138.77 feet), a short tangent of 21.149 meters (69.39 feet) and a long chord bearing North $87^{\circ}35'36''$ East, 63.435 meters (208.12 feet);

Thence along a 857.994 meter (2814.94 feet) radius curve to the right, having a central angle of $1^{\circ}17'10''$, an arc distance of 19.259 meters (63.19 feet); subtended by a chord bearing North $89^{\circ}38'55''$ East, 19.260 meters (63.19 feet);

Thence South $0^{\circ}17'30''$ West, 22.860 meters (75.00 feet);

Thence leaving said right of way line, South $70^{\circ}24'43''$ East, 155.655 meters (510.68 feet);

Thence South $56^{\circ}56'25''$ East, 109.950 meters (360.73 feet) to a point on the Northerly right of way boundary of existing Highway U.S. 30;

Thence along the Northerly right of way boundary of existing Highway U.S. 30, through a 1725.247 meter (5660.25 feet) radius curve to the right, having a central angle of $8^{\circ}01'36''$ an arc distance of 241.691 meters (792.95 feet), subtended by a chord bearing North $71^{\circ}55'34''$ West, 241.494 meters (792.30 feet);

Thence North $67^{\circ}54'46''$ West, 146.123 meters (479.40 feet) to the True Point of Beginning.

Also excepting:

A tract of land located in Government Lots 6 of Section 22, Township 9 South, Range 37 East, Boise Meridian, Bannock County, Idaho, and more particularly described as follows:

Commencing at a stone, representing the South Quarter corner of Section 22, Township 9 South, Range 37 East, Boise Meridian; thence along the longitudinal centerline of Section 22, North $0^{\circ}08'54''$ East, 501.050 meters (1643.86 feet), thence leaving said longitudinal centerline of Section 22, South $89^{\circ}51'06''$ East 70.177 meters (230.24 feet) to a point on the Southerly right of way boundary of existing Highway U.S. 30, said point being 23.536 meters (77.22 feet) right of Project Centerline Station 182+20.000, and the True Point of Beginning;

Thence along the Southerly right of way boundary of existing Highway U.S. 30, through a 1767.919 meter (5800.25 feet) radius curve to the left, having a central angle of $5^{\circ}41'09''$, an arc distance of 175.440 meters (575.59 feet), subtended by a chord bearing South $76^{\circ}05'11''$ East, 175.368 meters (575.35 feet),

Thence South $78^{\circ}55'46''$ East, 168.805 meters (553.82 feet),

Thence leaving said Southerly right of way boundary of existing Highway U.S. 30, South $0^{\circ}00'06''$ East, 15.181 meters (49.81 feet),

Thence North $78^{\circ}31'51''$ West, 313.668 meters (1029.09 feet),

Thence North $46^{\circ}06'55''$ West, 39.518 meters (129.65 feet), to the True Point of Beginning;

Together with the following easement:

Three 6.2 meter (Approximately 20.3 feet) wide field approaches located at approximate centerline station 177+63 left, 185+40, and 183+36 right, per the above reference Highway Survey, located in Government Lot 6, of Section 22, Township 9 South, Range 37 East, Boise Meridian, Bannock County, Idaho..

Parcels RPR 4225009508
RPR 4225009509
RPR 4225014401
RPR 4225014402