EXHIBIT A

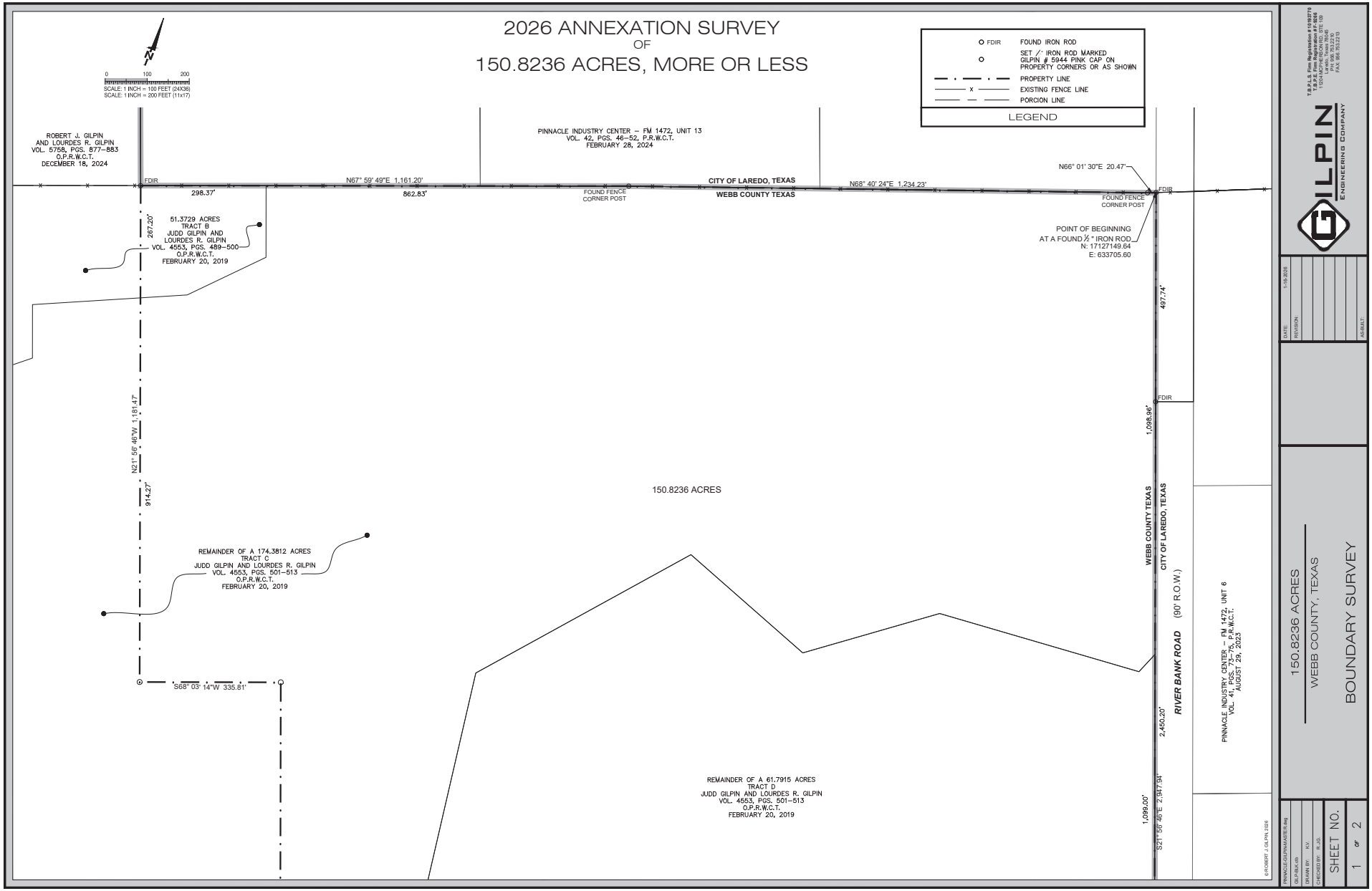
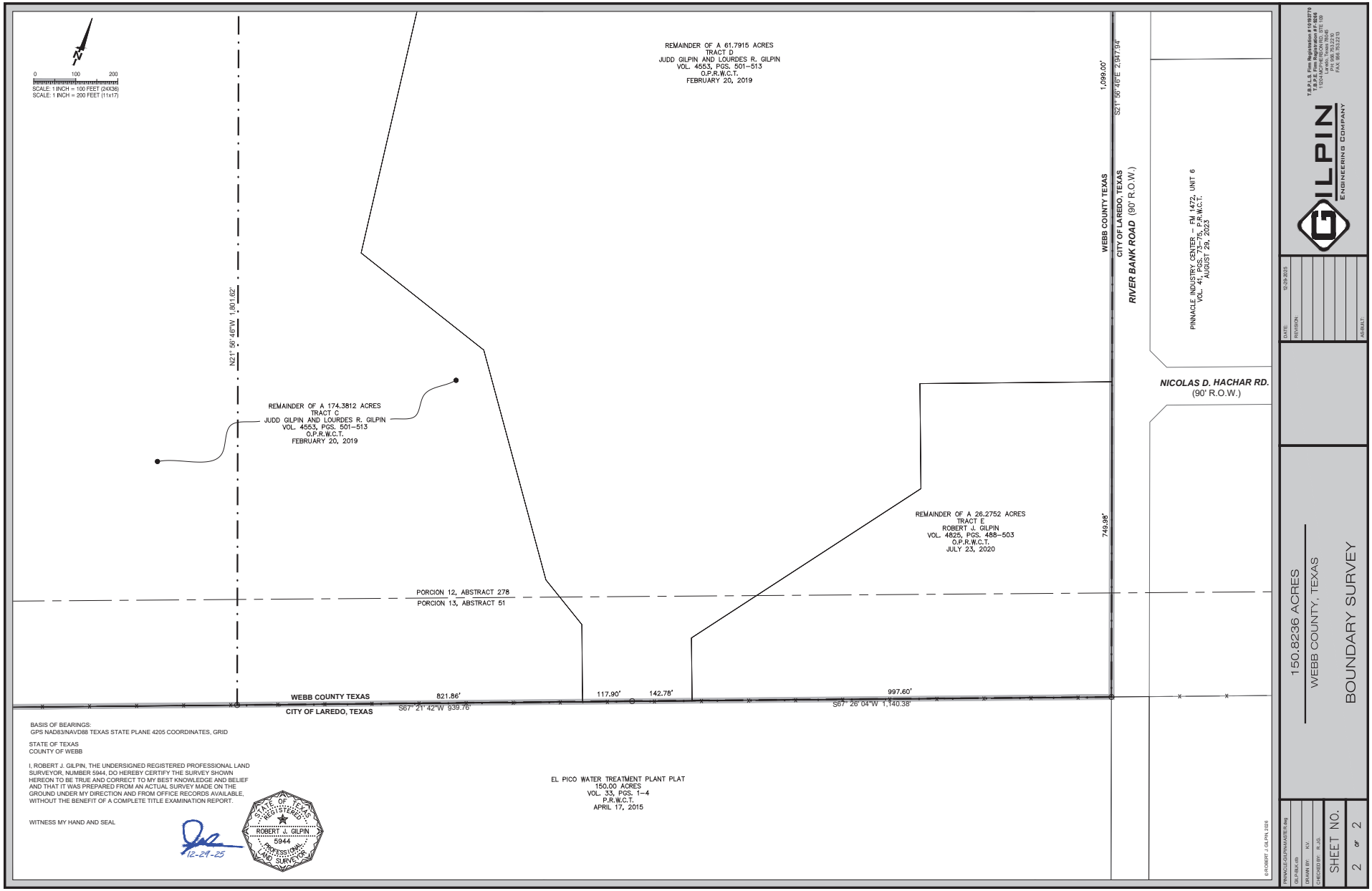

2026 ANNEXATION SURVEY
OF
150.8236 ACRES, MORE OR LESS
SCALE: 1 INCH = 100 FEET (24X36)
SCALE: 1 INCH = 200 FEET (11x17)
LEGEND
FOUND IRON ROD
SET 1/2" IRON ROD MARKED GILPIN # 5944 PINK CAP ON PROPERTY CORNERS OR AS SHOWN
PROPERTY LINE
EXISTING FENCE LINE
PORCION LINE
ROBERT J. GILPIN AND LOURDES R. GILPIN VOL. 5758, PGS. 877–883 O.P.R.W.C.T. DECEMBER 18, 2024
PINNACLE INDUSTRY CENTER – FM 1472, UNIT 13 VOL. 42, PGS. 46–52, P.R.W.C.T. FEBRUARY 28, 2024
N67° 59' 49"E 1,161.20'
298.37'
862.83'
FOUND FENCE CORNER POST
CITY OF LAREDO, TEXAS
WEBB COUNTY TEXAS
N68° 40' 24"E 1,234.23'
N66° 01' 30"E 20.47'
POINT OF BEGINNING AT A FOUND 1/2" IRON ROD N: 17127149.64 E: 633705.60
51.3729 ACRES TRACT B JUDD GILPIN AND LOURDES R. GILPIN VOL. 4553, PGS. 489–500 O.P.R.W.C.T. FEBRUARY 20, 2019
267.20'
N21° 56' 46"W 1,181.47'
914.27'
497.74'
1,098.96'
150.8236 ACRES
REMAINDER OF A 174.3812 ACRES TRACT C JUDD GILPIN AND LOURDES R. GILPIN VOL. 4553, PGS. 501–513 O.P.R.W.C.T. FEBRUARY 20, 2019
S68° 03' 14"W 335.81'
WEBB COUNTY TEXAS
CITY OF LAREDO, TEXAS
RIVER BANK ROAD (90' R.O.W.)
PINNACLE INDUSTRY CENTER – FM 1472, UNIT 6 VOL. 41, PGS. 73–75, P.R.W.C.T. AUGUST 29, 2023
2,450.20'
S21° 56' 46"E 2,947.94'
1,099.00'
REMAINDER OF A 61.7915 ACRES TRACT D JUDD GILPIN AND LOURDES R. GILPIN VOL. 4553, PGS. 501–513 O.P.R.W.C.T. FEBRUARY 20, 2019
T.B.P.L.S. Firm Registration # 10193279
T.B.P.E. Firm Registration # F-8846
1200 MCPHERSON RD., STE 100
LAREDO, TEXAS 78041
PH: 956.763.2270
FAX: 956.763.2273
GILPIN ENGINEERING COMPANY
DATE
REVISION
1-16-2026
AS-BUILT
150.8236 ACRES
WEBB COUNTY, TEXAS
BOUNDARY SURVEY
PINNACLE-GILPIN-MASTER.dwg
GILP-BJL.dwg
DRAWN BY: KV
CHECKED BY: R.JG
SHEET NO.
1 OF 2
©ROBERT J. GILPIN 2026

EXHIBIT A



BASIS OF BEARINGS:
GPS NAD83/NAVD88 TEXAS STATE PLANE 4205 COORDINATES, GRID

STATE OF TEXAS
COUNTY OF WEBB

I, ROBERT J. GILPIN, THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR, NUMBER 5944, DO HEREBY CERTIFY THE SURVEY SHOWN HEREON TO BE TRUE AND CORRECT TO MY BEST KNOWLEDGE AND BELIEF AND THAT IT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND FROM OFFICE RECORDS AVAILABLE, WITHOUT THE BENEFIT OF A COMPLETE TITLE EXAMINATION REPORT.

WITNESS MY HAND AND SEAL

12-24-25