

EXHIBIT "A"

I. LEGAL DESCRIPTION OF REAL ESTATE:

Situated, lying and being in the 1st Civil District of Clay County, Tennessee, and more particularly described as follows, to-wit:

TRACT 2

Beginning on a new iron pin at the east margin of New Hope Road, being the southernmost point in the boundary of the tract of land herein described and a point in the outer perimeter of the parent tract; Thence with the east margin of the road North 39 degrees, 04 minutes, 18 seconds West 124.79 feet; Thence with a rightward curve of the road having a delta angle of 18 degrees, 43 minutes, 25 seconds, a radius of 260.63 feet, a length of 85.17 feet, a chord bearing of North 29 degrees, 42 minutes, 35 seconds West and a chord distance of 84.79 feet; thence North 20 degrees, 20 minutes, 53 seconds West 119.83 feet; Thence with a rightward curve of the road having a delta angle of 1 degrees, 24 minutes, 42 seconds, a radius of 2385.52 feet, a length of 58.77 feet, a chord bearing of North 19 degrees, 38 minutes, 32 seconds West and a chord distance of 58.77 feet to a new iron pin, being the westernmost point in the boundary of the tract of land herein described; Thence leaving the road and severing the parent tract North 49 degrees, 35 minutes, 20 seconds East 185.66 feet to a 12" maple in a fence; Thence continuing with the fenceline and further severing the parent tract the following calls: North 41 degrees, 52 minutes, 17 seconds East 66.18 feet to a 2" hickory, North 36 degrees, 42 minutes, 45 seconds East 53.41 feet to a 12" white oak and North 29 degrees, 17 minutes, 03 seconds East 144.29 feet to a marked 24" beech in a fence corner, being the northernmost point in the boundary of the tract of land herein described, also a point in the boundary of a tract of land belonging to C.D. Reecer (Deed Book 72, page 209) and being further a point in the outer perimeter of the parent tract; Thence leaving the fence and Reecer's boundary and further severing the parent tract the following calls: South 0 degrees, 54 minutes, 01 seconds West 558.23 feet to a wooden post on the north bank of a creek, South 60 degrees, 27 minutes, 00 seconds West 51.57 feet to a 4" box elder and South 29 degrees, 22 minutes, 02 seconds West 106.66 feet to the point of beginning, containing 2.35 acres.

TRACT 3

Beginning on a new iron pin at the east margin of New Hope Road, being the southernmost point in the boundary of the tract of land herein described, being also the center of an ingress and egress road easement allowing access for the tract of land herein described, also Tract 4 of this subdivision and also the lands of Gary and Betty Plumlee (Deed Book 42, page 611) and being further a point in

the outer perimeter of the parent tract; Thence with a leftward curve of New Hope Road having a delta angle of 19 degrees, 51 minutes, 50 seconds, a radius of 86.33 feet, a length of 29.93 feet, a chord bearing of North 29 degrees, 08 minutes, 23 seconds West and a chord distance of 29.78 feet; thence North 39 degrees, 04 minutes, 18 seconds West 29.94 feet to a new iron pin; Thence leaving the road and severing the parent tract the following calls: North 29 degrees, 22 minutes, 02 seconds East 106.66 feet to a 4" box elder, North 60 degrees, 27 minutes, 00 seconds East 51.57 feet to a wooden post on the north bank of a creek and North 0 degrees, 54 minutes, 01 seconds East 558.23 feet to a marked 24" beech in a fence corner, being a point in the boundary of a tract of land belonging to C.D. Reecer (Deed Book 72, page 209) and also a point in the outer perimeter of the parent tract; Thence with the fenceline and Reecer's boundary the following calls: South 76 degrees, 36 minutes, 42 seconds East 44.04 feet to a 16" oak, North 79 degrees, 48 minutes, 44 seconds East 36.49 feet to a wooden post, North 72 degrees, 00 minutes, 56 seconds East 59.36 feet to a 10" hickory, North 62 degrees, 21 minutes, 41 seconds East 24.73 feet to a 22" white oak, North 54 degrees, 44 minutes, 41 seconds East 67.95 feet to a 5" hickory, North 49 degrees, 04 minutes, 02 seconds East 70.56 feet to a 12" white oak, North 37 degrees, 41 minutes, 13 seconds East 21.60 feet to a 4" maple and North 44 degrees, 03 minutes, 43 seconds East 132.33 feet to a wooden post at a fence corner, being the northernmost point in the boundary of the tract of land herein described and a point in the boundary of a tract of land belonging to Gary and Betty Plumlee (Deed Book 42, page 611); Thence with Plumlee's boundary and continuing with a fenceline the following calls: South 44 degrees, 52 minutes, 57 seconds East 10.78 feet to a 12" hickory, South 61 degrees, 57 minutes, 43 seconds East 41.65 feet to a wooden post, South 69 degrees, 21 minutes, 40 seconds East 56.20 feet to a 6" maple and South 65 degrees, 28 minutes, 42 seconds East 110.24 feet to a 20" white oak in the fence; Thence with an unfenced line and continuing with Plumlee's boundary South 65 degrees, 01 minutes, 05 seconds East 123.29 feet to a 36" buckeye and South 73 degrees, 56 minutes, 17 seconds East 24.78 feet to a new iron pin in the center of the aforementioned existing farm road and ingress and egress easement; Thence leaving Plumlee's boundary and severing the parent tract with the center of the existing farm road and the ingress and egress easement the following calls: South 37 degrees, 28 minutes, 29 seconds West 52.48 feet, South 22 degrees, 30 minutes, 36 seconds West 88.22 feet, South 31 degrees, 59 minutes, 03 seconds West 47.53 feet, South 45 degrees, 45 minutes, 15 seconds West 82.96 feet, South 33 degrees, 48 minutes, 46 seconds West 74.77 feet, South 48 degrees, 27 minutes, 53 seconds West 144.97 feet, South 50 degrees, 13 minutes, 58 seconds West 199.24 feet, South 62 degrees, 23 minutes, 33 seconds West 73.91 feet, South 45 degrees, 24 minutes, 02 seconds West 108.03 feet, South 56 degrees, 09 minutes, 13 seconds West 117.29 feet and South 35 degrees, 47 minutes, 42 seconds West 142.15 feet to the point of beginning, containing 7.26 acres.

TRACT 4

Beginning on a new iron pin at the east margin of New Hope Road, being a point in the boundary of a tract of land belonging to Gary and Betty Plumlee (Deed Book 42, page 611) and also a point in the outer perimeter of the parent tract; Thence with a leftward curve of the road having a delta angle of 30 degrees, 11 minutes, 09 seconds, a radius of 86.33 feet, a length of 45.48 feet, a chord bearing of North 4 degrees, 06 minutes, 53 seconds West and a chord distance of 44.96 feet to a new iron pin in the center of an existing farm road and ingress and egress easement, said easement allowing access for the tract of land herein described, also Tract 3 of this subdivision and also the lands of Gary and Betty Plumlee (Deed Book 42, page 611); Thence leaving New Hope Road and severing the parent tract with the center of the farm road and the ingress and egress easement the following calls: North 35 degrees, 47 minutes, 42 seconds East 142.15 feet, North 56 degrees, 09 minutes, 13 seconds East 117.29 feet, North 45 degrees, 24 minutes, 02 seconds East 108.03 feet, North 62 degrees, 23 minutes, 33 seconds East 73.91 feet, North 50 degrees, 13 minutes, 58 seconds East 199.24 feet, North 48 degrees, 27 minutes, 53 seconds East 144.97 feet, North 33 degrees, 48 minutes, 46 seconds East 74.77 feet, North 45 degrees, 45 minutes, 15 seconds East 82.96 feet, North 31 degrees, 59 minutes, 03 seconds East 47.53 feet, North 22 degrees, 30 minutes, 36 seconds East 88.22 feet and North 37 degrees, 28 minutes, 29 seconds East 52.48 feet to a new iron pin, being a point in the boundary of a tract of land belonging to Gary and Betty Plumlee (Deed Book 42, page 611) and also a point in the outer perimeter of the parent tract; Thence leaving the center of the farm road and ingress and egress easement and with Plumlee's boundary the following calls: South 75 degrees, 22 minutes, 28 seconds East 26.16 feet to a 10" walnut, South 68 degrees, 54 minutes, 39 seconds East 140.30 feet to a point in a drain; Thence with the center of the drain and continuing with Plumlee's boundary South 82 degrees, 34 minutes, 14 seconds East 48.59 feet and North 79 degrees, 49 minutes, 45 seconds East 39.47 feet; Thence continuing with Plumlee's boundary South 79 degrees, 42 minutes, 09 seconds East 425.11 feet to a marked 30" beech on top of the ridge, being easternmost point in the boundary of the tract of land herein described; Thence continuing with Plumlee's boundary the following calls: South 57 degrees, 42 minutes, 48 seconds West 202.57 feet to an 8" hickory, South 51 degrees, 54 minutes, 37 seconds West 168.75 feet to a 6" ash, South 40 degrees, 32 minutes, 08 seconds West 145.57 feet to a 6" hickory, South 44 degrees, 16 minutes, 53 seconds West 160.10 feet to a 12" hickory, South 50 degrees, 38 minutes, 48 seconds West 254.72 feet to a 14" oak, South 54 degrees, 09 minutes, 03 seconds West 113.10 feet to a 12" ash, South 68 degrees, 30 minutes, 32 seconds West 106.27 feet to an 8" oak, South 71 degrees, 13 minutes, 12 seconds West 154.67 feet to a 6" maple, South 69 degrees, 53 minutes, 01 seconds West 139.77 feet to a 14" white oak and South 66 degrees, 18 minutes, 46 seconds West 130.49 feet to a 2" dogwood in a fence; Thence with the fenceline and continuing with Plumlee's boundary North 32 degrees, 53 minutes, 14 seconds West 90.34 feet to a 12" white oak, North 36 degrees, 44 minutes, 11 seconds West 34.35 feet to a

6" buckeye and North 59 degrees, 43 minutes, 27 seconds West 81.18 feet to the point of beginning, containing 12.57 acres.

The above boundary descriptions are taken from a survey by Carlen J. Wiggins Jr., R.L.S. 2323, plat dated April 3, 2010, revised May 11, 2010.

And being a portion of the lands conveyed the Everett Ray McLerran Family Trust from James C. Flowers by warranty deed dated June 7, 2010, and recorded in Deed Book 95, pages 26-30, Register's Office of Clay County, Tennessee.