

EXHIBIT "A"

(Description of Real Estate)

Part of the Southeast Quarter of the Southwest Quarter of Section 9, Township 15 North, Range 7 West, City of La Crosse, La Crosse County, Wisconsin, described as follows:

Commencing at the South Quarter corner of said Section 9; Thence N85°40'23"W 912.47 feet to the intersection of the North right-of way of Ward Avenue and the Northeasterly right-of way of the Burlington Northern Santa Fe Railroad; thence N56°22'13"W along said Northeasterly railroad right-of-way 34.99 feet to the point of beginning; Thence continuing N56°22'13"W along said Northeasterly railroad right-of-way 430.24 feet to the Easterly right-of-way of 21st Place; Thence Northerly along said Easterly right-of-way on the arc of a 1921.87 foot radius curve, concave West, the chord of which bears N01°53'56"E and measures 243.14 feet; Thence continuing along said Easterly right-of-way N01°43'40"W 282.40 feet; Thence S89°51'43"E 360.32 feet; thence S00°07'20"W 762.69 feet to the point of beginning.