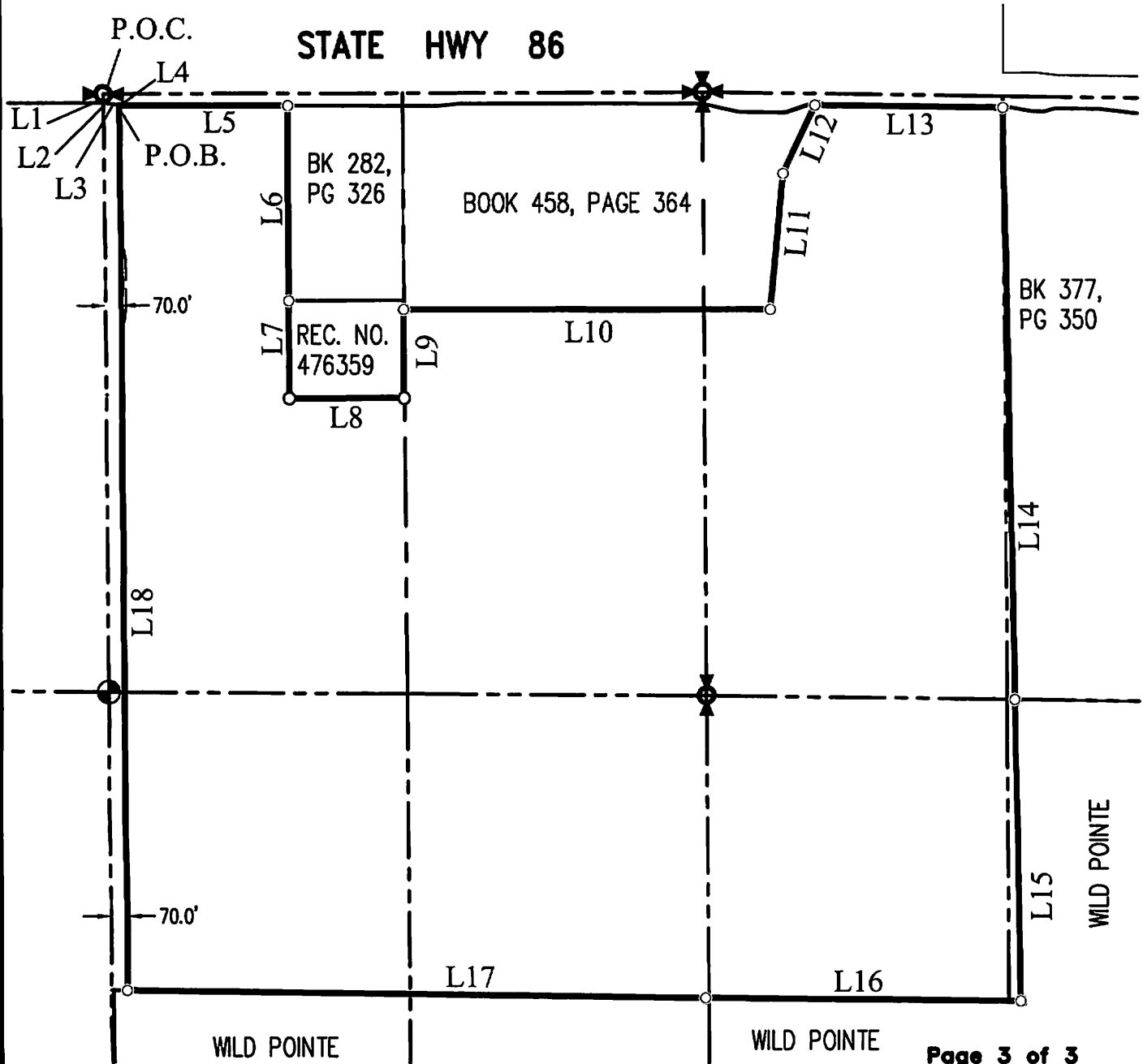


EXHIBIT A

306.31 Acres



LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°24'05"E	40.09
L2	S89°56'30"E	0.38
L3	S83°32'47"E	70.12
L4	S83°32'47"W	16.52
L5	S89°56'50"E	739.98
L6	S00°09'34"E	861.70
L7	S00°09'34"E	430.50
L8	N89°50'26"E	505.93
L9	N00°09'34"W	390.28
L10	S89°56'50"E	1626.51

LINE TABLE		
LINE	BEARING	LENGTH
L11	N05°25'23"W	603.03
L12	N24°48'41"E	333.29
L13	S89°12'30"E	834.80
L14	S00°58'55"E	2613.60
L15	S01°02'37"E	1334.48
L16	N89°26'35"W	1394.52
L17	N89°18'17"W	2570.30
L18	N00°24'05"W	3916.04

**FRONTIER
SURVEYING, INC.**

352 Norfolk Street
Aurora, CO 80011

Ofc. 303-340-0113
Fax. 303-340-0114



LAND USE SUMMARY

PARCEL AREA	306 AC
RESIDENTIAL	84 LOTS
2.5 AC AVG.	
COMMERCIAL	2 LOTS
13 TOTAL AC.	
OPEN SPACE DEDICATED	83 AC
	28%
OPEN SPACE EASEMENTS	37 AC.
	12%

**GRAEFF PROPERTY
CONCEPT PLAN**
ELBERT COUNTY, COLORADO

