

EXHIBIT A

LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF PARCEL 1 AND PARCEL 6 OF THOSE LANDS DESCRIBED IN EXHIBIT 'f' OF THAT CERTAIN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA. ALL LYING IN SECTIONS 19 AND 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST IN MARTIN COUNTY, FLORIDA; THENCE S89°52'47"E ALONG THE NORTH LINE OF SAID SECTION 30, A DISTANCE OF 60.02 FEET THE POINT OF BEGINNING; THENCE CONTINUE S89°52'47"E ALONG SAID NORTH LINE OF SECTION 30, A DISTANCE OF 40.06 FEET TO AN INTERSECTION WITH THE EAST LINE OF PARCEL 2, AS DESCRIBED IN OFFICIAL RECORDS BOOK 1901, PAGE 220, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE N00°07'03"W ALONG SAID EAST LINE OF PARCEL 2, A DISTANCE OF 546.49 FEET TO AN INTERSECTION WITH THE NORTHEASTERLY LINE OF SAID PARCEL 2; THENCE N55°50'57"W ALONG SAID NORTHEASTERLY LINE, A DISTANCE OF 36.49 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF ACCESS ROAD "A", AS DESCRIBED IN OFFICIAL RECORDS BOOK 2130, PAGE 2056, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA AND THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S79°10'05"W, A RADIAL DISTANCE OF 465.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 11°41'57", A DISTANCE OF 94.95 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF ACCESS ROAD "A" FOR INTERSTATE 95 PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SECTION NO 89095-2414, FOR INTERSTATE 95, SHEET 12 OF 17, LAST UPDATED ON 6-14-84; THENCE S55° 51'01"E ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 3665.16 FEET; THENCE S59°09'05"W A DISTANCE OF 2202.53 FEET TO AN INTERSECTION WITH THE NORTHEASTERLY LINE OF THE PLAT OF DRESSAGE ESTATES, AS RECORDED IN PLAT BOOK 16, PAGE 24, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE ALONG SAID NORTHEASTERLY LINE FOR THE FOLLOWING TWO (2) COURSES; (1) N30°50'55"W A DISTANCE OF 1468.74 FEET; (2) N32°41'50"W A DISTANCE OF 683.37 FEET TO AN INTERSECTION WITH THE AFOREMENTIONED EAST LINE OF PARCEL 2, AS DESCRIBED IN OFFICIAL RECORDS BOOK 1901, PAGE 220; THENCE N00°07'36"W ALONG SAID EAST LINE OF PARCEL 2, A DISTANCE OF 693.14 FEET TO THE POINT OF BEGINNING.

CONTAINING 99.81 ACRES, MORE OR LESS.

SAID PARCEL BEING SUBJECT TO ANY/ALL EASEMENTS, RESERVATIONS,
DEDICATIONS OR RESTRICTIONS.

PARCEL ID: 19-38-40-000-000-00011-3