

# Exhibit A

**SITUATED IN THE STATE OF IDAHO, COUNTY OF BONNEVILLE, BEING PART OF SECTION 23 TOWNSHIP 3 NORTH, RANGE 41 EAST, OF THE BOISE MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**COMMENCING AT A REBAR WITH AN ALUMINUM CAP FOUND MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 23; THENCE NORTH 00°35'20" WEST, A DISTANCE OF 406.07 FEET ALONG THE NORTH – SOUTH CENTER OF SAID SECTION 23 TO A REBAR WITH PLASTIC CAP FOUND, MARKING THE POINT OF BEGINNING; THENCE NORTH 19°24'52" WEST, A DISTANCE OF 33.56 FEET TO A REBAR WITH A PLASTIC CAP FOUND; THENCE NORTH 35°14'00" WEST, A DISTANCE OF 143.05 FEET TO A REBAR WITH A PLASTIC CAP FOUND; THENCE NORTH 40°42'51" WEST, A DISTANCE OF 79.99 FEET TO A REBAR WITH A PLASTIC CAP FOUND; THENCE SOUTH 74°27'42" WEST, A DISTANCE OF 382.43 FEET TO A REBAR WITH NO CAP FOUND; THENCE NORTH 37°34'13" EAST, A DISTANCE OF 141.86 FEET TO A REBAR WITH NO CAP FOUND; THENCE NORTH 05°19'49" WEST, A DISTANCE OF 728.6 FEET TO A REBAR WITH A PLASTIC CAP SET, STAMPED "PLS 13856"; THENCE NORTH 62°02'19" EAST, A DISTANCE OF 189.43 FEET TO A REBAR WITH A PLASTIC CAP SET, STAMPED "PLS 13856"; THENCE NORTH 85°01'34" EAST, A DISTANCE OF 116.36 FEET TO A REBAR WITH A PLASTIC CAP SET, STAMPED "PLS 13856"; THENCE NORTH 04°32'10" WEST A DISTANCE OF 62.60 FEET TO A REBAR WITH NO CAP FOUND; THENCE NORTH 89°16'18" EAST, A DISTANCE OF 205.79 FEET TO A POINT ON THE NORTH – SOUTH CENTER OF SAID SECTION 23; THENCE SOUTH 00°35'20" EAST, A DISTANCE OF 1,107.98 FEET TO THE POINT OF BEGINNING.**

CHESTON BLASUCCI

06/02/2025