

EXHIBIT A

Easement Area Legal Description

Two 15.00 foot wide perpetual easements for fiber optic conduit and cable purposes over, under, across, and through part of City of Madison lands described in Document No. 5078421 and being located within part of the Southeast Quarter of the Northeast Quarter and also the Northeast Quarter of the Southeast Quarter of Section 25, Township 7 North, Range 10 East, in the City of Madison, Dane County, Wisconsin, the centerline of said easement, being described as follows:

Easement Area "A"

Commencing at the East Quarter Corner of said Section 25, Township 7 North, Range 10 East; thence South 00 degrees 23 minutes 56 seconds West, assumed bearing, along the east line of the Southeast Quarter of said Section 25 a distance of 33.92 feet,; thence South 54 degrees 10 minutes 05 seconds West a distance of 39.31 feet, to the westerly right of way line of CTH AB (Brandt Road); thence North 87 degrees 07 minutes 22 seconds West a distance of 23.03 feet, along the north line of lands owned by the City of Madison as described in Document No. 5075421 to the point of beginning; thence South 03 degrees 13 minutes 52 seconds West a distance of 18.55 feet to the northerly right of way line of USH 12 and 18 and there terminating, hereinafter referred to as Point "A". The side lines of said easement shall be prolonged or shortened to terminate at the north line of said land owned by the City of Madison and the northerly right of way line of said USH 12 and 18.

Easement Area "B"

Commencing at Point "A", as described in the above Easement Area "A"; thence continuing South 03 degrees 13 minutes 52 seconds West a distance of 115.16 feet; thence North 72 degrees 26 minutes 16 seconds West a distance of 173.34 feet to the intersection with the northerly right of way line of USH 12 and 18 and the point of beginning; thence continuing North 72 degrees 26 minutes 16 seconds West a distance of 899.15 feet to the intersection with said northerly right of way line of USH 12 and 18 at the point of termination thereof. The side lines of said easement shall be prolonged or shortened to terminate at the northerly right of way line of said USH 12 and 18 at the point of beginning and at the point of termination.