

**"EXHIBIT A"**

**Annexation 2023-E**

**LEGAL DESCRIPTION**

**STATE OF TEXAS**

**COUNTY OF KAUFMAN**

Being a tract or parcel of land in the BBB & C RR Co. Survey, Abstract 67, the BBB & C RR Co. Survey, Abstract 69, the J.W. Gardner Survey, Abstract 183, the J. Mc Enturff Survey, Abstract 340, the M. L. Swing Survey, Abstract 502, the M.L. Swing Survey, Abstract 506, the M.L. Swing & G. W. Laws Survey, Abstract 516, the S.A. & M.G. RR Co. Survey, Abstract 521, and the J. Vivian Survey, Abstract 562, Kaufman County, Texas, and being more particularly described as follows:

**BEGINNING** at the Southeast corner of the Goggans Addition, Plat Cabinet 2, Envelope 89, of the Plat Records of Kaufman, County, Texas;

THENCE North 27 deg. 43 min. 29 sec. East a distance of 179.41 feet to a point for corner following the existing City Limits of the City of Terrell;

THENCE North 14 deg. 25 min. 46 sec. East a distance of 703.94 feet to a point for corner, said corner being the beginning of a curve to the right with a Delta of 26 deg. 38 min 41 sec., a Radius of 1,528.08 feet, a Chord Bearing of North 35 deg. 02 min. 23 sec. East, and a Chord Length of 704.23 feet;

THENCE along said curve to the right a distance of 710.61 feet to a point for corner;

THENCE North 44 deg. 41 min. 41 sec. East a distance of 230.91 feet to a point for corner;

THENCE North 42 deg. 42 min. 52 sec. East a distance of 485.31 feet to a point for corner;

THENCE North 01 deg. 15 min. 02 sec. West a distance of 1,403.85 feet to a point for corner in the centerline of County Road 318;

THENCE North 10 deg. 07 min. 37 sec. East a distance of 259.36 feet to a point for corner;

THENCE North 14 deg. 02 min. 43 sec. East a distance of 265.23 feet to a point for corner;

THENCE North 11 deg. 50 min. 59 sec. East a distance of 218.45 feet to a point for corner;

THENCE North 02 deg. 53 min. 42 sec. West a distance of 136.84 feet to a point for corner;

THENCE North 02 deg. 53 min. 42 sec. West a distance of 478.88 feet to a point for corner;

THENCE North 05 deg. 40 min. 03 sec. West a distance of 45.00 feet to a point for corner;

THENCE North 08 deg. 05 min. 05 sec. East a distance of 528.92 feet to a point for corner;

THENCE North 09 min. 00 min. 16 sec. East a distance of 880.78 feet to a point for corner;

THENCE North 23 deg. 08 min. 26 sec. East a distance of 49.91 feet to a point for corner;

THENCE North 51 deg. 14 min. 39 sec. East, leaving the existing City Limits of the City of Terrell, a distance of 5,023.91 feet to a point for corner;

THENCE South 30 deg. 24 min. 39 sec. East a distance of 2,457.05 feet to a point for corner in the Northwest Right of Way line of State Highway 34;

THENCE South 43 deg. 41 min. 30 sec. West, along said State Highway 34 Right of Way, a distance of 4,358.50 feet to a point for corner;

THENCE South 35 deg. 13 min. 18 sec. East, leaving said State Highway 34 Right of Way, a distance of 5,207.28 feet to a point for corner, said corner being the Northeast corner of a tract of land deeded to the City of Terrell in Volume 2934, Page 428, of the Deed Records of Kaufman County Texas;

THENCE South 44 deg. 54 min. 33 sec. West a distance of 739.90 feet to a point for corner;

THENCE South 45 deg. 55 min. 32 sec. East a distance of 2,528.16 feet to a point for corner in the Northwest Right of Way of F.M. 429;

THENCE South 46 deg. 08 min. 30 sec. East a distance of 100.00 feet to a point for corner in the Southeast Right of Way of said F.M. 429;

THENCE South 43 deg. 58 min. 39 sec. West a distance of 292.64 feet following said Southeast F.M. 429 Right of Way to a point for corner;

THENCE South 44 deg. 05 min. 46 sec. West a distance of 2,861.26 feet to a point for corner, said corner being the beginning of a curve to the left with a Delta of 11 deg. 05 min. 23 sec., a Radius of 2,119.31 feet, a Chord Bearing of South 39 deg. 34 min. 35 sec. West, and a Chord Length of 409.56 feet;

THENCE along said curve to the left a distance of 410.20 feet to a point for corner said corner also being in the existing City Limit Line of the City of Terrell;

THENCE North 44 deg. 18 min. 57 sec. West, Leaving said F.M. 429 Right of Way, following the existing City Limits of The City of Terrell, a distance of 3,267.14 feet to a point for corner;

THENCE North 07 deg. 54 min. 42 sec. East a distance of 491.73 feet to a point for corner;

THENCE North 43 deg. 56 min. 39 sec. East a distance of 413.70 feet to a point for corner;

THENCE North 47 deg. 07 min. 22 sec. West a distance of 1,811.55 feet to a point for corner;

THENCE South 43 deg. 36 min. 08 sec. West a distance of 772.51 feet to a point for corner;

THENCE North 48 deg. 14 min. 33 sec. West a distance of 122.28 feet to a point for corner;

THENCE South 41 deg. 45 min. 27 sec. West a distance of 117.84 feet to a point for corner;

THENCE North 46 deg. 47 min. 40 sec. West a distance of 2,180.58 feet to the **POINT OF BEGINNING** and containing 1,172.72 acres of land More or Less.