

**TEXAS TRANSPORTATION COMMISSION
MINUTE ORDER**

The Texas Transportation Commission (commission) of the State of Texas (state) has found in order to promote the public safety, to facilitate the safety and movement of traffic and to preserve the financial investment of the public in its highways, public necessity requires the laying out, opening, constructing, reconstructing, maintaining, and operating of the following highways in the state as a part of the State Highway System (highway system).

The commission has found and determined that each of the following listed parcels of land, same being more particularly described in the exhibits attached hereto, and such additional lesser estates or property interests described thereon, are necessary or convenient for use for such purposes and it is necessary to acquire fee simple title to said land, as provided by Texas Transportation Code, Subchapter D, Chapter 203, Sections 203.051, 203.052, and 203.054, as a part of the highway system to be constructed, reconstructed, maintained and operated thereon.

The commission has found in order to promote the public safety, to facilitate the safety and movement of traffic, to preserve the financial investment of the public in its highways and reconstructing, maintaining, and operating of Controlled Access Highways in the state as a part of the highway system at such locations as are necessary throughout the state and has determined that each of the following listed parcels of land, described in those Exhibits designated, identified and listed by an alphabetical exhibit reference under "CONTROLLED ACCESS" and same being more particularly described in the exhibits attached hereto and such additional lesser estates or property interests described thereon, are necessary and suitable for use for such purposes and it is necessary to acquire fee simple title to said land, as provided by law, as a part of the highway system to be so constructed, reconstructed, maintained, and operated thereon and in the exercise of the police power of the state for the preservation of human life and safety, and under existing laws, the highway to be constructed on each such parcel of land is designated as a Controlled Access Highway, and on such parcels of land listed herein where there is remaining abutting private property, roads are to be built as a part of said highway whereby the right of ingress and egress to or from the remaining private property abutting on said highway is to be permitted and/or denied, as designated and set forth on each of the exhibits attached hereto.

The commission, through its duly authorized representatives, has attempted to negotiate with the owner(s) of the parcels of land described in the attached exhibits and has been unable to agree with such owner(s) as to the fair cash market value thereof and damages, if any, or after diligent search of available records, numerous inquiries, and actual visits to the location of said parcels of land has been unable to locate the owner(s) of same so as to enter into negotiations for the purchase of said parcels of land.

IT IS THEREFORE ORDERED that the executive director is hereby authorized and directed to transmit this request of the commission to the attorney general to file or cause to be filed against all owners, lienholders and any owners of any other interests in said parcels of land, proceedings in eminent domain to acquire in the name of and on behalf of the state, for said purposes, fee simple title to each such parcel of land as are more particularly described in each of the exhibits attached hereto and made a part hereof, and such additional lesser estates or property interests as are more fully described in each of said exhibits, save and excepting, oil, gas and sulphur, as provided by law, to wit:

**TEXAS TRANSPORTATION COMMISSION
MINUTE ORDER**

NON-CONTROLLED ACCESS

<u>EXHIBIT</u>	<u>COUNTY</u>	<u>HIGHWAY</u>	<u>ROW CSJ NO.</u>	<u>PARCEL</u>
1	Starr	US 83	0038-06-034	46
2	Bastrop	US 290	0114-04-060	28
3	Caldwell	US 183	0152-03-042	4
4	Henderson	US 175	0198-02-028	1AAQ& 1EAAQ
5	Dallas	LP 12	0353-05-105	1&1TE
6	Dallas	LP 12	0353-05-105	17&17TE
7	Dallas	LP 12	0353-05-105	24
8	Smith	FM 346	0492-05-018	154
9	El Paso	FM 76	0674-01-058	15
10	Harris	SH 6	1685-05-082	26
11	Eastland	FM 2214	1697-02-022	18&18E

**TEXAS TRANSPORTATION COMMISSION
MINUTE ORDER**

CONTROLLED ACCESS

<u>EXHIBIT</u>	<u>COUNTY</u>	<u>HIGHWAY</u>	<u>ROW CSJ NO.</u>	<u>PARCEL</u>
A	Travis	IH 35	0015-13-323	14
B	Hidalgo	US 83	0039-17-144	125
C	Hidalgo	US 83	0039-17-144	139
D	Brazos	SH 6	0050-02-087	6
E	Travis	US 290	0113-08-039	142AC
F	Dallas	IH 35	0196-03-231	28
G	Harris	IH 10	0271-07-237	297A
H	Harris	IH 10	0271-07-237	297B

Submitted and reviewed by:


Director, Right of Way Division

Recommended by:


Executive Director

110160 JUL 28 05

Minute Number Date Passed

MINUTE ORDER EXHIBIT 1
PAGE 1 OF 4

Revision Date: February 5, 2003
Survey Date: May 26, 1999

County: STARR
Highway: US 83 (GARCIA ST.)
ROW CSJ: 0038-06-034
CCSJ: 0038-06-029

Parcel 46
Property Description

Being 435 square feet of land more or less, situated in Starr County, Texas and also being a part or portion of a tract of land known as **LOT 8, BLOCK 17, ORIGINAL TOWNSITE OF ROMA**, (Not Recorded) and also being a part or portion of a tract of land conveyed to **Lauro Munoz** recorded in Instrument No. 97101, of the Starr County Deed Records, and said 435 square feet also being more particularly described by metes and bounds as follows;

COMMENCING on an iron rod set on the northeast corner of Block G, of the Madrigal Subdivision Recorded in Volume 65, Page 60 of the Starr County Map Records, and the west right-of-way line of Garcia Street; **THENCE** as follows:

S 27° 06' 30" E (S 27° 10' 00" E) along the east line of Block G, A, D & E and the west right-of-way line of said Garcia Street at a distance of 1031.45 feet pass a ½" iron rod found on the southeast corner of said Block E, and continuing a total distance of 1071.15 feet to a ½" iron rod set on the accepted south right-of-way line of Gonzalez Avenue, the accepted North line corner of Lot 8, Block 61, Original Townsite of Roma (not recorded) and the proposed west right-of-way line of Garcia Street (US 83). Thence, S 27° 10' 07" E, a distance of 522.85 feet to an angle point; Thence S 26° 56' 48" E a distance of 38.33 feet to an angle point; Thence, S 26° 50' 51" E, a distance of 546.87 feet to an angle point; Thence S 26° 21' 51" E a distance of 264.69 feet to an angle point; Thence S 24° 42' 18" E a distance of 39.86 feet to an angle point; Thence S 25° 36' 16" E a distance of 242.05 feet to an angle point; Thence S 27° 13' 08" E a distance of 39.37

MINUTE ORDER EXHIBIT 1
PAGE 2 OF 4

Revision Date: February 5, 2003
Survey Date: May 26, 1999
Parcel 46

feet to an angle point; Thence S 27° 33' 36" E a distance of 255.97 feet to an angle point; Thence S 28° 08' 34" E a distance of 326.77 feet to an angle point; Thence S 27° 16' 31" E a distance of 646.78 feet to an angle point; Thence S 29° 13' 02" E a distance of 39.40 feet to a ½" iron rod set on the accepted North line of said Lot 8 and the accepted South right-of-way line of Bravo Avenue, for the northeast corner of this tract and the **POINT OF BEGINNING**:

- (1) THENCE, N 66° 16' 31" E, along the accepted north line of said Lot 8, a distance of 6.18 feet to a ½" iron rod set on the accepted northeast corner of said Lot 8 and the existing West right-of-way line of said Garcia Street, as per the City of Roma Ordinance dated May 22, 1995, for the northeast corner of this tract;
- (2) THENCE S 24° 43' 26" E, along the existing west right-of-way line of said Garcia Street, a distance of 71.70 feet to ½" iron rod set on the accepted southeast corner of said Lot 8, for an angle point;
- (3) THENCE, S 66° 56' 46" W, along the south line of said Lot 8, a distance of 5.98 feet to a ½" iron rod set on the proposed West right-of-way line of said Garcia Street, for the southwest corner of this tract;
- (4) THENCE, N 24° 52' 47" W, along the proposed west right-of-way line of said Garcia Street, a distance of 71.63 feet to the **POINT OF BEGINNING** and containing 435 square feet of land, more or less.

MINUTE ORDER EXHIBIT 1
PAGE 3 OF 4

Revision Date: February 5, 2003
Survey Date: May 26, 1999
Parcel 46

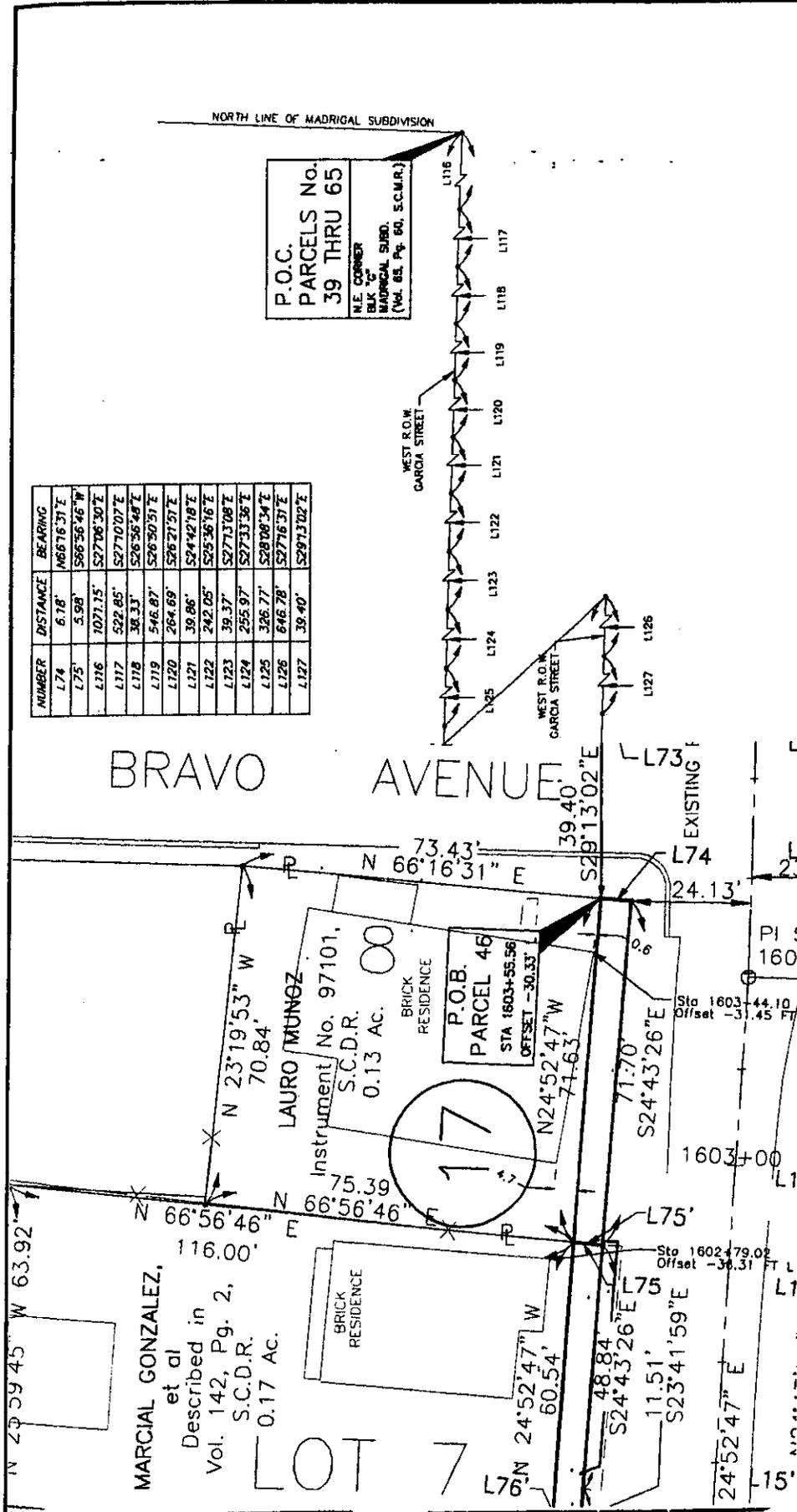
Note: The Point of Beginning of this description has coordinates of X = 815697.6085 and Y = 16674038.8708; All bearings are based on the Texas State Plane coordinate system, NAD 83 (1993 Adj.), South Central Zone. All coordinates shown are surface and may be converted to grid by Dividing by TxDOT conversion factor of 1.000059608;

I, James Aranda, a Registered Professional Land Surveyor, Hereby certify that the legal description hereon and the accompanying plat of even date represent an actual survey made on the ground under my supervision.

James Aranda 5/20/03
James Aranda, R.P.L.S. Date
Texas Registration No. 4442

RPLS SEAL





ARANDA AND ASSOCIATES, L.L.C.
LAND SURVEYING AND MAPPING COMPANY
1702 DOWE HOME ROAD, BOX 3002, WEST ALLEN, TEXAS
PH: 972-375-2222 FAX: 972-375-2223 WWW.ARANDASURVEYING.COM

TEXAS DEPARTMENT OF TRANSPORTATION

DISTRICT	PLAT OF SURVEY	COUNTY
PHARR	PARCEL 46	STARR
ROW C&J	PROJECT NAME	DATE OF SURVEY
0038-06-034	GARCIA STREET	05-26-1999
ROW ACQUISITION	ROW ACQUISITION	REVISION DATE
435 Sq Ft		02-05-2003
		SHEET NO.
		Page 4 of 4 Pages

James Aranda

A LEGAL DESCRIPTION OF EVERY SURVEY DATE HEREIN ACCOMPANIES THIS PLAT

JAMES ARANDA, R.S.

DATE OF BEGINNING OF ROW
BEGINNING OF PROJECT R.O.P.
END OF PROJECT
5/8" REBAR SET
ALUMINUM DISK
IRON ROD FOUND
* CUT ON CONCRETE *

LEGEND

- FAST R.O.P. LINE
- LOT LINE
- COMMON OWNERSHIP LINE
- PARCEL NUMBER
- EXISTING CENTERLINE
- PROPOSED CENTERLINE
- CONCRETE
- COTTON PICKER SPINDLE SET

Scale 1" = 30'

NOTE:

- ALL BEARINGS, DISTANCES AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, MAD 83, (1983 adjustment), TEXAS SOUTH ZONE 4205. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 0.999940396.
- ALL BEARINGS AND DISTANCES IN PARENTHESES () ARE RECORDED.

- (2) THENCE, with the northwest line of this tract and of said Walker tract, and the southeast line of said Scott tract, **N26°35'22"E**, at 144.05 feet passing a 6" steel post, in all a total distance of **144.41 feet** to a point in the existing southwest ROW line of U.S. 290 and the southwest line of that certain tract described as 10.73 acres in a deed to the State of Texas, of record in Volume 106, Page 109, Deed Records, Bastrop County, Texas, 74.76 feet right of Engineer's Baseline Station 290+57.88, at the north corner of this tract and of said Walker tract, and at the east corner of said Scott tract, from which point a TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) Type I concrete monument found in the existing southwest ROW line of U.S. 290, 74.78 feet right of Engineer's Baseline Station 289+00.40, bears **N64°10'18"W** 157.48 feet;
- (3) THENCE, with the northeast line of this tract and of said Walker tract, the existing southwest ROW line of U.S. 290 and the southwest line of said 10.73 acre State of Texas tract, **S64°10'18"E** **146.32 feet** to a point 74.74 feet right of Engineer's Baseline Station 292+04.20, at the east corner of this tract and of said Walker tract and the north corner of said Atkins tract, from which point a TxDOT Type I concrete monument found in the existing southwest ROW line of U.S. 290, 74.64 feet right of Engineer's Baseline Station 300+00.07, bears **S64°10'18"E** 795.87 feet;
- (4) THENCE, with the southeast line of this tract and of said Walker tract, and the northwest line of said Atkins tract, **S26°25'36"W** **144.79 feet** to the POINT OF BEGINNING and containing 0.486 of one acre within these metes and bounds, more or less.

All bearings are based on the Texas State Plane Coordinate System, Central Zone, NAD83(93) HARN. All distances and coordinates were adjusted to surface using a combined scale factor of 1.00006.

SURVEYED BY:
McGRAY & McGRAY LAND SURVEYORS, INC.
3301 Hancock Drive, Suite 6 Austin, Texas 78731
(512) 451-8591



Chris Conrad 4/25/03
Chris Conrad, Reg. Professional Land Surveyor No. 5623 Date

Note: There is a plat to accompany this description. US290-Parcel 28, rev 6-23-2003

MINUTE ORDER EXHIBIT 3
PAGE 1 OF 3

August 13, 2003
Parcel 4

County: Caldwell
Highway: US 183
Project Limits: At Willow Creek Bridge
C.S.J. No. 0152-03-042
Account No. 8014-2-33

Property Description For Parcel 4

BEING A 0.2116 ACRE (9,217 SQUARE FEET) PARCEL OF LAND SITUATED IN THE I. WELDON 1/4 LEAGUE, ABSTRACT NUMBER 27, CALDWELL COUNTY, TEXAS; AND BEING OUT OF AND A PART OF A CALLED 4.52 ACRE TRACT DESCRIBED IN DEED TO MARY ELLEN HARRIS REVOCABLE TRUST AS RECORDED IN VOLUME 145, PAGE 536 OF THE DEED RECORDS OF CALDWELL COUNTY, TEXAS (D.R.C.C.); SAID 0.2116 ACRE PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 5/8-inch iron rod found on the north line of a 0.91 acre residue tract described in deed to W. G. Weaver as recorded in Volume 291, Page 213 of the D.R.C.C., being on the south line of a called 7.51 acre tract described in deed to Durol Western Manufacturing Company, Inc. as recorded in Volume 100, Page 74 of the D.R.C.C.; thence as follows:

North 61 degrees 19 minutes 26 seconds West, 267.30 feet along the north line of said 0.91 acre residue tract and the south line of said called 7.51 acre tract to a "TEXAS DEPARTMENT OF TRANSPORTATION TYPE II CONCRETE MONUMENT (Type II concrete monument) set 90.00 feet left of Engineer's Baseline Station (E.B.S.) 739+78.87 on the proposed east right-of-way line of US 183 (180 feet wide);

South 07 degrees 58 minutes 27 seconds West, 146.81 feet along said proposed east right-of-way line to a point on the north line of said called 4.52 acre tract and the south line of said called 0.91 acre residue tract, and being in the center of Willow Creek 90.00 feet left of Engineer's Baseline Station (E.B.S.) 741+25.67 to the **POINT OF BEGINNING**;

1. **THENCE**, South 07 degrees 58 minutes 27 seconds West, at 20.82 feet passing a Type II concrete monument set 90.00 feet left of E.B.S. 741+46.49 on the top of bank of Willow Creek, continuing a total of 316.79 feet along said proposed east right-of-way line to a Type II concrete monument set 90.00 feet left of E.B.S. 744+42.46, at an angle point in said proposed east right-of-way line, being on the north line of a called 0.11 acre tract described in deed to Moses C. Gonzales, et al, as recorded in Volume 172 Page 376 of the D.R.C.C.;

MINUTE ORDER EXHIBIT 3
PAGE 2 OF 3

August 13, 2003
Parcel 4

2. THENCE, North 84 degrees 55 minutes 30 seconds West, 7.40 feet along said proposed east right-of-way line and the north line of said 0.11 acre tract to a Type II concrete monument set 82.61 feet left of E.B.S. 744+42.83, at an angle point in said proposed east right-of-way line, being the northwest corner of said 0.11 acre tract, being on the east line of a called 0.071 acre tract described in deed to Augustina Mandujano, et al, as recorded in Volume 145, Page 924 of the D.R.C.C.;
3. THENCE, North 06 degrees 22 minutes 34 seconds East, 12.26 feet along the east line of said 0.071 acre tract to a ½-inch iron rod found at the northeast corner of said called 0.071 acre tract;
4. THENCE, North 84 degrees 09 minutes 26 seconds West, 22.28 feet along the north line of said 0.071 acre tract to a point on the existing east right-of-way line of U.S. 183 (120 feet wide);
5. THENCE, North 07 degrees 58 minutes 27 seconds East, 303.68 feet along the west line of said called 4.52 acre tract and said existing east right-of-way line to the northwest corner of said called 4.52 acre tract, being the southwest corner of said called 0.91 acre residue tract;
6. THENCE, South 85 degrees 56 minutes 29seconds East, 30.07 feet along the north line of said 4.52 acre tract and south line of said 0.91 acre residue tract to the **POINT OF BEGINNING** and containing 0.2116 acres (9,217 square feet) of land, more or less.

Notes:

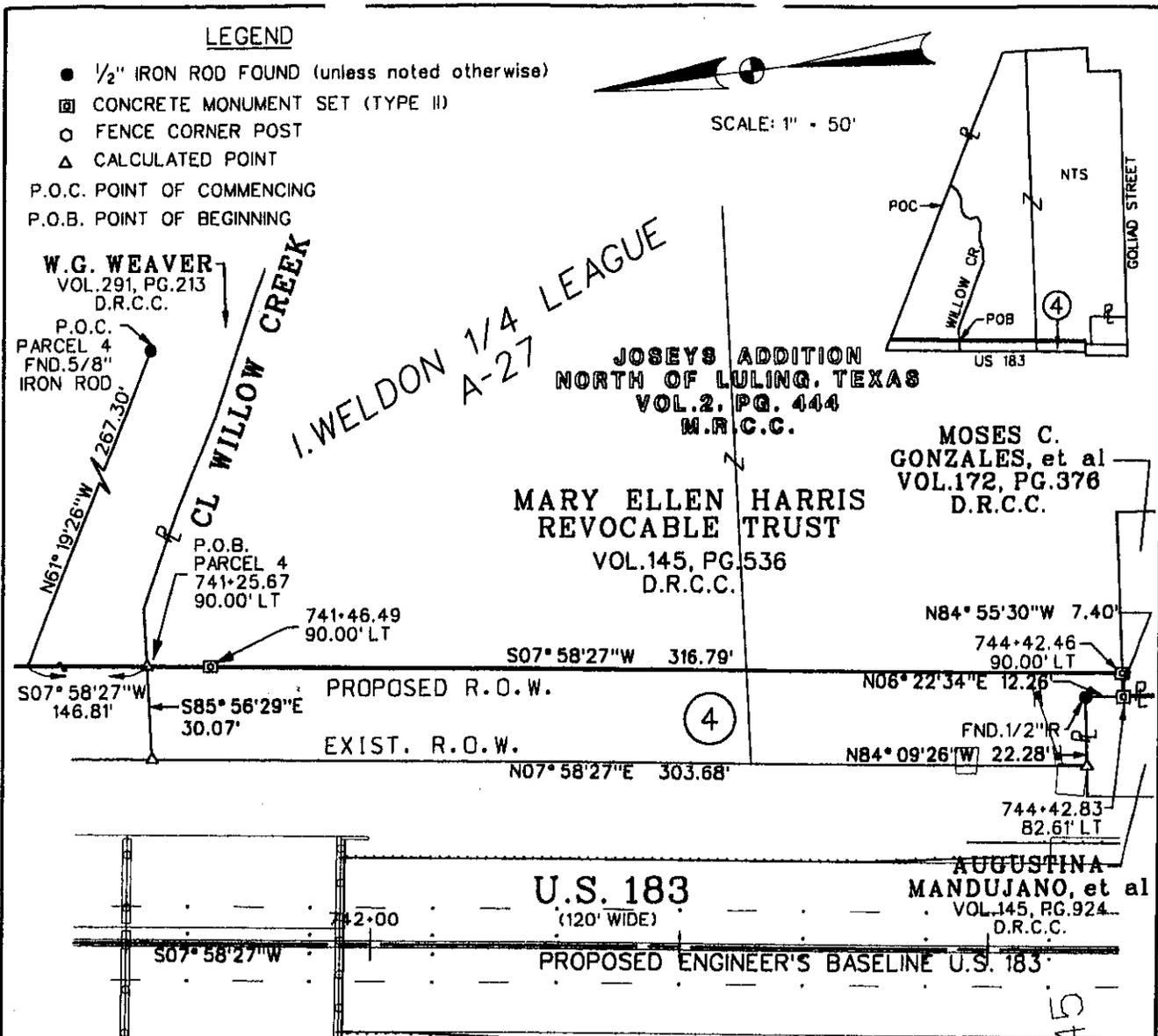
1. All bearings and coordinates are based on the Texas Coordinate System, South Central Zone, NAD 83, 1993 adjustment. All coordinates and distances are surface and may be converted to grid by dividing by a combined scale factor of 1.000130.

This description was prepared in conjunction with a parcel plat of same date.

Richard W. Liesse

Richard W. Liesse
Registered Professional Land Surveyor
No. 3679





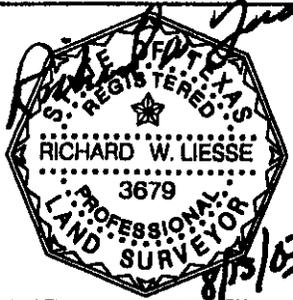
NOTES

ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83 (93ADJUSTMENT). ALL COORDINATES AND DISTANCES ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.000130.

D.R.C.C. DENOTES DEED RECORDS OF CALDWELL COUNTY;
M.R.C.C. DENOTES MAP RECORDS OF CALDWELL COUNTY

THIS PARCEL PLAT WAS PREPARED IN CONJUNCTION WITH A PROPERTY DESCRIPTION OF SAME DATE.

EXISTING	TAKING	REMAINING
4.52 AC	0.2116 AC, 9,217 S.F.	4.31 AC.



PARCEL 4
MARY ELLEN REVOCABLE TRUST

Costello, Inc.
Engineering and Surveying
9990 Richmond Avenue, Suite 450
North Building
Houston, Texas 77042
(713) 783-7768 (713) 783-3580, Fax

CSJ: 0152-03-042
ACCT: 8014-2-33
AUGUST 13, 2003

US 183
CALDWELL COUNTY

245

County: Henderson
Highway: US Highway 175
Limits: 1.4 Miles South of FM 804 (CR 4712) to
1.1 Miles East of Loop 60 at Larue
Construction CSJ: 0198-02-029
ROW CSJ: 0198-02-030
Limits: 1.1 Miles East of Loop 60 at Larue to
1.9 Miles Southeast of FM 315 (Anderson County Line)
Construction CSJ: 0198-02-027
ROW CSJ: 0198-02-028

Parcel 1 AAQ
Property Description

Being a 6.319 acre parcel of land situated in the Ralph Hunter League, Abstract Number 11, Henderson County, Texas, also being a portion of Tract One, Tract Three and Tract Five as described by deed to W. B. and Peggy Garrett as recorded in Volume 1464, Page 605, Deed Records, Henderson County, Texas (DRHCT) and being more particularly described as follows:

Commencing at a T post found for the Southwest corner of said Tract Five also being the Southeast corner of a parcel of land as described by deed to Rachel Faulk as recorded in Volume 1019, Page 526, DRHCT;

Thence North $03^{\circ}58'12''$ East, along the common line of said Garrett tract and said Faulk tract a distance of 539.88 feet to a $5/8$ inch iron rod with aluminum cap stamped TXDOT set in the proposed Southerly right-of-way line of U. S. Highway No. 175, being 150.00 feet Southwesterly of and at right angles to proposed centerline survey station 722+07.30 and the **POINT OF BEGINNING**:

- 1) Thence North $03^{\circ}58'12''$ East, continuing along said common line a distance of 197.32 feet to the existing Southerly right-of-way line of U. S. Highway No. 175 and the Northwest corner of said Garrett tract and the Northeast corner of said Faulk tract, from which a $3/4$ inch iron pipe found bears South $03^{\circ}58'12''$ West, a distance of 0.45 feet:
- 2) Thence South $61^{\circ}50'50''$ East, departing said common line and along said Southerly right-of-way line a distance of 1,455.20 feet to the Northeast corner of said Garrett tract and the Northwest corner of a tract of land described to G. Wayne Dennis, Trustee as recorded in Volume 1654, Page 553, DRHCT, from which a $1/2$ inch iron rod found bears North $23^{\circ}47'46''$ West, a distance of 2.56 feet:
- 3) Thence South $23^{\circ}39'13''$ East, departing said existing Southerly right-of-way line and along the common East line of said Garrett tract and the West line of said Dennis tract a distance of 291.11 feet to a $5/8$ inch iron rod with aluminum cap stamped TXDOT set in the proposed Southerly right-of-way line of U. S. Highway No. 175, from which a $1/2$ inch iron rod found for the Southeast corner of said Tract Three bears South $23^{\circ}39'13''$ East, a distance of 45.54 feet:

- 4) Thence North $61^{\circ}50'50''$ West, departing said common line and along the proposed Southerly right-of-way line of U. S. Highway No. 175 a distance of 1,603.16 feet to the **POINT OF BEGINNING** and containing 6.319 acres of land more or less.

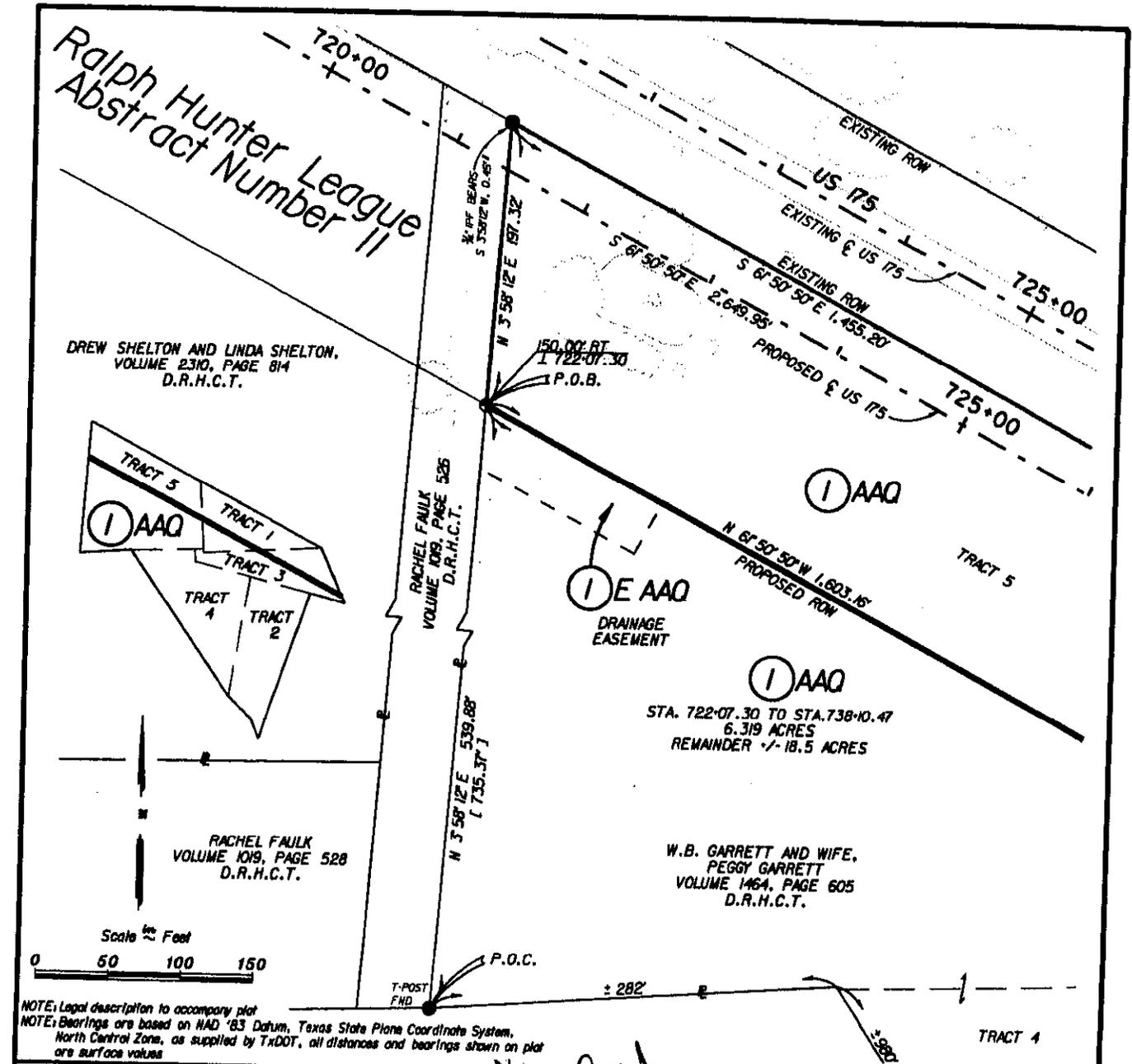
Note: Plat to accompany legal description.

Bearings are based on NAD '83 Datum, Texas State Plane Coordinate System, North Central Zone, as supplied by TxDOT, all distances shown on legal description are surface values.



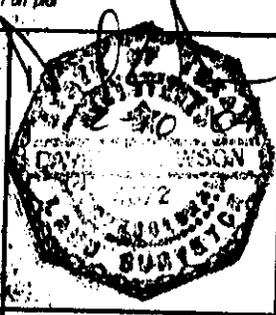
David L. Dawson
Registered Professional Land Surveyor
Texas Registration Number 4672



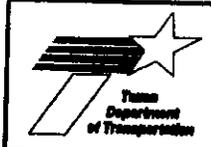


NOTE: Legal description to accompany plot
 NOTE: Bearings are based on NAD '83 Datum, Texas State Plane Coordinate System, North Central Zone, as supplied by TxDOT, all distances and bearings shown on plot are surface values

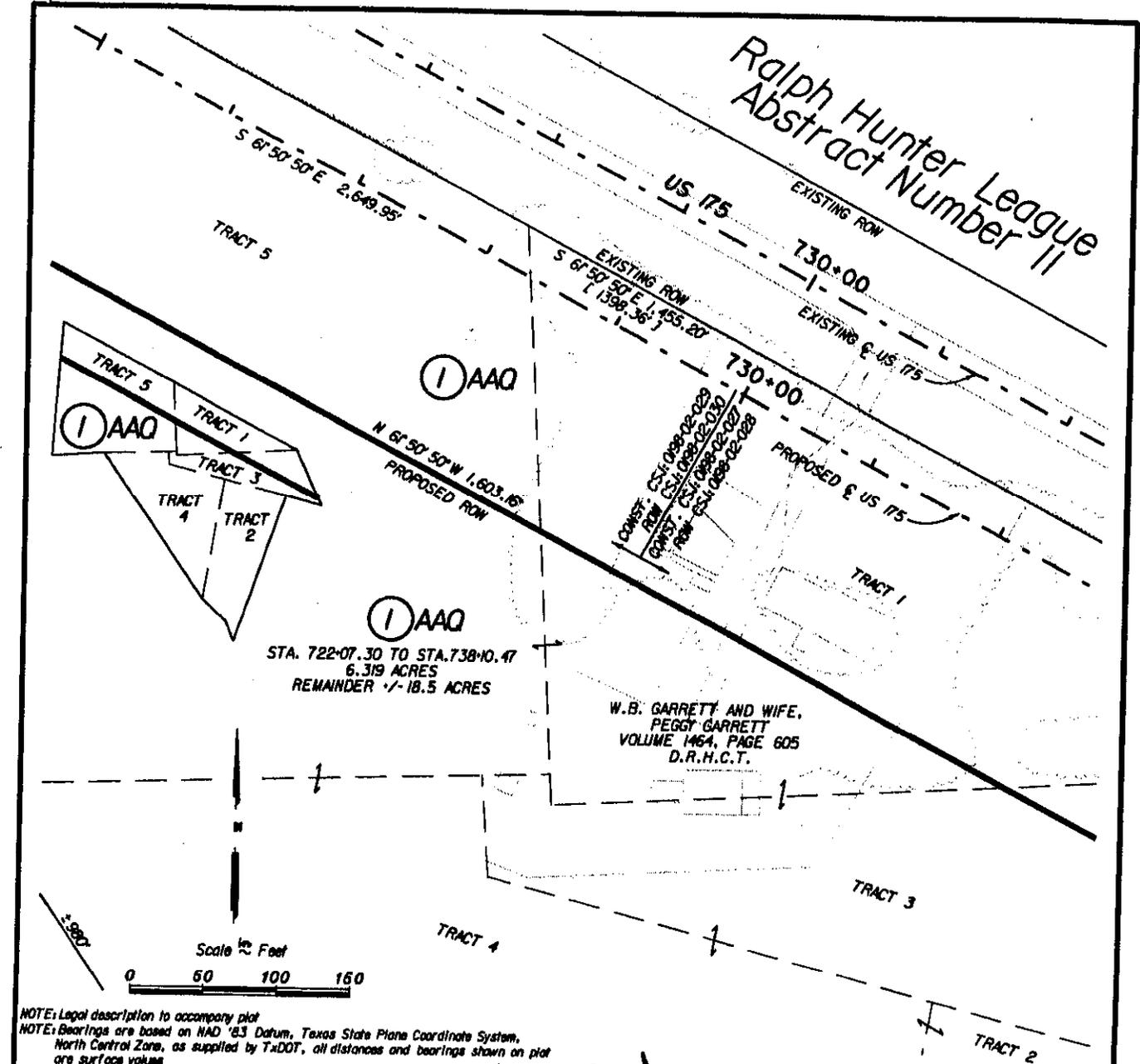
- LEGEND**
- - 1/4 inch Iron rod with plastic cap stamped "Transystems Corporation"
 - - Marker found "as noted"
 - ⊙ - 1/2 inch Iron rod with aluminum cap stamped "TxDOT"
 - D.R.A.C.T. - Dead Records, Anderson County, Texas
 - D.R.H.C.T. - Dead Records, Henderson County, Texas
 - P.O.C. - Point Of Commencing
 - P.O.B. - Point Of Beginning
 - R - Property Line
 - S - Survey Line
 - ↖ - Fee Hook
 - ⊖ - Centerline
 - [] - Record Information
 - |— - Control of Access
 - x— - Fence
 - - Power Line
 - +— - Railroad



PARCEL
1 AAO
 W.B. GARRETT AND WIFE,
 PEGGY GARRETT
 6.319 ACRE



PAGE	STATE	DIST.	COUNTY
	TEXAS	TYLER	HENDERSON
	CONST. C. S. J.	0198-02-029	HIGHWAY NO.
	ROW C. S. J.	0198-02-030	
	CONST. C. S. J.	0198-02-027	
	ROW C. S. J.	0198-02-028	US HWY 175



NOTE: Legal description to accompany plot
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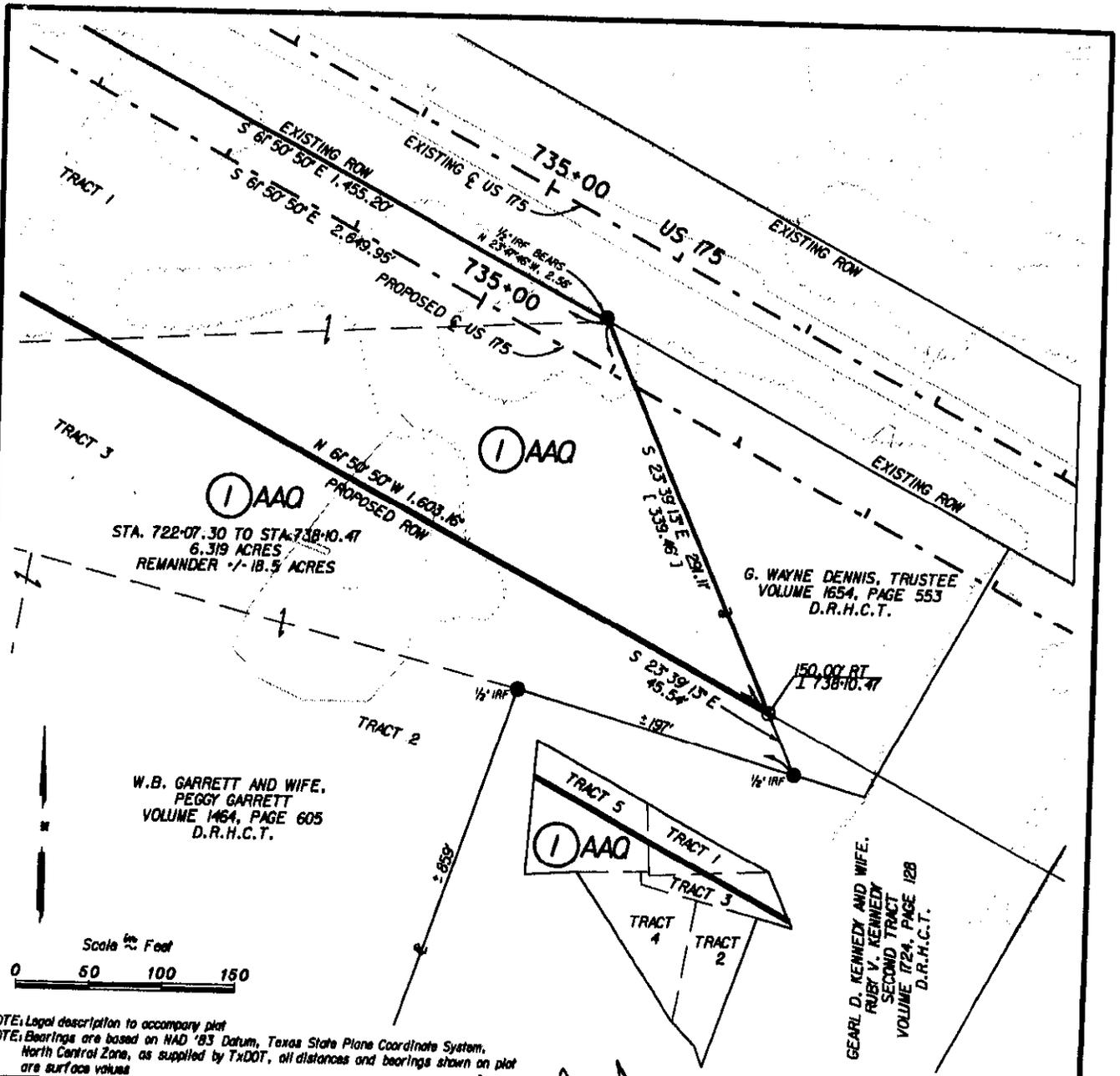
- LEGEND**
- - 3/8 inch Iron rod with plastic cap stamped 'Transystems Corporation'
 - - Marker found 'as noted'
 - ⊙ - 3/8 inch Iron rod with aluminum cap stamped 'TxDOT'
 - D.R.A.C.T. - Dead Records, Anderson County, Texas
 - D.R.H.C.T. - Dead Records, Henderson County, Texas
 - P.O.C. - Point Of Commencing
 - P.O.B. - Point Of Beginning
 - ▬ - Property Line
 - ≡ - Survey Line
 - ↵ - Fee Hook
 - ⊕ - Centerline
 - [] - Record Information
 - ⊥ - Control of Access
 - x— - Fence
 - - Power Line
 - +— - Railroad



PARCEL
1 AAO
W. B. GARRETT AND WIFE,
PEGGY GARRETT
6.319 ACRE

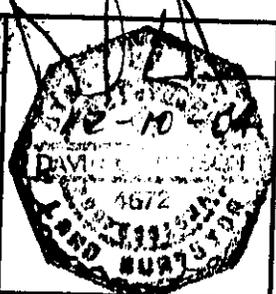


PAGE	STATE	DIST.	COUNTY
	TEXAS	TYLER	HENDERSON
	CONST. C. S. J.	0198-02-029	HIGHWAY NO.
	ROW C. S. J.	0198-02-030	
	CONST. C. S. J.	0198-02-027	
	ROW C. S. J.	0198-02-028	US HWY 175

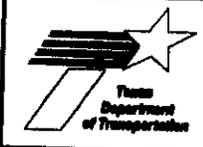


NOTE: Legal description to accompany plot
 NOTE: Bearings are based on NAD '83 Datum, Texas State Plane Coordinate System,
 North Central Zone, as supplied by TxDOT, all distances and bearings shown on plot
 are surface values

- LEGEND**
- • 1/4 inch iron rod with plastic cap stamped "Transystems Corporation"
 - • Marker found "as noted"
 - ⊕ • 1/4 inch iron rod with aluminum cap stamped "TxDOT"
 - D.R.A.C.T. • Deed Records, Anderson County, Texas
 - D.R.H.C.T. • Deed Records, Henderson County, Texas
 - P.O.C. • Point Of Commencing
 - P.O.B. • Point Of Beginning
 - R. • Property Line
 - S. • Survey Line
 - F. • Fee Hook
 - C. • Centerline
 - [] • Record Information
 - H. • Control of Access
 - • Fence
 - • Power Line
 - • Railroad



PARCEL
1 AAQ
 W. B. GARRETT AND WIFE,
 PEGGY GARRETT
 6.319 ACRE



PAGE	STATE	DIST.	COUNTY
	TEXAS	TYLER	HENDERSON
	CONST. C. S. J.	0198-02-029	HIGHWAY NO.
	ROW C. S. J.	0198-02-030	US HWY 175
	CONST. C. S. J.	0198-02-027	
	ROW C. S. J.	0198-02-028	

AND IN ADDITION THERETO:

Title to all of that stock tank located partially on the remainder of the herein described parcel, said improvement being bisected by the proposed south right of way line, with the result that the portion of the said improvement lying adjacent to the said right of way line would be in such a condition that it could not be adequately reconstructed at such location, plus the temporary right to enter upon the said remaining property for the sole purpose of removing all of the said improvement.

ROW CSJ 0198-02-028
Henderson County
US 175
Parcel No. 1E AAQ

AN EASEMENT for the purpose of opening, constructing and maintaining a permanent drainage channel in, along, upon and across the following described property with the right and privilege at all times of having ingress, egress and regress in, along, upon and across such property for the purposes of making additions to, improvements on, and repairs to the said drainage channel or any part thereof, said property being described as follows:

County: Henderson
Highway: US Highway 175
Limits: 1.4 Miles South of FM 804 (CR 4712) to
1.1 Miles East of Loop 60 at Larue
Construction CSJ: 0198-02-029
ROW CSJ: 0198-02-030

**Parcel 1 (E) AAQ Drainage Easement
Property Description**

Being a 0.120 acre parcel of land situated in the Ralph Hunter League, Abstract Number 11, Henderson County, Texas, also being a portion of Tract One as described by deed to W. B. and Peggy Garrett as recorded in Volume 1464, Page 605, Deed Records, Henderson County, Texas (DRHCT) and being more particularly described as follows:

Beginning at a 5/8 inch iron rod with aluminum cap stamped TXDOT set in the proposed Southerly right-of-way line of U.S. Highway 175 for the Northwest corner of said Drainage Easement in the common West line of said Garrett and in the East Line of a parcel of land as described by deed to Rachel Faulk as recorded in Volume 1019, Page 526, DRHCT;

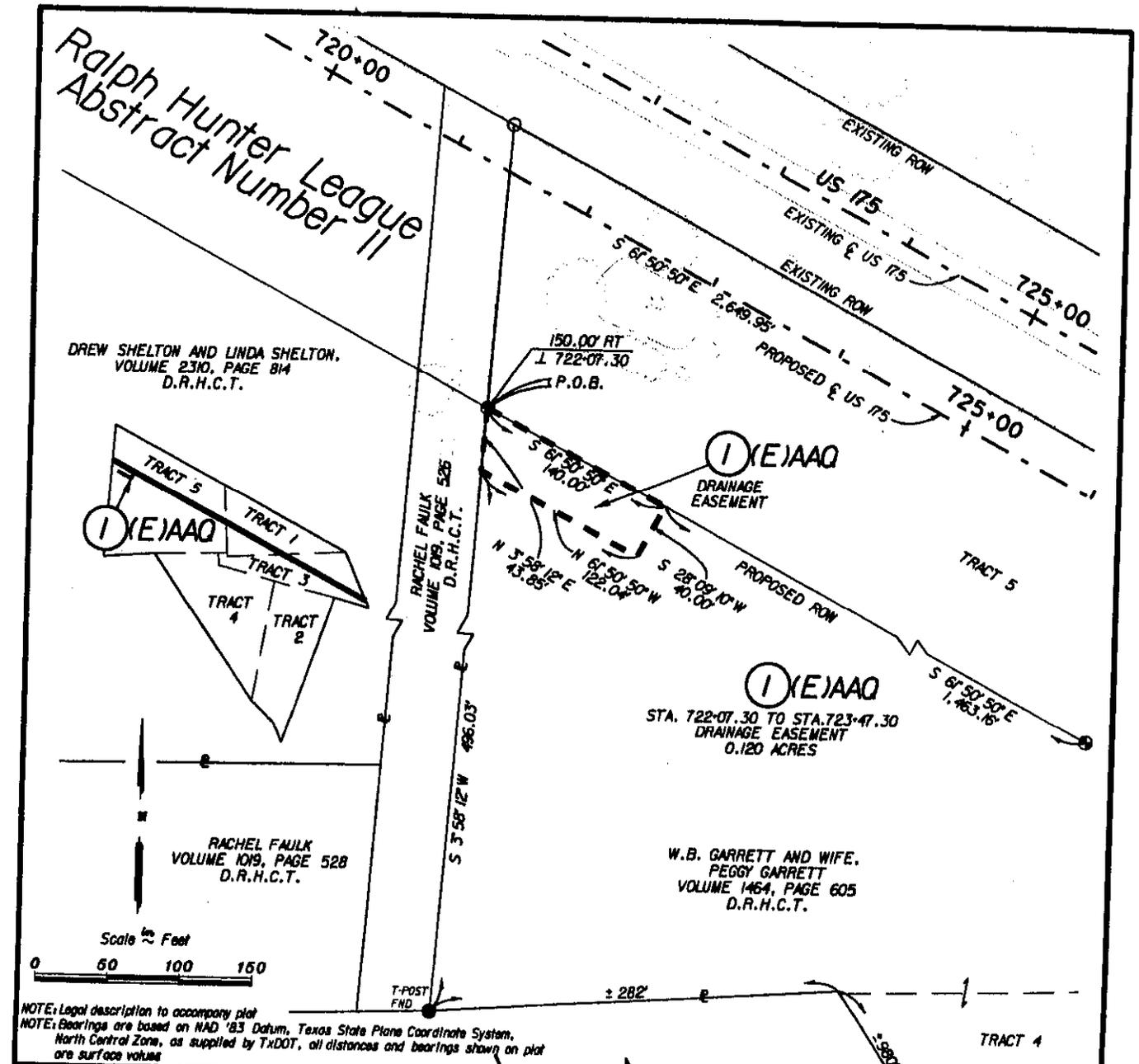
- 1) Thence South $61^{\circ}50'50''$ East, departing said common line and along said proposed right-of-way line a distance of 140.00 feet to the Northeast corner of said Drainage Easement, from which a 5/8 inch iron rod with aluminum cap stamped TXDOT found bears South $61^{\circ}50'50''$ East, a distance of 1,463.16 feet:
- 2) Thence South $28^{\circ}09'10''$ West, departing said proposed right-of-way line a distance of 40.00 feet to the Southeast corner of said Drainage Easement:
- 3) Thence North $61^{\circ}50'50''$ West, a distance of 122.04 feet to the Southwest corner of said Drainage Easement in the common West line of said Garrett tract and the East line of said Faulk tract, from which a T-post found for the Southwest corner of said Garrett tract and the Southeast corner of said Faulk tract bears South $03^{\circ}58'12''$ West, a distance of 496.03 feet:
- 4) Thence North $03^{\circ}58'12''$ East, along said common line a distance of 43.85 feet to the **POINT OF BEGINNING** and containing 0.120 acres of land more or less.

Note: Plat to accompany legal description.

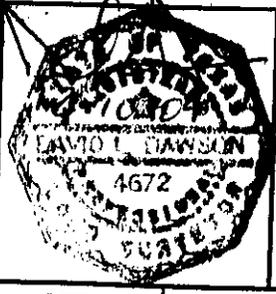
Bearings are based on NAD '83 Datum, Texas State Plane Coordinate System, North Central Zone, as supplied by TxDOT, all distances shown on legal description are surface values.


12-10-04
David L. Dawson
Registered Professional Land Surveyor
Texas Registration Number 4672





- LEGEND**
- - 5/16 inch iron rod with plastic cap stamped "Transystems Corporation"
 - - Marker found "as noted"
 - ⊙ - 5/16 inch iron rod with aluminum cap stamped "TxDOT"
 - D.R.A.C.T. - Dead Records, Anderson County, Texas
 - D.R.H.C.T. - Dead Records, Henderson County, Texas
 - P.O.C. - Point Of Commencing
 - P.O.B. - Point Of Beginning
 - P - Property Line
 - S - Survey Line
 - H - Fee Hook
 - ⊕ - Centerline
 - [] - Record Information
 - +— - Control of Access
 - x— - Fence
 - - Power Line
 - +— - Railroad



PARCEL 1 (E) AAO
DRAINAGE EASEMENT
W. B. GARRETT AND WIFE,
PEGGY GARRETT
0.120 ACRE



PAGE	STATE	DIST.	COUNTY
	TEXAS	TYLER	HENDERSON
	CONST. C. S. J.	0198-02-029	HIGHWAY NO.
	ROW C. S. J.	0198-02-030	US HWY 175

June 25, 2004

County: Dallas
Highway: Loop 12
Project Limits: From Stemmons Trail
To East of Midway
CSJ: 0353-05-105
Account: 9118-01-013

Description for Parcel 1

BEING A 1181 SQUARE FEET PARCEL OF LAND OUT OF THE DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, DALLAS COUNTY, TEXAS, BEING PART OF A TRACT OF LAND AS DEEDED TO NORTHWEST STARLIGHT, LTD., RECORDED IN VOLUME 2003113, PAGE 6705, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS (DRDCT), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR REFERENCE at a 120D nail found at a point on the south line of said Northwest Starlight tract, being the north line of the Right of Way for Starlight Road;

THENCE S45°23'52"E, a distance of 269.33 feet to a point being the southeast corner of said Northwest Starlight tract, and being on the west line of the Right of Way for Community Drive;

THENCE N45°21'08"E, with the west line of the Right of Way for Community Drive, a distance of 51.88 feet to a TxDOT monument set to mark the POINT OF BEGINNING;

1. THENCE N41°47'42"E, departing said Right of Way and crossing said Northwest Starlight tract with the new Right of Way, a distance of 80.59 feet to a TxDOT monument set to mark the point;
2. THENCE N45°21'08"E, with said new Right of Way, a distance of 159.17 feet to a TxDOT monument set to mark the point;
3. THENCE N17°09'04"W, with said new Right of Way, a distance of 17.46 feet to a TxDOT monument set to mark the point on the north line of said Northwest Starlight tract, being the south line of the curving Right of Way for Loop 12;
4. THENCE along said non-tangent Right of Way curve, having a radius of 1372.72 feet, through a central angle of 00°54'57", an arc distance of 21.94 feet, and having a chord which bears S65°38'31"E, a distance of 21.94 feet to a point being the northeast corner of said Northwest Starlight tract, and being on the west line of the Right of Way for Community Drive;
5. THENCE S45°21'08"W, a distance of 255.53 feet to the POINT OF BEGINNING, and containing 1181 square feet (0.0271 acre) of land.

County: Dallas
Highway: Loop 12
Project Limits: From Stemmons Trail
To East of Midway

June 25, 2004

CSJ: 0353-05-105
Account: 9118-01-013

Description for Parcel 1

**The monument described and set in this call, if destroyed during construction, may be replaced With a TxDOT Type II Right of Way Marker upon the completion of the highway construction project under supervision of a Registered Professional Surveyor, Either Employed or retained by TxDOT.

Access is allowed to the highway facility from the adjacent property.

All bearings are based on the Texas State Plane Coordinate System, N.A.D. 83 (1993 Adj.), North Central Zone. All coordinates Shown are Surface and may be converted to grid by dividing by the TxDOT conversion factor of 1.000136506

 07.12.04
Date

John F. Wilder, R.P.L.S.
Texas Registration No. 4285

BW2 Engineers, Inc.
1919 South Shiloh Road, Suite 500
Garland, TX 75042



June, 2005
Parcel 1 TE

County: Dallas
Highway: Loop 12
Project Limits: Stemmons Trail to East of Midway
Account No.: 9118-01-013

TEMPORARY EASEMENT:

A TEMPORARY EASEMENT for the duration of 3 years from the date of possession of said easement for the purpose of contractor vehicle parking in, along, upon, and across the premises described in the foregoing property description, with the temporary right and privilege of having ingress, egress, and regress in, along, upon, and across said tract of land for the purpose of contractor vehicle parking.

County: Dallas
Highway: Loop 12
Project Limits: From Stemmons Trail
 To East of Midway
CSJ: 0353-05-105
Account: 9118-01-013

June 25, 2004

Description for Parcel 1TE

BEING A 2090 SQUARE FEET PARCEL OF LAND OUT OF THE DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, DALLAS COUNTY, TEXAS, BEING PART OF A TRACT OF LAND AS DEEDED TO NORTHWEST STARLIGHT, LTD., RECORDED IN VOLUME 2003113, PAGE 6705, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS (DRDCT), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

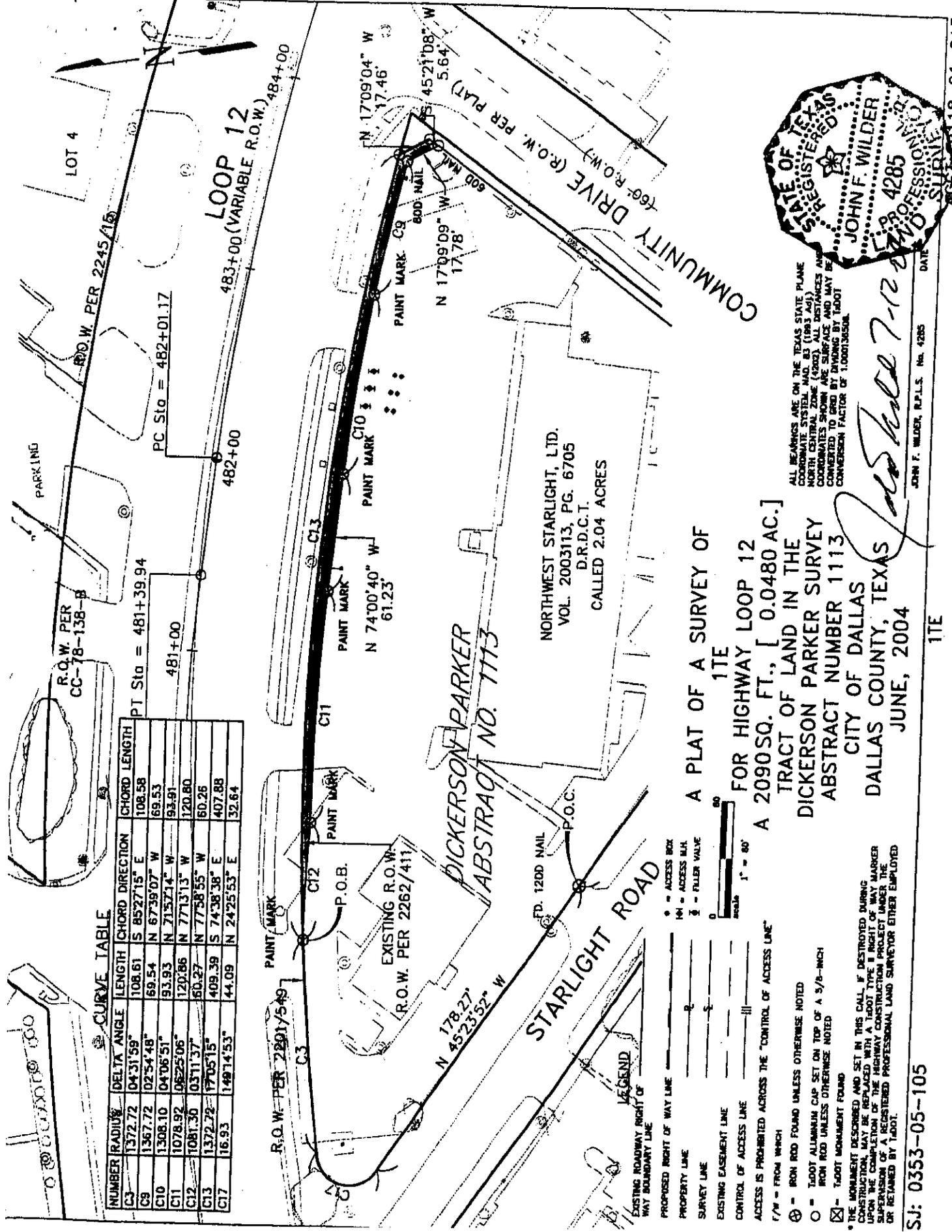
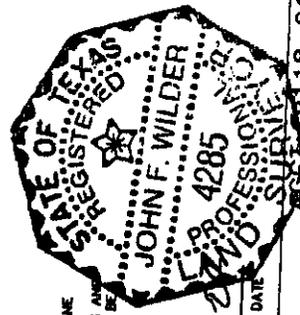
COMMENCING FOR REFERENCE at a 120D nail found for a point on the south line of said Northwest Starlight tract, being the north line of the Right of Way for Starlight Road;

THENCE N45°23'52"W, a distance of 178.27 feet to a point at the beginning of circular curve to the right;

THENCE along said curve to the right, having a radius of 16.93 feet, through a central angle of 149°14'53", an arc distance of 44.09 feet, and having a chord which bears N24°25'53"E, a distance of 32.64 feet to a point on the north side of said Northwest Starlight tract, being on the south line of the curving Right of Way for Loop 12;

THENCE along said curving Right of Way, having a radius of 1372.72 feet, through a central angle of 04°31'59", an arc distance of 108.61 feet, and having a chord which bears S85°27'15"E a distance of 108.58 feet to a paint dot marking the POINT OF BEGINNING;

1. THENCE continue with said curving Right of Way, having a radius of 1372.72 feet, through a central angle of 17°05'15", an arc distance of 409.39 feet, and having a chord which bears, S74°38'38"E, a distance of 407.88 feet to a TxDOT monument set to mark the point;
2. THENCE S17°09'04"E, departing said Right of Way and crossing said Starlight tract, with the new Right of Way, a distance of 17.46 feet to a TxDOT monument set to mark the point;
3. THENCE S45°21'08"W, with said new Right of Way, a distance of 5.64 feet to a 60 D nail set to mark the point;
4. THENCE N17°09'09"W, a distance of 17.78 feet to a 60D nail set to mark the point at the beginning of a non-tangent curve to the left having a radius of 1367.72 feet;
5. THENCE with said curve, through a central angle of 02°54'48", an arc distance of 69.54 feet, and having a chord which bears N67°39'07"W, a distance of 69.53 feet to a point dot set to mark the point at the beginning of a compound curve to the left, having a radius of 1308.10 feet;



CURVE TABLE

NUMBER	RADIUS	DELTA ANGLE	LENGTH	CHORD DIRECTION	CHORD LENGTH
C3	1372.72	04°31'59"	108.61	S 85°27'15" E	108.58
C9	1367.72	02°54'48"	69.54	N 67°39'07" W	69.53
C10	1308.10	04°06'51"	93.93	N 71°52'14" W	93.91
C11	1078.92	06°25'06"	120.86	N 77°13'13" W	120.80
C12	1081.30	03°11'37"	60.27	N 77°58'55" W	60.28
C13	1372.72	17°05'15"	409.39	S 74°38'38" E	407.88
C17	16.93	149°14'53"	44.09	N 24°25'53" E	32.84

A PLAT OF A SURVEY OF
1TE
FOR HIGHWAY LOOP 12
TRACT OF LAND IN THE
DICKERSON PARKER SURVEY
ABSTRACT NUMBER 1113
CITY OF DALLAS
DALLAS COUNTY, TEXAS
JUNE, 2004

NORTHWEST STARLIGHT, LTD.
VOL. 2003113, PG. 6705
D.R.D.C.T.
CALLED 2.04 ACRES

- LEGEND**
- PROPOSED RIGHT OF WAY LINE
 - PROPERTY LINE
 - SURVEY LINE
 - EXISTING EASEMENT LINE
 - CONTROL OF ACCESS LINE
 - ACCESS IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
 - 1/4" = FROM WHICH
 - ⊕ - IRON ROD FOUND UNLESS OTHERWISE NOTED
 - - TAOOT ALUMINUM CAP SET ON TOP OF A 5/8"-NICH
 - ⊗ - IRON ROD UNLESS OTHERWISE NOTED
 - ⊠ - TAOOT MONUMENT FOUND
- * THE MONUMENT DESCRIBED AND SET IN THIS CALL IF DESTROYED DURING CONSTRUCTION SHALL BE REPLACED WITH A TAOOT TYPE B RIGHT OF WAY MARKER UPON THE COMPLETION OF THE HIGHWAY CONSTRUCTION PROJECT UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR EITHER EMPLOYED OR RETAINED BY TAOOT.

ALL BEARINGS ARE ON THE TEXAS STATE PLANE
COORDINATE SYSTEM, NAD 83 (1983 ADJ)
NORTH ZONE (4200'). ALL DISTANCES AND
COORDINATES SHOWN ARE SURFACE AND MAY BE
CONVERTED TO GRID BY DIVIDING BY TAOOT
CONVERSION FACTOR OF 1.000136504.

JOHN F. WILDER, R.P.L.S. No. 4285
DATE: JUN 19 2004

County: Dallas
Highway: Loop 12
Project Limits: From Stemmons Trail
 To East of Midway
CSJ: 0353-05-105
Account: 9118-01-013

June 25, 2004

Description for Parcel 17

BEING A 1,226 SQUARE FEET PARCEL OF LAND OUT OF THE DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, DALLAS COUNTY, TEXAS, BEING PART OF LOT 3A OF RESUBDIVISION OF 3113 NORTHWEST ADDITION, AN ADDITION TO THE CITY OF DALLAS, AS RECORDED IN VOLUME 69038, PAGE 1714, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS (DRDCT), AS DEEDED TO COMPASS PROPERTIES, INC. AND RECORDED IN VOLUME 92194, PAGE 1659 (DRDCT), BEING PART OF CITY OF DALLAS BLOCK NO. 5775, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR REFERENCE at a half inch iron rod found for the northeast corner of Lot 3G of Casa Bonita Northwest, an addition to the City of Dallas as recorded in Volume 77044, Page 2124, DRDCT, said point being the northwest corner of Lot 3D;

THENCE South $44^{\circ}33'25''$ East, with the east line of Lot 3G, being the west line of Lot 3D, a distance of 215.02 feet to a point being the southeast corner of Lot 3G, being the southwest corner of Lot 3D, and being on the north line of the existing Right of Way for Loop 12 (100' ROW);

THENCE South $45^{\circ}05'56''$ West with said Right of Way line, a distance of 125.00 feet to the POINT OF BEGINNING, said point being the southeast corner of Lot 3A of said 3113 Northwest Addition, being the southwest corner of Lot 3G;

- 1) THENCE South $45^{\circ}05'56''$ West, continue with said Right of Way line, a distance of 100.00 feet to a point being the southwest corner of Lot 3A, being the southeast corner of Lot 3J of NTB Addition, an addition to the City of Dallas as recorded in Volume 97181, Page 784, DRDCT;
- 2) THENCE North $44^{\circ}33'25''$ West, with the line common to Lot 3A and Lot 3J, a distance of 12.26 feet to a TxDOT monument set on the new R.O.W. line;
- 3) THENCE North $45^{\circ}05'56''$ East, departing said common line and crossing Lot 3A, with said new R.O.W. line, a distance of 100.00 feet to an "X" cut set on the east line of Lot 3A, being the west line of said Lot 3G;
- 4) THENCE South $44^{\circ}33'25''$ East, with the line common to Lot 3A and 3G, a distance of 12.26 feet to the POINT OF BEGINNING, and containing 1,226 square feet (0.0282 acre) of land.

DICKERSON PARKER
ABSTRACT NO. 1113

BLOCK 5775

CASA BONITA NORTHWEST
VOL. 77044, PG. 2124

LOT 3G
3505 NORTHWEST
VOL. 96192, PG. 1863
CALLED 0.617 ACRES

LOT 3A
RESUB. 3113
NORTHWEST ADDN.
VOL. 69038, PG. 1714

COMPASS PROP.
VOL. 92194, PG. 1659
D.R.D.C.T.
CALLED 0.494 ACRES

LOT 3J
NTB ADDITION
VOL. 97181, PG. 784

G.E. GOSCHA
VOL. 97121, PG. 2961
CALLED 0.890 ACRES

LINE TABLE

NUMBER	DIRECTION	DISTANCE
L11	N 44°33'25" W	12.26'
L12	S 44°33'25" E	12.26'
L12	N 45°05'56" E	100.00'

LAKEFIELD BLVD.
(NO DEED OF RECORD FD.)
(80' R.O.W.)

526+00

527+00

LOOP 12
(100' R.O.W.)

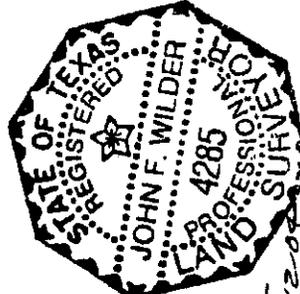
LEGEND

- EXISTING HIGHWAY RIGHT OF WAY BOUNDARY LINE
- PROPOSED RIGHT OF WAY LINE
- PROPERTY LINE
- SURVEY LINE
- EXISTING EASEMENT LINE
- CONTROL ACCESS LINE
- ACCESS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
- F/W = RIGHT OF WAY WHICH
- ⊕ = ROD FOUND UNLESS OTHERWISE NOTED
- = TIE POINT UNLESS OTHERWISE NOTED
- = TIE POINT ALUMINUM CAP SET ON TOP OF A 5/8-INCH ROD UNLESS OTHERWISE NOTED
- ⊗ = TIE POINT MONUMENT FOUND

A PLAT OF A SURVEY OF
PARCEL 17
FOR HIGHWAY LOOP 12
A 1226 SQ. FT., [0.0282 AC.]
TRACT OF LAND IN THE
DICKERSON PARKER SURVEY
ABSTRACT NUMBER 1113
CITY OF DALLAS
DALLAS COUNTY, TEXAS
JUNE, 2004

ALL BEARINGS ARE ON THE TEXAS STATE PLANE
COORDINATE SYSTEM AND IN THE
NORTH CENTRAL ZONE (4200
COORDINATES SHOWN ARE SURFACE
COORDINATES CONVERTED TO GRID BY DIVISION BY TAQOT
CONVERSION FACTOR OF 1.000136504.

John F. Wilder
JOHN F. WILDER, R.P.L.S. No. 6285
DATE 07-20-04



JSJ: 063-05-105

PARCEL 17

June, 2005
Parcel 17 TE

County: Dallas
Highway: Loop 12
Project Limits: Stemmons Trail to East of Midway
Account No.: 9118-01-013

TEMPORARY EASEMENT:

A **TEMPORARY EASEMENT** for the duration of 3 years from the date of possession of said easement for the purpose of staging in, along, upon and across the premises described in the foregoing property description, with the temporary right and privilege of having ingress, egress, and regress in, along, upon, and across said tract of land for the purpose of staging equipment and or vehicle parking.

County: Dallas
Highway: Loop 12
Project Limits: From Stemmons Trail
To East of Midway

June 25, 2004

CSJ: 0353-05-105

Account: 9118-01-013

Description for Parcel 17TE

BEING A 400 SQUARE FEET PARCEL OF LAND OUT OF THE DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, DALLAS COUNTY, TEXAS, BEING PART OF LOT 3A OF RESUBDIVISION OF 3113 NORTHWEST ADDITION, AN ADDITION TO THE CITY OF DALLAS, AS RECORDED IN VOLUME 69038, PAGE 1714, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS (DRDCT), AS DEEDED TO COMPASS PROPERTIES, INC. AND RECORDED IN VOLUME 92194, PAGE 1659 (DRDCT), BEING PART OF CITY OF DALLAS BLOCK NO. 5775, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR REFERENCE at a half inch iron rod found for the northeast corner of Lot 3G of Casa Bonita Northwest, an addition to the City of Dallas as recorded in Volume 77044, Page 2124, DRDCT, said point being the northwest corner of Lot 3D;

THENCE South 44°33'25" East, with the east line of Lot 3G, being the west line of Lot 3D, a distance of 215.02 feet to a point being the southeast corner of Lot 3G, being the southwest corner of Lot 3D, and being on the north line of the existing Right of Way for Loop 12 (100' ROW);

THENCE South 45°05'56" West with said Right of Way line, a distance of 125.00 feet to a point, said point being the southeast corner of said Lot 3A, being the southwest corner of said Lot 3G;

THENCE North 44°33'25" West, with the line common to Lot 3A and Lot 3G, a distance of 12.26 feet to an "X" cut set on the new R.O.W. line, being the POINT OF BEGINNING;

1. THENCE South 45°05'56" West, departing said common line and crossing Lot 3A with said new R.O.W. line, a distance of 80.00 feet to a paint mark set to mark the point;
2. THENCE North 44°53'41" West, a distance of 5.00 feet to a paint mark set to mark the point;
3. THENCE North 45°05'56" East, a distance of 80.03 feet to a paint mark set to mark the point on the line common to Lot 3A and Lot 3G;
4. THENCE South 44°33'25" East, with said common line, a distance of 5.00 feet to the POINT OF BEGINNING, and containing 400 square feet (0.0092 acre) of land.

DICKERSON PARKER
ABSTRACT NO. 1113

BLOCK 5775

LOT 3A
RESUB. 3113
NORTHWEST ADDN.
VOL. 69038, PG. 1714

COMPASS PROP.
VOL. 92194, PG. 1659
D.R.D.C.T.
CALLED 0.494 ACRES

LOT 36
CASA BONITA NORTHWEST
VOL. 77044, PG. 2124

3505 NORTHWEST
VOL. 96192, PG. 1863
CALLED 0.617 ACRES

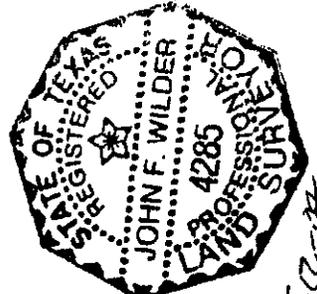
LOT 3J
NTB ADDITION
VOL. 97181, PG. 784

G.E. GOSCHA
VOL. 97121, PG. 2961
CALLED 0.890 ACRES

LINE TABLE

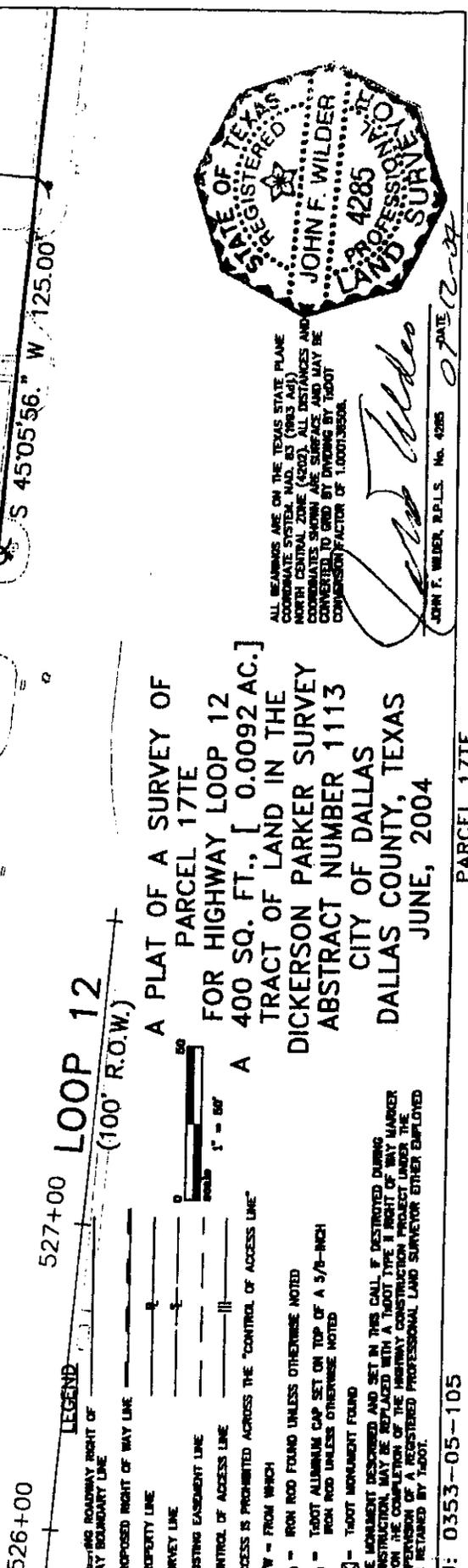
NUMBER	DIRECTION	DISTANCE
L2	S 44°33'25" E	12.26'
L6	N 44°53'41" W	5.00'
L7	S 44°33'25" E	5.00'
L8	N 45°05'56" E	80.03'
L12	N 45°05'56" E	80.00'

LAKEFIELD BLVD.
(NO DEED OF RECORD FD.)
(80' R.O.W.)



ALL BEARINGS ARE ON THE TEXAS STATE PLANE
COORDINATE SYSTEM, NAD 83 (FMS 84).
NORTH CENTRAL ZONE (4200). ALL DISTANCES AND
COORDINATES SHOWN ARE SURFACE AND MAY BE
CONVERTED TO GRID BY DIVIDING BY TPOOT
CONVERSION FACTOR OF 1.000136504.

John F. Wilder
JOHN F. WILDER, R.P.L.S. No. 4285



A PLAT OF A SURVEY OF
PARCEL 177E
FOR HIGHWAY LOOP 12
A 400 SQ. FT., [0.0092 AC.]
TRACT OF LAND IN THE
DICKERSON PARKER SURVEY
ABSTRACT NUMBER 1113
CITY OF DALLAS
DALLAS COUNTY, TEXAS
JUNE, 2004

LOOP 12
(100' R.O.W.)

- LEGEND
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PROPOSED RIGHT OF WAY LINE
 - PROPERTY LINE
 - SURVEY LINE
 - EXISTING EASEMENT LINE
 - CONTROL OF ACCESS LINE
 - ACCESS IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE" 1/4" FROM WHICH
 - IRON ROD FOUND UNLESS OTHERWISE NOTED
 - TODOT ALUMINUM CAP SET ON TOP OF A 5/8-INCH IRON ROD UNLESS OTHERWISE NOTED
 - TODOT MONUMENT FOUND
 - THE MONUMENT DESCRIBED AND SET IN THIS CALL IS DESTROYED DURING CONSTRUCTION, MAY BE REPLACED WITH A TODOT TYPE "B" RIGHT OF WAY MARKER UPON THE COMPLETION OF THE HIGHWAY CONSTRUCTION UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR OTHER EMPLOYED OR RETAINED BY TODOT.

June 25, 2004

County: Dallas

Highway: Loop 12

Project Limits: From Stemmons Trail
To East of Midway

CSJ: 0353-05-105

Account: 9118-01-013

Description for Parcel 24

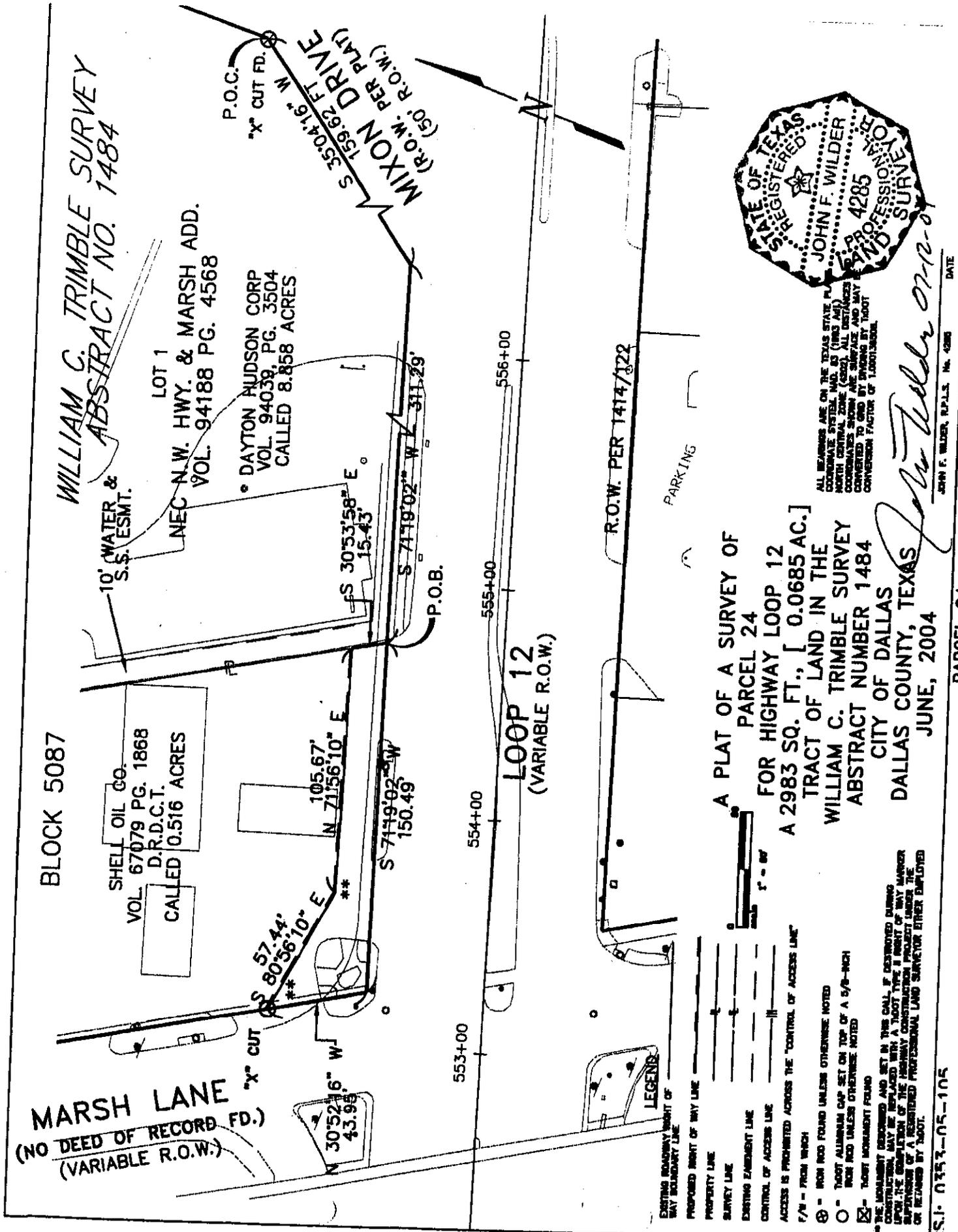
BEING A 2983 SQUARE FEET PARCEL OF LAND OUT OF THE WILLIAM C. TRIMBLE SURVEY, ABSTRACT NO. 1484, DALLAS COUNTY, TEXAS, BEING A TRACT OF LAND AS DEEDED TO SHELL OIL COMPANY AND RECORDED IN VOLUME 67079, PAGE 1868 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS (DRDCT), BEING PART OF CITY OF DALLAS BLOCK NO. 5087, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FOR REFERENCE at an "X" cut found at the northernmost end of a corner clip for the Right of Way at the Northwest corner of the intersection of Loop 12 (100' ROW) and Mixon Drive (50' ROW);

THENCE South 35°04'16" West, with said corner clip, a distance of 159.62 feet to a point on the north line of Loop 12;

THENCE South 71°19'02" West, with the north line of the Right of Way for Loop 12, a distance of 311.29 feet to the southeast corner of said Shell Oil tract, being a southwest corner of Lot 1 NEC N.W. Hwy. and Marsh Addition, an addition to the City of Dallas as recorded in Volume 94188, Page 4568 as deeded to Dayton Hudson Corporation and recorded in Volume 94039, Page 3504 DRDCT, said point being the POINT OF BEGINNING;

- 1) THENCE South 71°19'02" West, continue with said Right of Way line, a distance of 150.49 feet to the southwest corner of said Shell Oil tract, being on the north line of the Right of Way for Loop 12, and being on the east line of the Right of Way line for Marsh Lane (Variable Width ROW);
- 2) THENCE North 30°52'16" West, with the east line of the Right of Way for Marsh Lane, a distance of 43.95 feet to an "X" cut set on the new R.O.W. line;
- 3) THENCE South 80°56'10" East, departing said Right of Way line and crossing said Shell Oil tract with said new R.O.W. line, a distance of 57.44 feet to a point;
- 4) THENCE North 71°56'10" East, with said new R.O.W. line, a distance of 105.67 feet to a point set on the east line of said Shell Oil tract, being the west line of Lot 1;
- 5) THENCE South 30°53'58" East, with said common line, a distance of 15.43 feet to the POINT OF BEGINNING, and containing 2983 square feet (0.0685 acre) of land.



Highway: FM 346
County: Smith
CSJ: 0492-05-014 (Construction)

Parcel: 154

LAND DESCRIPTION: PARCEL 154

Being a 0.084 of a hectare (0.208 of an acre) tract of land located in the M. Guiteriez Survey, Abstract No. 364, Smith County, Texas, and being a part of that land conveyed to Washington Mutual Bank, FA, recorded in Volume 5683, Page 119 in the Deed Records of Smith County, Texas, same being that land described as the save and except tract of 0.084 hectare (0.208 of an acre) designated as Parcel 96, as described in a deed from Washington Mutual Bank, FA to Kojo Church Square, Inc. recorded in Volume 7661, Page 453 in said Deed Records. Said 0.084 of a hectare (0.208 of an acre) tract being more particularly described by metes and bounds as follows:

BEGINNING at a 13mm (1/2 inch) iron rod set on the proposed south right of way line of F.M. 346, same being the southwest corner of said 0.084 hectare (0.208 of an acre) and being at proposed Engineers Centerline Station 4+647.025, 16.764 meters (55.00 feet) right, from which a 104mm (4 inch) steel pipe found for the southeast corner of a called 0.1072 of a hectare (0.265 of an acre) tract described in a deed to Charles W. Johnson and Von D. Johnson recorded in Volume 3800, Page 39 in said Deed Records, bears South 01 deg. 43 min. 11 sec. East, a distance 50.262 meters (164.90 feet);

- (1) **THENCE** North 01 deg. 43 min. 11 sec. West with the west line of said 0.084 hectare (0.208 of an acre) tract, a distance of 9.885 meters (32.43 feet) to a 13mm (1/2 inch) iron rod set for corner for the northwest corner of said 0.084 hectare (0.208 of an acre) tract, same being in the existing south right of way line of F.M. 346;
- (2) **THENCE** North 88 deg. 00 min. 01 sec. East with the north line of said 0.084 hectare (0.208 of an acre tract) and said existing south right of way line of F.M. 346, a distance of 88.100 meters (289.04 feet) to a 13mm (1/2 inch) iron rod set for the northeast corner of said 0.084 hectare (0.208 of an acre) tract;
- (3) **THENCE** South 01 deg. 39 min. 34 sec. East with the east line of said 0.084 hectare (0.208 of an acre) tract, a distance of 9.286 meters (30.47 feet) to a 13mm (1/2 inch) iron rod set for the southeast corner of said 0.084 hectare (0.208 of an acre) tract, same being on the proposed south right of way line of F.M. 346, from which a 13mm (1/2 inch) iron rod found for the southwest corner of a called 0.2068 hectare (0.511 of an acre) tract described in a deed to James T. Sing recorded in Volume 1697, Page 312 in said Deed Records bears South 01 deg. 39 min. 34 sec. East, a distance 50.918 meters (167.06 feet);

Highway: FM 346
County: Smith
CSJ: 0492-05-014 (Construction)

Parcel: 154

(4) **THENCE** South 87 deg. 36 min. 39 sec. West with the south line of said 0.084 hectare (0.208 of an acre) tract, and said proposed south right of way line, a distance of 88.095 meters (289.02 feet) to the **PLACE OF BEGINNING**, and containing 0.084 of a hectare (0.208 of an acre) of land.

A plat of even date herewith accompanies this legal description.



Joe W. Clark
Registered Professional Land Surveyor No. 4366

01/20/2005
Date



BEARING BASIS IS TEXAS STATE
PLANE COORDINATE SYSTEM, GRID
NORTH CENTRAL ZONE, NAD 83
ENGLISH UNITS PROVIDED FOR
INFORMATION ONLY.

**M. GUITTERIEZ SURVEY
A-364**

F.M. 848 BASCOM RD.

EXIST. ROW

1 : 1000

N 87° 38' 39" E

F.M. 346 OVER HANG,
GAS PUMPS

154

P.O.B.
4+847.025
16.784m (RT)
(55.00 Ft.)

CALL: 0.1072 HEC.
(0.265 AC.)
CHARLES W. JOHNSON
VON D. JOHNSON
3900/39 S-15-86

S01°43'11"E 50.788m(167.06')

TRACT 2

EXIST. BLDG
TRACT 1

CALL: 0.415 HEC. (1.026 AC.) TR. 1
CALL 0.208 HEC. (0.515 AC.) TR. 2
SAVE & EXCEPT 0.084 HEC. (0.208 AC.)
KAJO CHURCH SQUARE, INC.
7661/453 11-16-2004

S01°39'34"E 50.918m(167.06')

CALL: 0.2088 HEC. (0.511 ACRES)
JAMES T. SING
1697/312 8-22-78

UPPER ROW

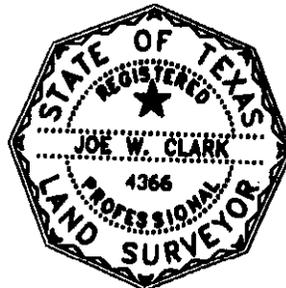
104mm(4")STEEL PIPE

L1	N01°43'11"W	9.885m (32.43')
L2	S01°39'34"E	9.286m (30.47')

154

0.084 HECTARES (0.208 AC.)
CALL 0.084 HEC. (0.208 AC.)
WASHINGTON MUTUAL BANK, FA
7661/453 11-16-2004
D.R.S.C.T.

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT
OF A TITLE REPORT AND MAY NOT INCLUDE ALL EASEMENTS
OR INSTRUMENTS PERTAINING TO THESE TRACTS.
PROPOSED CENTERLINE SHOWN HEREON BASED ON APPROVED
TXDOT DESIGN SCHEMATIC.
SEE LAND DESCRIPTION WITH SAME DATE.
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE
GROUND UNDER MY SUPERVISION.



- 13mm IRON ROD SET
- 13mm IRON ROD FND

Joe W. Clark 01/20/2005
JOE W. CLARK
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4366 DATE

SUMMIT SURVEYING, LTD.
2040 DEERBROOK DR. TYLER, TX.
(903) 581-8544

PARCEL PLAT
PARCEL 154
F.M. 346
SHOWING PROPERTY OF
WASHINGTON MUTUAL BANK, FA
SMITH COUNTY, TEXAS

MINUTE ORDER EXHIBIT 9
PAGE 1 OF 4

January, 2002
Parcel 15

Highway: FM Highway 76
Limits: From 0.3 Mile West of El Paso/Socorro City Limits
To 0.28 Mile East of FM 1281 (Horizon Blvd.)
County: El Paso
Account No.: 8024-01-025
ROW CSJ: 0674-01-058 (Phase VII)
Owner: Annette L. Burrus

Property Description for
Parcel 15

Being 0.6800 of one acre (29,621 square feet) parcel of land, situated in Tract 1C1 and 1E, Block 6 of the Socorro Grant, El Paso County, Texas, as conveyed to Annette L. Burrus, as filed on May 26, 1982 and recorded in Volume 1261, Page 2113 of the Deed Records of El Paso County, Texas (D.R.E.P.C.T.). Said 0.6800 of one acre (29,621 square feet) of land, being more particularly described by metes and bounds as follows with all bearings and coordinates referenced to the Texas State Plane Coordinate System, Central Zone, North American Datum 1983 (1993 Adjustment). Said coordinates are surface in U.S. survey feet and may be converted to grid values by multiplying by a combined scale factor of 0.999777496.

COMMENCING for a point of reference at a 5/8-inch iron rod with cap found for an interior corner of Tract 1F, Block 6 of said Socorro Grant, the most easterly corner of Tract 1F1, Block 6 of said Socorro Grant, and being in the existing northerly right of way line of Old Hueco Tanks Road, being 60 feet wide as shown on the map of Bagge Estates recorded in Volume 34, Page 28 of the Plat Records of El Paso County, Texas; thence as follows:

North 43°53'56" East, along said existing northerly right of way line of Old Hueco Tanks Road (60 feet wide); a distance of 494.89 feet to a 1/2-inch iron rod with Texas Department of Transportation (TxDOT) aluminum cap set [to be replaced with TxDOT Type II monument [4-inch bronze disk set in concrete] after acquisition is complete] at 102.76 feet right of and perpendicular to Farm to Market Road 76 (FM 76) Baseline Station 49+63.81 and being in the proposed southwesterly right of way line of FM 76;

North 05°38'23" East, along said proposed southwesterly right of way line of FM 76, a distance of 60.36 feet to a 1/2-inch iron rod with TxDOT aluminum cap set [to be replaced with TxDOT Type II monument [4-inch bronze disk set in concrete] after acquisition is complete] at 60.00 feet right of and perpendicular to FM 76 Baseline Station 49+21.20;

MINUTE ORDER EXHIBIT 9
PAGE 2 OF 4

January, 2002
Parcel 15

North 39°28'04" West, continuing along said proposed southwesterly right of way line of FM 76, a distance of 26.30 feet to a 1/2-inch iron rod with TxDOT aluminum cap set [to be replaced with TxDOT Type II monument [4-inch bronze disk set in concrete] after acquisition is complete] at 60.00 feet right of and perpendicular to FM 76 Baseline Station 48+94.90 for the beginning of a curve to the right;

An arc distance of 577.24 feet along said curve to the right along said proposed southwesterly right of way line of FM 76, having a Radius of 11,519.00 feet, a Delta Angle of 02°52'16", and a Chord Bearing and Distance of North 38°01'56" West, 577.18 feet to a 1/2-inch iron rod with TxDOT aluminum cap set at 60.00 feet right of and perpendicular to FM 76 Baseline Station 43+20.67, being in the northerly line of Tract 1E1, Block 6 of said Socorro Grant and the southerly line of said Tract 1E for the **POINT OF BEGINNING**, having surface coordinates of X=445,642.47 and Y=10,624,545.57;

- (1) **THENCE** continuing along said proposed southwesterly right of way line of FM 76, an arc distance of 87.16 feet with said curve to the right having a Radius of 11,519.00 feet, a Delta Angle of 00°26'01" and a Chord Bearing and Distance of North 36°22'47" West, 87.16 feet to a 1/2-inch iron rod with TxDOT aluminum cap set [to be replaced with TxDOT Type II monument [4-inch bronze disk set in concrete] after acquisition is complete] for the end of said curve to the right;
- (2) **THENCE** North 36°09'47" West, along said proposed southwesterly right of way line of FM 76, a distance of 558.29 feet to a 1/2-inch iron rod with TxDOT aluminum cap set at 60.00 feet right of and perpendicular to FM 76 Base Line Station 36+75.67 and being in the northerly line of said Tract 1C1 and being in the southerly line of Tract 1D, Block 6 of said Socorro Grant, El Paso County, Texas, as conveyed to Suzanne Burrus Watterson, and recorded in Volume 1582, Page 2074 of the D.R.E.P.C.T.;
- (3) **THENCE** North 57°20'56" East, along the line common to said Tract 1E, and said Tract 1D, a distance of 42.06 feet to a 1/2-inch iron rod with plastic cap stamped 'SURVCON INC.' set for the southeast corner of said Tract 1D and the northeast corner of said Tract 1C1 and being in the existing southwesterly right of way line of FM 76 (North Loop Road) being 50 feet wide as shown on the TxDOT Right of Way map for SH 76, identified with a Control Section Job Number of 674-1-5 and dated January 1949;
- (4) **THENCE** South 36°53'04" East, along said existing southwesterly right of way line of FM 76, a distance of 642.30 feet to a 5/8-inch iron rod with cap found for the southeast corner of said Tract 1E and the northeast corner of said Tract 1E1;

July, 2001
Parcel 26

County: Harris
Highway: State Highway 6
Project Limits: 0.6 mile North of IH 10 to 0.7 mile South of IH 10
Account: 8012-02-044

PROPERTY DESCRIPTION FOR PARCEL NO. 26

Being a 0.005 of one acre (197 square feet) parcel of land, more or less, located in the David Middleton Survey, Abstract 535, Harris County, Texas, more particularly being out of and part of that certain called 1.1850 acre tract of land conveyed from Alford Chin and wife, Lana P.Y. Chin to Edwin Chin, Rebecca Chin and Baldwin Chin by instrument of record dated July 31, 1989 and recorded under Harris County Clerk's File Number M279979, Film Code Number 154-72-0838 of the Official Public Records of Real Property of Harris County, Texas (H.C.O.P.R.R.P.); said 0.005 of one acre (197 square feet) parcel being more particularly described by metes and bounds as follows:

COMMENCING for reference at a 3/4-inch iron rod found marking the northwest corner of aforementioned 1.1850 acre tract, same being the southwest corner of Restricted Reserve "A" of Franz Subdivision, a subdivision of record in Volume 335, Page 19 of the Map Records of Harris County, Texas (H.C.M.R.), said Restricted Reserve "A" conveyed from Edward B. Franz and wife Evonne Franz to North Shore Oil Company by instrument of record dated July 31, 1985 and recorded under Harris County Clerk's File Number K143725, Film Code Number 022-70-1367 of said H.C.O.P.R.R.P., thence as follows:

North 87° 21' 07" East, along the common line of said 1.1850 acre tract and Restricted Reserve "A", a distance of 255.18 feet to a 5/8-inch iron rod with TxDOT aluminum disc set for corner on the proposed westerly right-of-way line of State Highway 6 (SH 6) (width varies) and the POINT OF BEGINNING, having surface coordinates of X= 3,033,034.84, Y=13,847,844.69;

- 1) THENCE, NORTH 87° 21' 07" East, continuing along the common line of said 1.1850 acre tract and Restricted Reserve "A", at 4.18 feet pass a found 5/8-inch iron rod with cap marked "#4110" and continue in all, a distance of 4.35 feet to a point for corner on the existing westerly right-of-way line of SH 6 (160 feet wide);
- 2) THENCE, SOUTH 02° 33' 55" East, along the common line of said 1.1850 acre tract and said existing westerly right-of-way line of SH 6, a distance of 90.65 feet to a 5/8-inch iron rod with TxDOT aluminum disc set for corner on the aforementioned proposed westerly right-of-way line of SH 6;

July, 2001

Parcel 26

- 3) THENCE, NORTH 05° 18' 41" West, along said proposed westerly right-of-way line of SH 6, a distance of 90.75 feet to the POINT OF BEGINNING and containing 0.005 of one acre (197 square feet) of land, more or less.

This description was prepared from a survey and plat prepared by the undersigned dated July, 2001.

ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM (NAD 83, 1993 ADJUSTMENT), SOUTH CENTRAL ZONE, WITH COORDINATES GIVEN IN FEET. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED ADJUSTMENT FACTOR OF 0.999870. FEET MAY BE CONVERTED TO METERS BY MULTIPLYING FEET BY A FACTOR OF 0.304800610.



Keith W. Monroe
7-26-01

JOEL WHEATON SURVEY
A-80
Project Baseline
S02°33'55"E

Survey Line

DAVID MIDDLETON SURVEY
A-535

STATE HIGHWAY 6
(160' R.O.W.)

H.C.M.U.D. No. 175
S.W. 1/4 Sec. 24
F.A. 1650234
H.C.D.P. P.R.P.

H.C.M.U.D. No. 175
20' S.W. 1/4 Sec. 24
F.A. 1650234
H.C.D.P. P.R.P.

H.C.M.U.D. No. 175
20' S.W. 1/4 Sec. 24
F.A. 1650234
H.C.D.P. P.R.P.

502°33'55"E. 90.65'

10518'4" W
90.75'

P.O.B.
PARCEL 26
A-303303484
1-13847/84469

FRANZ SUBDIVISION
VOL. 335, PG. 19, H.C.M.R.

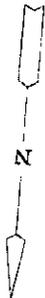
RESTRICTED
RESERVE

NORTH SHORE OIL COMPANY
0.6865 ACRE
F.A. 1745125
F.C. 022-70-1367
H.C.D.P. P.R.P.
JULY 31, 1985

EDWIN CHIN (30% UND. INT.)
REBECCA CHIN (35% UND. INT.)
BALDWIN CHIN (35% UND. INT.)
1.1850 ACRES
F.A. M279919
F.C. 15472-0838
JULY 31, 1989

P.O.C.
PARCEL 26
1/4 LR.

1/4 LR.



NOTES:

1. METES AND BOUNDS DESCRIPTION FOR SUBJECT TRACT PREPARED BY SEPARATE INSTRUMENT BY THE UNDERSIGNED, DATED JULY 2001.
2. ALL BEARINGS AND COORDINATES ARE BASED ON THE STATE PLANE COORDINATE SYSTEM (NAD 83, 1983 ADJ.). SOUTH PLAINS ZONE. WITH COORDINATES GIVEN IN FEET. ALL DISTANCES, INCLUDING DISTANCES SHOWN ON SURFACE AND CONTOUR NOTES, ARE SHOWN AS SURFACE AND MAY BE CONVERTED TO GRID METERS BY A COMBINED ADJUSTMENT FACTOR OF 0.999870. FEET MAY BE CONVERTED TO METERS BY MULTIPLYING FEET BY A FACTOR OF 0.304800610.

PARCEL PLAT
SHOWING PROPERTY OF
EDWIN CHIN, ET AL
S. H. 6 HARRIS COUNTY
R. O. W. CS.J. 1685-05-082 JULY 2001
LJA ENGINEERING & SURVEYING, INC.

SCALE: 1" = 50'
SHP26 . DGN PROJECT NO. 0980-0014-002

ACCOUNT NO. 8012-02-044

EXISTING	TAKING	REMAINDER
1.1850 AC.	0.005 AC. (197 S.F.)	1.180 AC.
		LEFT
		RIGHT

PARCEL 26

- FOUND 1x1001 BRONZE DISC IN CONCRETE
- FOUND 5/8" IRON ROD (Unless otherwise noted)
- SET 5/8" IRON ROD (Unless otherwise noted)
- FOUND 5/8" IRON ROD W/TXDOT AL. DISC
- SET 5/8" IRON ROD W/TXDOT AL. DISC

Account No: 8023-1-79
CSJ No.: 1697-02-22
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18
Grantor: Don Estes & Wife, Hazel Estes

Being a 2.384 acre parcel of land situated in the West ½ of the D. S. Richardson Survey, Abstract No. 414 of Eastland County, Texas, being out of called 185 acre tract of land conveyed from W. W. Bagwell and wife, Ruby Lee Bagwell to Don Estes & Wife, Hazel Estes by deed recorded in Volume 598, Page 632 of the Deed Records of Eastland County, Texas, filed October 12, 1971, said 2.384 acre parcel being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8-inch iron rod with 2-inch aluminum cap set for corner (Sta. 517+16.53, 80.00 feet left), being on the proposed Northerly Right-of-Way line of FM 2214 (proposed variable width), being on the existing Easterly Right-of-Way line of FM 571 (existing 80-foot width) as described by deeds recorded in Volume 469, Page 156, Volume 469, Page 170, Volume 469, Page 163, Volume 470, Page 104, and Volume 470, Page 121 of the Deed Records of Eastland County, Texas, and being the most Northwesterly corner of the herein described 2.384 acre parcel from which a point for the Northwesterly corner of said called 185 acre tract bears North 00°22'18" East, 385.75 feet;

- (1) **THENCE** in a Southeasterly direction curving to the left along a non-tangent curve along said proposed Northeasterly Right-of-Way line of said FM 2214, passing a 5/8-inch iron rod with 2-inch aluminum cap set at an arc distance of 157.36 feet, passing a 5/8-inch iron rod with 2-inch aluminum cap set at an arc distance of 299.15 feet in all a total arc distance of 463.22 feet (radius = 1,829.86 feet, delta = 14°30'15", chord bears = South 37°07'25" East, 461.98 feet) to a 5/8-inch iron rod with 2-inch aluminum cap set (Sta. 522+00.00, 80.00 feet left) for an interior corner of the herein described 2.384 acre parcel;
- (2) **THENCE** South 51°50'56" East along said proposed Northeasterly Right-of-Way line of said FM 2214, a distance of 96.06 feet to a 5/8-inch iron rod with 2-inch aluminum cap set (Sta. 523+00.00, 90.00 feet left) for an interior corner of the herein described 2.384 acre parcel;

Account No: 8023-1-79
CSJ No.: 1697-02-22
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18
Grantor: Don Estes & Wife, Hazel Estes

- (3) **THENCE** in a Southeasterly direction curving to the left along a non-tangent curve along said proposed Northeasterly Right-of-Way line of said FM 2214, an arc distance of 95.29 feet (radius = 1,819.86 feet, delta = $03^{\circ}00'00''$, chord bears = South $48^{\circ}52'32''$ East, 95.28 feet) to a 5/8-inch iron rod with 2-inch aluminum cap set (Sta. 524+00.00, 90.00 feet left) for an interior corner of the herein described 2.384 acre parcel;
- (4) **THENCE** South $45^{\circ}54'08''$ East, along said proposed Northeasterly Right-of-Way line of said FM 2214, a distance of 96.06 feet to a 5/8-inch iron rod with 2-inch aluminum cap set for a corner marking the point of curvature for a tangent curve to the left (Sta. 525+00.00, 80.00 feet left), and being an interior corner of the herein described 2.384 acre parcel;
- (5) **THENCE** in a Southeasterly direction curving to the left along said proposed Northeasterly Right-of-Way line of said FM 2214, an arc distance of 422.09 feet (radius = 1,829.86 feet, delta = $13^{\circ}12'58''$, chord bears = South $59^{\circ}59'01''$ East, 421.15 feet) to a 5/8-inch iron rod with 2-inch aluminum cap set for corner marking the point of tangency of said curve (Sta. 529+40.54, 80.00 feet left), and being an interior corner of the herein described 2.384 acre parcel;
- (6) **THENCE** South $66^{\circ}35'31''$ East along said proposed Northeasterly Right-of-Way line of said FM 2214 a distance of 310.23 feet to a 5/8-inch iron rod with 2-inch aluminum cap set for a corner marking the point of curvature for a tangent curve to the right (Sta. 532+50.77, 80.00 feet left), and being an interior corner of the herein described 2.384 acre parcel;
- (7) **THENCE** in a Southeasterly direction curving to the right along said proposed Northeasterly Right-of-Way line of said FM 2214, an arc distance of 446.04 feet (radius = 1,989.86 feet, delta = $12^{\circ}50'35''$, chord bears = South $60^{\circ}10'13''$ East, 445.10 feet) to a 5/8-inch iron rod with 2-inch aluminum cap set for corner marking the point of tangency of said curve (Sta. 536+78.87, 80.00 feet left), and being an interior corner of the herein described 2.384 acre parcel;

Account No: 8023-1-79
CSJ No.: 1697-02-22
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18
Grantor: Don Estes & Wife, Hazel Estes

- (8) **THENCE** South $53^{\circ}44'55''$ East along said proposed Northeasterly Right-of-Way line of said FM 2214, a distance of 489.43 feet to a 5/8-inch iron rod with 2-inch aluminum cap set (Sta. 541+68.30, 80.00 feet left) for the Northeasterly corner of the herein described 2.384 acre parcel;
- (9) **THENCE** South $36^{\circ}15'05''$ West, a distance of 30.25 feet to a 5/8-inch iron rod with 2-inch aluminum cap set for corner (Sta. 541+68.30, 49.75 feet left), being the existing Northeasterly Right-of-Way line of said FM 2214 (existing 100-foot width) as described by deeds recorded in Volume 516, Page 331 and Volume 522, Page 388 of the Deed Records of Eastland County, Texas, and being the Southeasterly corner of the herein described 2.384 acre parcel;
- (10) **THENCE** North $53^{\circ}26'44''$ West, along said existing Northeasterly Right-of-Way line of said FM 2214, a distance of 249.76 feet to a 5/8-inch iron rod with TSC cap set for a corner marking the point of curvature for a tangent curve to the left (Sta. 539+18.55, 51.07 feet left), and being an interior corner of the herein described 2.384 acre parcel;
- (11) **THENCE** in a Northwesterly direction curving to the left along said existing Northeasterly Right-of-Way line of said FM 2214, an arc distance of 914.26 feet (radius = 3,869.72 feet, delta = $13^{\circ}32'12''$, chord bears = North $60^{\circ}12'50''$ West, 912.14 feet) to a 5/8-inch iron rod with TSC cap set (Sta. 530+13.84, 50.06 feet left) for an interior corner of the herein described 2.384 acre parcel;
- (12) **THENCE** North $66^{\circ}58'57''$ West along said existing Northeasterly Right-of-Way line of said FM 2214, a distance of 311.00 feet to a 5/8-inch iron rod with TSC cap set for a corner marking the point of curvature for a tangent curve to the right (Sta. 526+98.04, 32.83 feet left), and being an interior corner of the herein described 2.384 acre parcel;

Account No: 8023-1-79
CSJ No.: 1697-02-22
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18
Grantor: Don Estes & Wife, Hazel Estes

- (13) **THENCE** in a Northwesterly direction curving to the right along said existing Northeasterly Right-of-Way line of said FM 2214, an arc distance of 696.87 feet (radius = 1,095.92 feet, delta = $36^{\circ}26'00''$, chord bears = North $48^{\circ}45'57''$ West, 685.19 feet) to a 5/8-inch iron rod with TSC cap set for corner (Sta. 519+96.86, 33.23 feet left) of the herein described 2.384 acre parcel;
- (14) **THENCE** North $30^{\circ}32'57''$ West, along said existing Northerly Right-of-Way line, a distance of 224.54 feet to a 5/8-inch iron rod with TSC cap set for corner (Sta. 517+67.82, 50.09 feet left) being on aforementioned existing Easterly Right-of-Way line of aforementioned FM 571, and being the Southwesterly corner, of the herein described 2.384 acre parcel;
- (15) **THENCE** North $00^{\circ}28'47''$ East along said existing Easterly Right-of-Way line of said FM 571, a distance of 57.87 feet to the **POINT OF BEGINNING**, and containing a computed 2.384 acres, more or less.

All bearings recited herein the above description are referenced to the Texas State Plane Coordinate System, North Central Zone (N.A.D. 83 adjustment). All distances are surface and may be converted to grid by multiplying by a combined adjustment factor of 0.9998800144.

Account No: 8023-1-79
CSJ No.: 1697-02-22
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18
Grantor: Don Estes & Wife, Hazel Estes

This survey meets or exceeds the minimal standards for positional accuracy as promulgated by the current publication of the Texas Board of Professional Land Surveying.

This metes and bounds description was prepared with a corresponding survey parcel map.

I, Daniel Paul Coyer, a Registered Professional Land Surveyor, do hereby certify that the above field note description prepared using information obtained by an on the ground survey made under my direction and supervision.

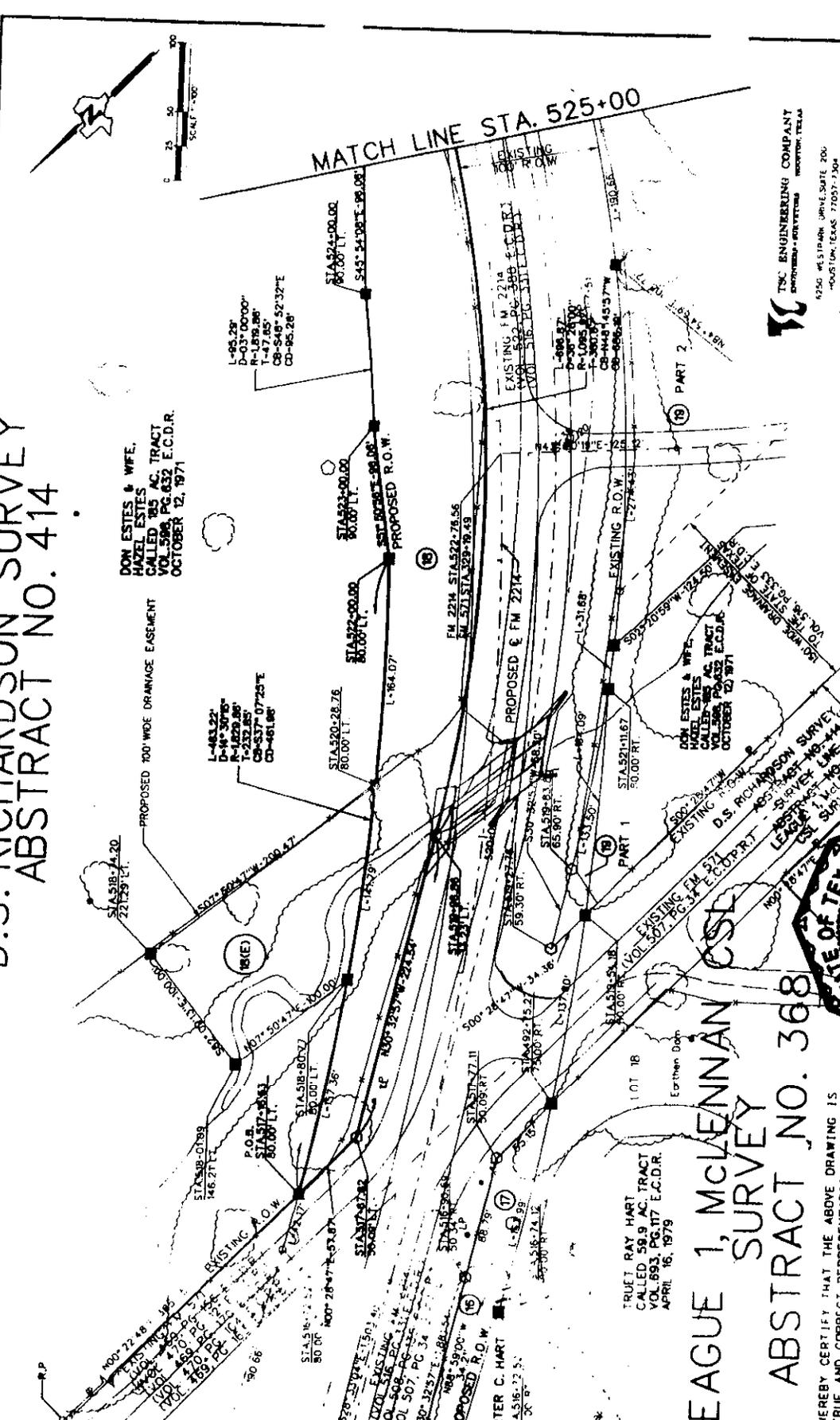
Dated this the 10 day of June, 2002 A.D.

Daniel Paul Coyer
Daniel Paul Coyer, R.P.L.S.
Texas R.P.L.S. No. 4867



06/10/2002
DR

U.S. RICHARDSON SURVEY
ABSTRACT NO. 414



DON ESTES & WIFE,
HAZEL ESTES
CALLED 185 AC. TRACT
VOL. 596, PG. 632 E.C.D.R.
OCTOBER 12, 1971

PROPOSED 100' WIDE DRAINAGE EASEMENT

MATCH LINE STA. 525+00

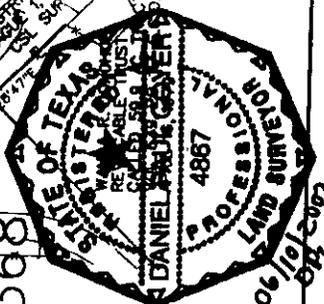
TSC ENGINEERING COMPANY
ENGINEERS-ARCHITECTS HOUSTON, TEXAS

1250 W. 45TH ST., SUITE 200
HOUSTON, TEXAS 77057-7304
TEL: (713) 784-7777 FAX: (713) 784-7733

PARCEL 18	
LIST NAME	PLAT OF A SURVEY OF PROPERTY
BROWNWOOD	DON ESTES & WIFE
ACCOUNT NO	HAZEL ESTES
8023-1-79	FM 2214
	CSJ NO. 1697-02-022
	DATE OF SURVEY
	DEC. 2000
ACQUISITION: 2.384 AC.	
REMAINDER: 182.616 AC.	

LEGEND

- SET 1/4" L.A. W/TROOT ALUMINUM CAP UNLESS OTHERWISE NOTED
- SET 1/4" L.A. W/TSC CAP UNLESS OTHERWISE NOTED
- FOUND PROPERTY CORNER UNLESS OTHERWISE NOTED
- ⊕ PROPERTY LINE
- POINT



TRUETT RAY HART
CALLED 59.9 AC. TRACT
VOL. 593, PG. 17 E.C.D.R.
APRIL 16, 1979

LEAGUE 1, MCLENNAN COUNTY
SURVEY
ABSTRACT NO. 368

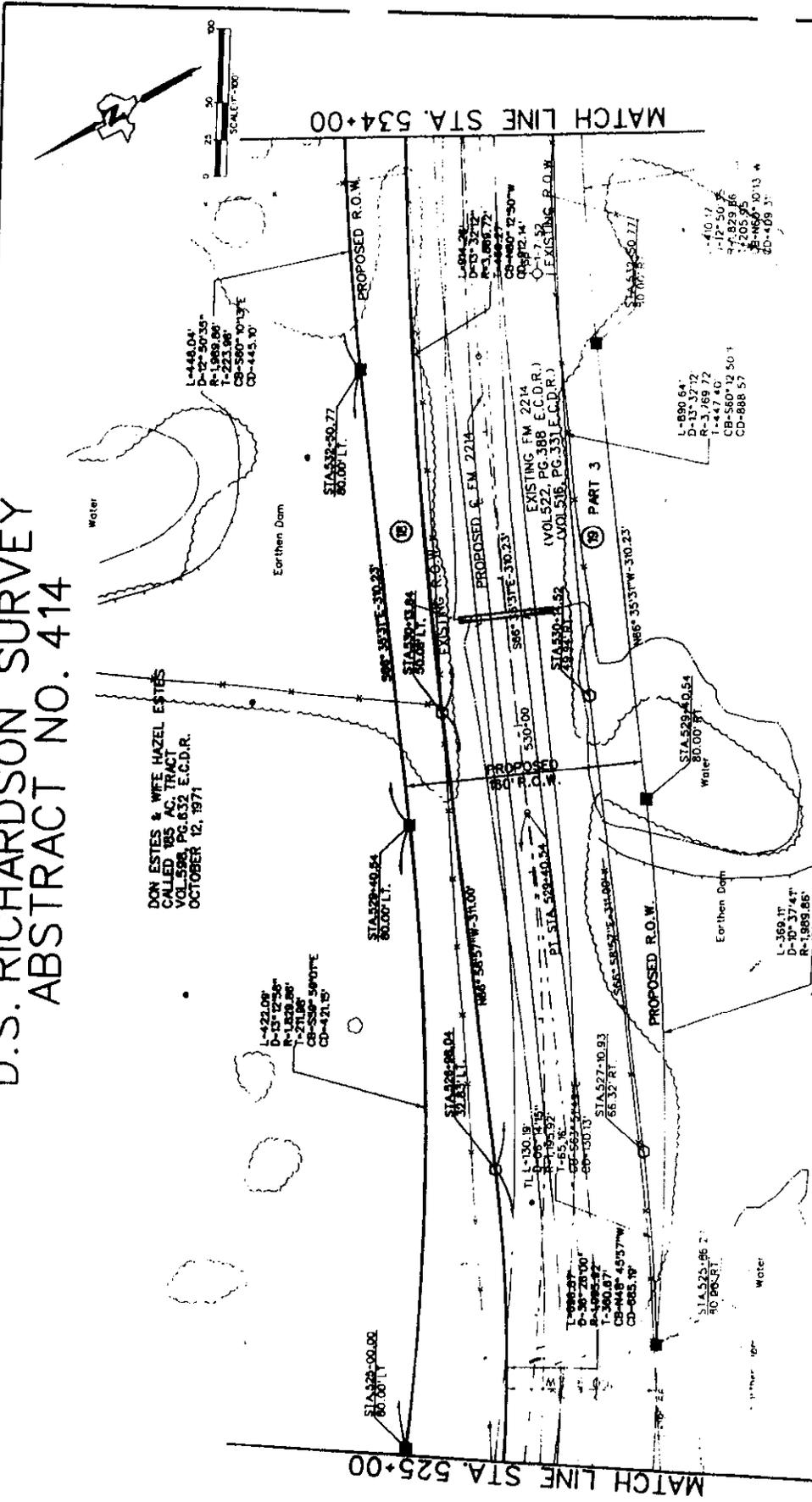
I HEREBY CERTIFY THAT THE ABOVE DRAWING IS
A TRUE AND CORRECT REPRESENTATION OF A
SURVEY MADE ON THE GROUND UNDER MY
DIRECTION AND SUPERVISION.

DATED THIS THE 10 DAY OF JUNE, 2002, A.D.

Daniel Paul Cover
DANIEL PAUL COVER
Registered Professional Land Surveyor No. 4867

06/10/2002
DPC

D.S. RICHARDSON SURVEY
ABSTRACT NO. 414



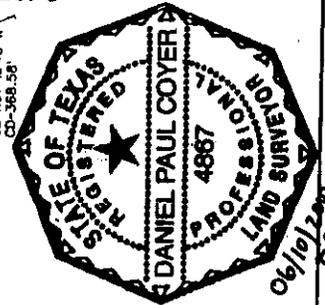
TSC ENGINEERING COMPANY
PROFESSIONAL ENGINEERS SURVEYORS TEXAS
6736 WESTPARK DRIVE SUITE 200
DALLAS, TEXAS 75207-7004
TEL. (214) 784-7777 FAX (214) 784-7733

PARCEL 18		COUNTY
TRST NAME	PART OF A SURVEY OF PROPERTY OF DON ESTES & WIFE HAZEL ESTES	EASTLAND
ACCOUNT NO	FM 2214 CSJ NO. 1897-02-018	DATE OF SURVEY DEC. 2000
ACQUISITION: 2.384 AC. REMAINDER: 182.616 AC.		

LEGEND

- SET 5/8" I.D. W/1/2" O.D. ALUMINUM CAP UNLESS OTHERWISE NOTED
- SET 5/8" I.D. W/3/8" CAP UNLESS OTHERWISE NOTED
- FOUND PROPERTY CORNER UNLESS OTHERWISE NOTED
- ℙ PROPERTY LINE
- POINT

DON ESTES & WIFE HAZEL ESTES
CALLED 185 AC. TRACT
VOL. 588, PG. 632 E.C.D.R.
OCTOBER 12, 1971

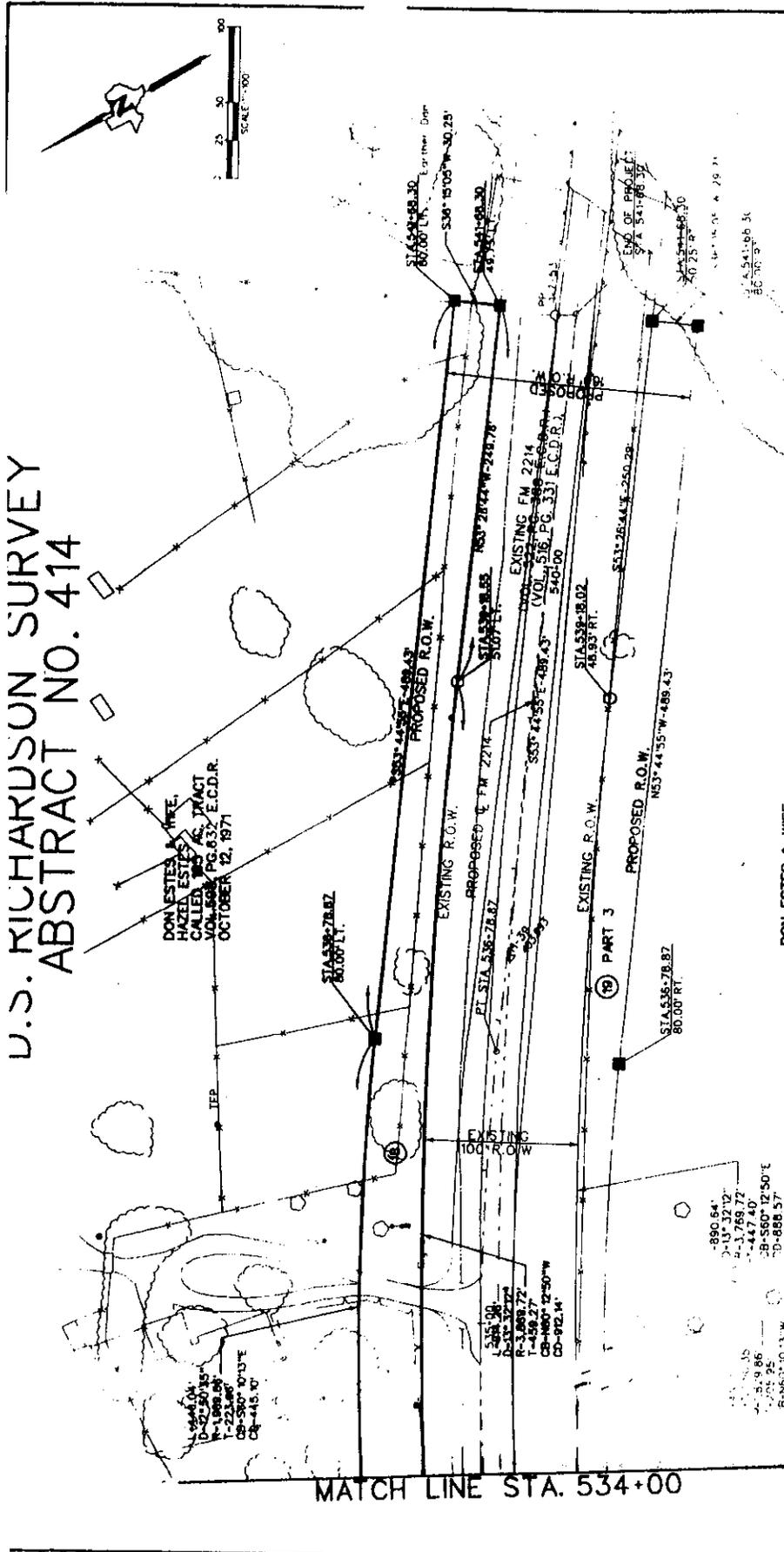


I HEREBY CERTIFY THAT THE ABOVE DRAWING IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.
DATED THIS 14th DAY OF June, 2002, A.D.

Daniel Paul Coyer
DANIEL PAUL COYER
Registered Professional Land Surveyor No. 4867

06/16/2002
DPC

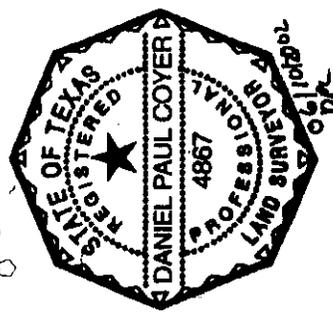
U.S. RICHARDSON SURVEY
ABSTRACT NO. 414



TNC ENGINEERING COMPANY
ENGINEERS - ARCHITECTS
HOUSTON, TEXAS

PARCEL 18		COUNTY
OWNER	NAME OF PROPERTY	EASTLAND
BROWNWOOD	DON ESTES & WIFE	DATE OF SURVEY
ACCOUNT NO.	HAZEL ESTES	DEC. 2000
8023-1-79	FM 2214	
	CSJ NO. 1697-02-022	
ACQUISITION: 2.384 AC.		
REMAINDER: 182.616 AC.		

- LEGEND**
- SET 1/2" I.R. W/TIGHT ALUMINUM CAP UNLESS OTHERWISE NOTED
 - SET 1/2" I.R. W/TSC CAP UNLESS OTHERWISE NOTED
 - FOUND PROPERTY CORNER UNLESS OTHERWISE NOTED
 - ⊕ PROPERTY LINE
 - POINT



DON ESTES & WIFE,
HAZEL ESTES
CALLED 185 AC. TRACT
VOL. 3598, PG. 632, E.C.D.R.
OCTOBER 12, 1971

I HEREBY CERTIFY THAT THE ABOVE DRAWING IS
A TRUE AND CORRECT REPRESENTATION OF A
SURVEY MADE ON THE GROUND UNDER MY
DIRECTION AND SUPERVISION.
DATED THIS 19 DAY OF JUNE, 2002, A.D.

Daniel Paul Coyer
DANIEL PAUL COYER
Registered Professional Land Surveyor No. 4867

MATCH LINE STA. 534+00

Account No.: 8023-1-79
CSJ No.: 1697-02-022
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18 (E)
Grantor: Don Estes & Wife, Hazel Estes

An easement for the purpose of opening, constructing and maintaining a permanent channel or drainage easement in, along, upon and across the premises described in the foregoing property description, together with the right and privilege at all times of ingress and egress to and from said premises for the purpose of making any additions, improvements, modifications or repairs which the State deems necessary.

Account No: 8023-1-79
CSJ No.: 1697-02-022
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18 (E)
Grantor: Don Estes & Wife, Hazel Estes

Being a 0.348 acre parcel of land situated in the West ½ of the D. S. Richardson Survey, Abstract No. 414 of Eastland County, Texas, being out of called 185 acre tract of land conveyed from W.W. Bagwell and wife, Ruby Lee Bagwell to Don Estes & Wife, Hazel Estes by deed recorded in Volume 598, Page 632 of the Deed Records of Eastland County, Texas, filed October 12, 1971, said 0.348 acre parcel being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8-inch iron rod with 2-inch aluminum cap set for corner (Sta. 518+80.77, 80.00 feet left), being on the proposed Northeasterly Right-of-Way line of FM 2214 (proposed variable width), and being the Southwesterly corner of the herein described 0.348 acre parcel from which a concrete monument found for Northwesterly corner of said called 185 acre tract, bears an arc distance of 157.36 feet (radius = 1,829.86 feet, delta = 04°55'38" chord bears = South 32°20'07" East, 157.36 feet), thence North 00 22'48" East along existing Easterly Right-of-Way line of FM 571, a distance of 385.75 feet ;

- (1) **THENCE** North 07°50'47" East along the Westerly line of a proposed 100-foot wide drainage easement, a distance of 100.00 feet to a 5/8-inch iron rod with 2-inch aluminum cap set for the Northwesterly corner (Sta. 518+01.09, 146.21 feet left) of the herein described 0.348 acre parcel;
- (2) **THENCE** South 82°09'13" East along the Northerly line of said proposed 100-foot wide drainage easement, a distance of 100.00 feet to a 5/8-inch iron rod with 2-inch aluminum cap set for Northeasterly corner (Sta. 518+74.20, 221.29 feet left) of the herein described 0.348 acre parcel;
- (3) **THENCE** South 07°50'47" West along the Easterly line of said proposed 100-foot wide drainage easement, a distance of 200.47 feet to a 5/8-inch iron rod with 2-inch aluminum cap set for corner (Sta. 520+28.76, 80.00 feet left), being the Southwesterly corner of the herein described 0.348 acre parcel;

Account No: 8023-1-79
CSJ No.: 1697-02-022
County: Eastland
Highway: FM 2214
Project Limits: From FM 2461 to 0.7 mi. East of FM 571
Parcel No.: 18 (E)
Grantor: Don Estes & Wife, Hazel Estes

- (4) **THENCE** in a Northwesterly direction curving to the right along said proposed Northerly Right-of-Way line of said FM 2214, same being along the Southerly line of said proposed 100-foot wide drainage easement, an arc distance of 141.79 feet (radius = 1,829.86 feet, delta = $04^{\circ}26'23''$, chord bears = North $37^{\circ}01'07''$ West, 141.76 feet) to the **POINT OF BEGINNING**, and containing a computed 0.348 acres, more or less.

All bearings recited herein the above description are referenced to the Texas State Plane Coordinate System, North Central Zone (N.A.D. 83 adjustment). All distances are surface and may be converted to grid by multiplying by a combined adjustment factor of 0.9998800144.

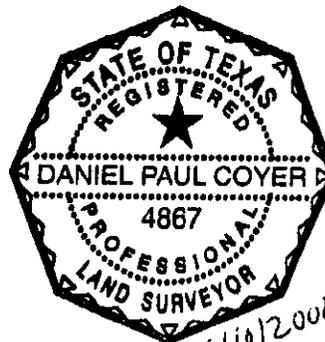
This survey meets or exceeds the minimal standards for positional accuracy as promulgated by the current publication of the Texas Board of Professional Land Surveying.

This metes and bounds description was prepared with a corresponding survey parcel map.

I, Daniel Paul Coyer, a Registered Professional Land Surveyor, do hereby certify that the above field note description prepared using information obtained by an on the ground survey made under my direction and supervision.

Dated this the 10 day of June, 2002 A.D.

Daniel Paul Coyer
Daniel Paul Coyer, R.P.L.S.
Texas R.P.L.S. No. 4867



06/10/2002
DPC

NOTES:

1. ALL BEARINGS AND COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (N.A.D. 83 ADJUSTMENT). ALL DISTANCES AND COORDINATES ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED ADJUSTMENT FACTOR OF 0.9998800144.
2. THIS MAP IS BASED ON FIELD SURVEY PERFORMED IN DECEMBER 2000.
3. THIS SURVEY MEETS OR EXCEEDS THE MINIMAL STANDARDS FOR POSITIONAL ACCURACY AS PROMULGATED BY THE CURRENT PUBLICATION OF THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.
4. THIS SURVEYING PLAT WAS PREPARED WITH CORRESPONDING SET OF METES AND BOUNDS.

I HEREBY CERTIFY THAT THE ABOVE DRAWING IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

DATED THIS THE 10 DAY OF JUNE, 2002, A.D.

Daniel Paul Coyer
DANIEL PAUL COYER
Registered Professional Land Surveyor No. 4867

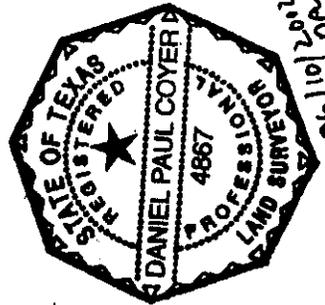


TBC ENGINEERING COMPANY
ENGINEERS • SURVEYORS HOUSTON, TEXAS
6280 WESTPARK DRIVE, SUITE 200
HOUSTON, TEXAS 77067-7304
TEL. (713) 784-7777 FAX (713) 784-7733

NOTES PARCEL 18 (E)		
DIST. NAME	PLAT OF A SURVEY OF PROPERTY	COUNTY
BROWNWOOD	DON ESTES & WIFE HAZEL ESTES	EASTLAND
ACCOUNT NO. 8023-1-79	FM 2214 CSJ NO. 1897-02-022	DATE OF SURVEY DEC. 2000
ACQUISITION: 0.348 AC.		

NOTES:

- 1 ALL BEARINGS AND COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE (N.A.D. 83 ADJUSTMENT). ALL DISTANCES AND COORDINATES ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED ADJUSTMENT FACTOR OF 0.9998880144.
- 2 THIS MAP IS BASED ON FIELD SURVEY PERFORMED IN DECEMBER 2000.
- 3 THIS SURVEY MEETS OR EXCEEDS THE MINIMAL STANDARDS FOR POSITIONAL ACCURACY AS PROMULGATED BY THE CURRENT PUBLICATION OF THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.
- 4 THIS SURVEYING PLAT WAS PREPARED WITH CORRESPONDING SET OF METES AND BOUNDS.



I HEREBY CERTIFY THAT THE ABOVE DRAWING IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

DATED THIS 10 DAY OF June, 2002, A.D.

Daniel Paul Cover
DANIEL PAUL COVER
Registered Professional Land Surveyor No. 4867



TSC ENGINEERING COMPANY
SURVEYING • CIVIL ENGINEERING • PROFESSIONAL DESIGN

2700 WESTPARK DRIVE, SUITE 200
HOUSTON, TEXAS 77057-7504
TEL: (713) 784-7777 FAX: (713) 784-7733

NOTES (PARCEL 18)		COUNTY
TRST NAME	TRAP OF A SURVEY BY PROPERTY	EASTLAND
BROWNWOOD	DON ESTES & WIFE HAZEL ESTES	DATE OF SURVEY
ACCOUNT NO	FM 2214	DEC. 2000
8023-1-79	CSJ NO. 1697-02-022	
ACQUISITION: 2.384 AC. REMAINDER: 182.616 AC.		

REVISED

County: Travis
Parcel No.: 14
Highway: I.H. 35
Limits: From: Canyon Ridge Dr.
To: South of Yager Lane
RCSJ: 0015-13-323

PROPERTY DESCRIPTION FOR PARCEL 14

DESCRIPTION OF A 0.322 ACRE (14,022 SQ. FT.) TRACT OF LAND LOCATED IN THE L. FRITZ SURVEY NO. 291 ABSTRACT NO. 280, BEING A PORTION OF A CALLED 19.37 ACRE TRACT DESCRIBED IN A DEED TO RS PLAZA 35 L.P. AND RECORDED IN DOC. NO. 2000154144 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS (O.P.R.T.C.TX.), SAID 0.322 ACRE (14,022 SQ. FT.) TRACT AS SHOWN ON A RIGHT-OF-WAY SKETCH PREPARED BY SAM, INC. FOR THIS PARCEL, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a Texas Department of Transportation (TxDOT) Type II monument set 151.22 feet right of Engineer's Centerline station 2761+37.26 in the common line of said 19.37 acre tract and the existing west right-of-way line of Interstate Highway No. 35 as conveyed to the State of Texas and recorded in Volume 1064, Page 572 of the Deed Records of Travis County, Texas (D.R.T.C.TX.) and Volume 1065, Page 524, D.R.T.C.TX., being in the proposed west right-of-way line of Interstate Highway No. 35 and marking the beginning of a Access Denial Line (Area of Denied Access to Highway Facility), said point being the southeast corner of the tract described herein, from which a ½-inch iron rod found for the common east corner of said 19.37 acre tract and a called 0.96 acre tract as described in a deed to Ernest J. Guidroz, Jr. and recorded in Doc. No. 2000191128, O.P.R.T.C.TX., bears, with a curve to the right, an arc distance of 449.23 feet through a central angle of 06°51'31", having a radius of 3752.77 feet and a chord that bears S 16° 31' 26" E, a distance of 448.96 feet;

THENCE through the interior of said 19.37 acre tract, with said west proposed right-of-way line of Interstate Highway No. 35, the following four (4) courses and distances numbered 1 through 4:

- 1.) S 70° 02' 49" W, with the said Access Denial Line, a distance of 22.00 feet to a TxDOT Type II monument set 173.21 feet right of E.C.S. 2761+37.70,
- 2.) With a curve to the left, with the said Access Denial Line, passing at an arc distance of 230.51 feet a ½-inch iron rod with a TxDOT aluminum cap set stamped "C.O.A." 180.04 feet right of E.C.S. 2758+99.98, marking the end of this said Access Denial Line, passing at an arc distance of 280.88 feet a ½-inch iron rod with a TxDOT aluminum cap set stamped "C.O.A." 182.16 feet right of E.C.S. 2758+48.01, marking the beginning of a Access Denial Line, continuing for a total arc distance of 296.18 feet through a central angle of 04°32'55", having a radius of 3730.77 feet and a chord that bears N 22° 13' 39" W, a distance of 296.10 feet to a TxDOT Type II monument set 182.84 feet right of E.C.S. 2758+32.23,
- 3.) N 24° 30' 06" W, with said Access Denial Line, passing at a distance of 260.44 feet a TxDOT Type II monument set 188.59 feet right of E.C.S. 2755+63.10, continuing for a total distance of 290.35 feet to a TxDOT Type II monument set 188.54 feet right of E.C.S. 2755+33.19, and

4.) N 26° 09' 50" W, with said Access Denial Line, passing a distance of 9.71 feet a ½-inch iron rod with a TxDOT aluminum cap set stamped "C.O.A." 188.81 feet right of E.C.S. 2755+23.49, marking the end of this Access Denial Line, continuing for a total distance of 99.97 feet to a TxDOT Type I monument found 191.30 feet right of E.C.S. 2754+33.26, being in said existing west right-of-way line of Interstate Highway No. 35, from which a ½-inch iron rod found for the common east corner of said 19.37 acre tract and a called Lot 2, Block A, Park Thirty-Five Section IV, called 15.52 acres recorded in Book 102, Page 80 of the Plat Records of Travis County, Texas (P.R.T.C.TX.), said Lot 2 being described in a deed to Austin Community Foundation for the Capital Area and recorded in Doc. No. 2002252751, O.P.R.T.C.TX., and being in said existing west right-of-way line of Interstate Highway No. 35, bears N 26° 09' 50" W, a distance of 32.90 feet;

THENCE with the common line of said 19.37 acre tract and said existing west right-of-way line of Interstate Highway No. 35, the following three (3) courses and distances numbered 5 through 7:

5.) S 38° 29' 38" E, a distance of 102.98 feet to a calculated point,

6.) S 24° 30' 06" E, a distance of 290.35 feet to a ½-inch iron rod found, and

7.) With a curve to the right, an arc distance of 297.93 feet through a central angle of 04° 32' 55", having a radius of 3752.77 feet, and a chord that bears S 22° 13' 39" E, a distance of 297.85 feet to the **POINT OF BEGINNING**, and containing 0.322 acre (14,022 sq. ft.) of land, more or less.

This property description is accompanied by a separate plat of even date.

All bearings are based on the Texas State Plane Coordinate System, Central Zone, NAD 83 (93).

Access is prohibited across this "Access Denial Line" to the transportation facility from the adjacent property.

THE STATE OF TEXAS

COUNTY OF TRAVIS

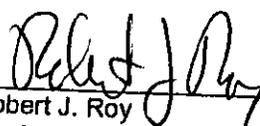
§
§
§

KNOW ALL MEN BY THESE PRESENTS:

That I, Robert J. Roy, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

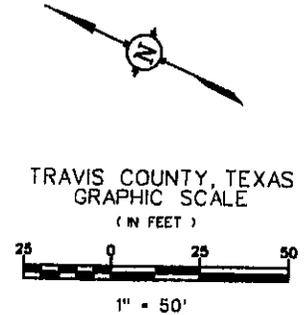
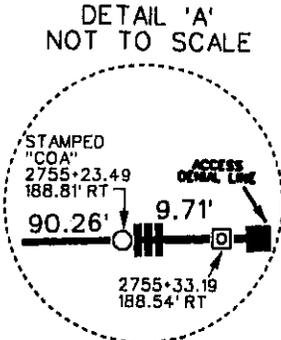
WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this the 5th day of November 2004 A.D.

SURVEYING AND MAPPING, Inc.
5508 West Highway 290
Building B
Austin, Texas 78735


Robert J. Roy
Registered Professional Land Surveyor
No. 5159 - State of Texas

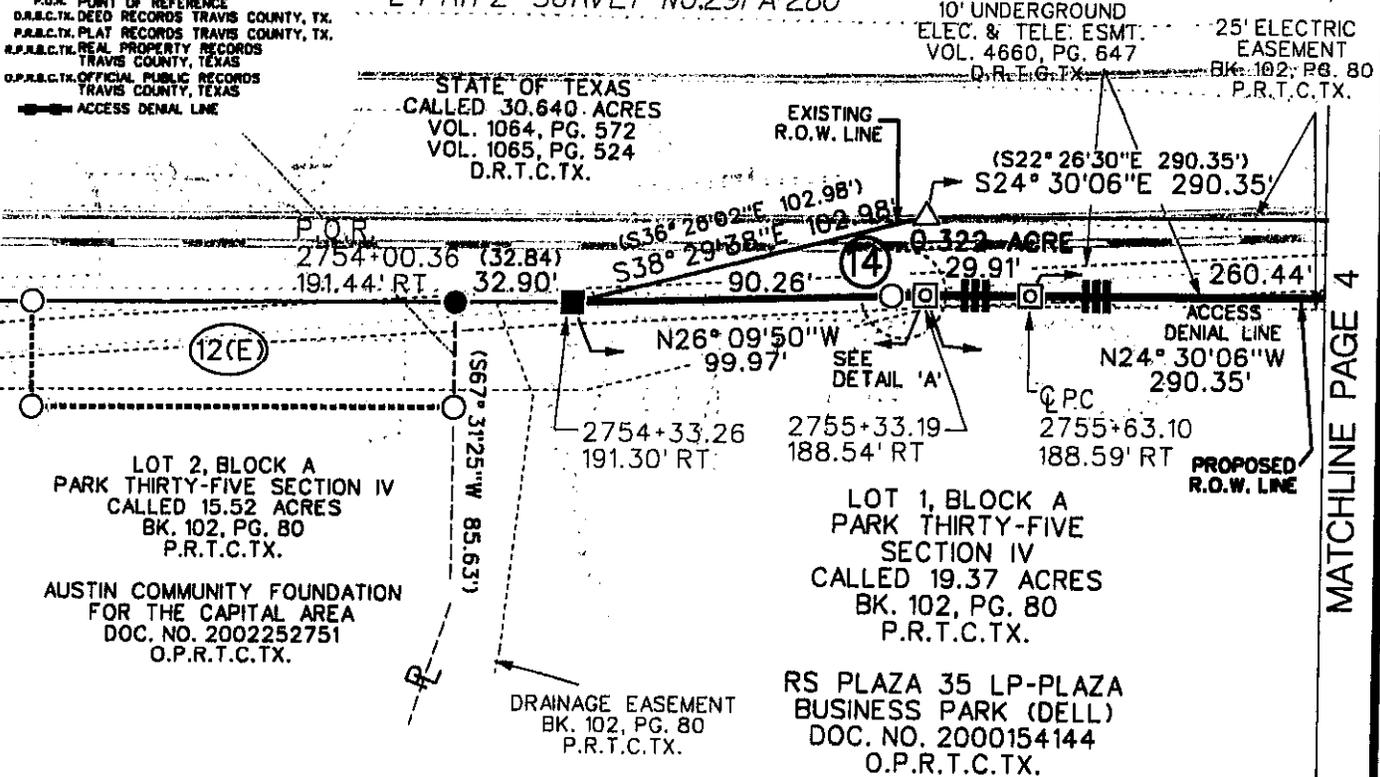


- LEGEND**
- TYPE I CONCRETE MONUMENT FOUND
 - TXDOT TYPE II CONCRETE MONUMENT FOUND (UNLESS NOTED)
 - ⊠ TYPE III CONCRETE MONUMENT SET
 - 1/2" IRON ROD SET WITH TXDOT ALUMINUM CAP SET UNLESS NOTED
 - 1/2" IRON ROD FOUND (UNLESS NOTED)
 - ⊙ IRON PIPE FOUND
 - ⊚ COTTON SPINDLE FOUND
 - △ CALCULATED POINT NOTHING FOUND (UNLESS NOTED)
 - FENCE POST
 - ⊙ 2" BRASS DISK IN CONCRETE FOUND
 - ▲ 60d NAIL FOUND
 - ⊠ 'X' IN CONCRETE FOUND
 - PROPERTY LINE
 - CENTER LINE
 - () RECORD INFORMATION
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCING
 - P.C. POINT OF CURVATURE
 - P.C.C. POINT OF COMPOUND CURVATURE
 - P.T. POINT OF TANGENCY
 - P.O.A. POINT OF REFERENCE
 - D.R.T.C. DEED RECORDS TRAVIS COUNTY, TX.
 - P.R.T.C. PLAT RECORDS TRAVIS COUNTY, TX.
 - R.P.R.C.T. REAL PROPERTY RECORDS TRAVIS COUNTY, TEXAS
 - O.P.R.T.C. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS
 - ACCESS DENIAL LINE



INTERSTATE HIGHWAY No. 35

L FRITZ SURVEY NO. 291 A-280



MATCHLINE PAGE 4

NOTES:

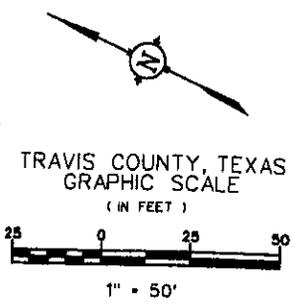
1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. RECORD INFORMATION ON THIS DRAWING IS BASED ON A PUBLIC RECORDS SEARCH BY THE SURVEYOR AND MAY NOT INCLUDE ALL EASEMENTS OR INSTRUMENTS PERTAINING TO THIS PROPERTY.
2. ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83(83) HARN. ALL DISTANCES AND COORDINATES ARE ADJUSTED TO SURFACE USING THE PROJECT SURFACE ADJUSTMENT FACTOR OF 1.00011.
3. IMPROVEMENTS SHOWN HEREON ARE BASED UPON TXDOT AERIAL SURVEY DIGITAL FILES.
4. THIS PLAT IS ACCOMPANIED BY A PROPERTY DESCRIPTION OF EVEN DATE.
5. ACCESS IS PROHIBITED ACROSS THE "ACCESS DENIAL LINE" TO THE TRANSPORTATION FACILITY FROM THE ADJACENT PROPERTY.



5508 Highway 290, Building B
Austin, Texas 78735
(512) 447-0575
Fax: (512) 326-3029

RIGHT-OF-WAY SKETCH
SHOWING PROPERTY OF
RS PLAZA 35, L.P.
CSJ NO. 0015-13-323
PARCEL 14, 0.322 AC. (14,022 SQ. FT.)

- LEGEND**
- TYPE I CONCRETE MONUMENT FOUND
 - TxDOT TYPE II CONCRETE MONUMENT FOUND (UNLESS NOTED)
 - ⊠ TYPE II CONCRETE MONUMENT SET
 - 1/2" IRON ROD SET WITH TxDOT ALUMINUM CAP SET UNLESS NOTED
 - 1/2" IRON ROD FOUND (UNLESS NOTED)
 - ⊙ IRON PIPE FOUND
 - ⊘ COTTON SPINDLE FOUND
 - △ CALCULATED POINT NOTHING FOUND (UNLESS NOTED)
 - FENCE POST
 - ⊙ 2" BRASS DISK IN CONCRETE FOUND
 - ▲ 60d NAIL FOUND
 - ⊠ 1'x1' IN CONCRETE FOUND
 - P PROPERTY LINE
 - CENTER LINE
 - () RECORD INFORMATION
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCING
 - P.C. POINT OF CURVATURE
 - P.C.C. POINT OF COMPOUND CURVATURE
 - P.T. POINT OF TANGENCY
 - P.A.R. POINT OF REFERENCE
 - D.R.T.C. DEED RECORDS TRAVIS COUNTY, TX.
 - P.R.T.C. PLAT RECORDS TRAVIS COUNTY, TX.
 - R.P.R.T.C. REAL PROPERTY RECORDS TRAVIS COUNTY, TEXAS
 - O.P.R.T.C. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS
 - ACCESS DENIAL LINE



INTERSTATE HIGHWAY No. 35

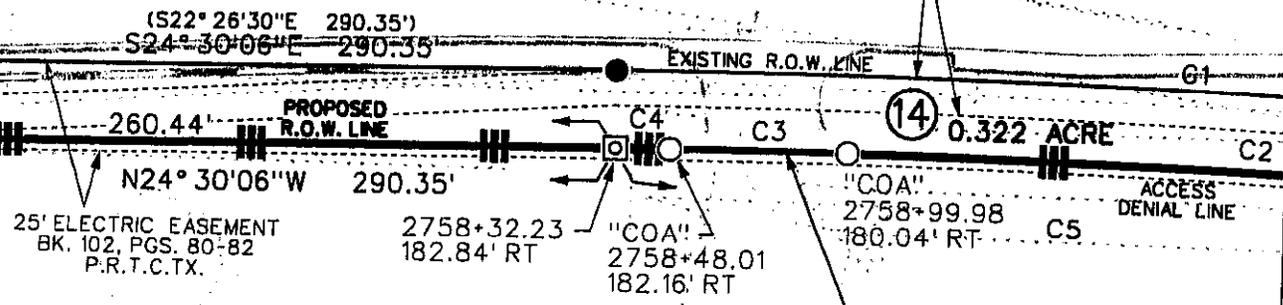
L FRITZ SURVEY NO. 291 A:280

STATE OF TEXAS
CALLED 30.640 ACRES
VOL. 1064, PG. 572
VOL. 1065, PG. 524
D.R.T.C. TX.

10' UNDERGROUND
ELEC. & TELE. ESMT.
VOL. 4660, PG. 647
D.R.T.C. TX.

MATCHLINE PAGE 3

MATCHLINE PAGE 5



LOT 1, BLOCK A
PARK THIRTY-FIVE
SECTION IV
CALLED 19.37 ACRES
BK. 102, PG. 80
P.R.T.C. TX.

RS PLAZA 35 LP-PLAZA
BUSINESS PARK (DELL)
DOC. NO. 2000154144
O.P.R.T.C. TX.

NOTE: ACCESS IS PERMITTED TO
THE HIGHWAY FACILITY BETWEEN
E.C.S. 2758+48.01, 182.16' RT AND
E.C.S. 2758+99.98, 180.04' RT.

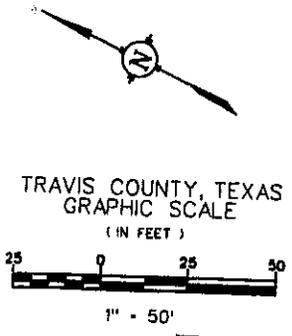
CURVE TABLE

NO.	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C1	04° 32' 55"	3752.77'	297.93'	297.85'	S22° 13' 39" E
C2	03° 32' 25"	3730.77'	230.51'	230.48'	N21° 43' 23" W
C3	00° 46' 25"	3730.77'	50.37'	50.37'	N23° 53' 26" W
C4	00° 14' 05"	3730.77'	15.29'	15.29'	N24° 20' 59" W
C5	04° 32' 55"	3730.77'	296.18'	296.10'	N22° 13' 39" W



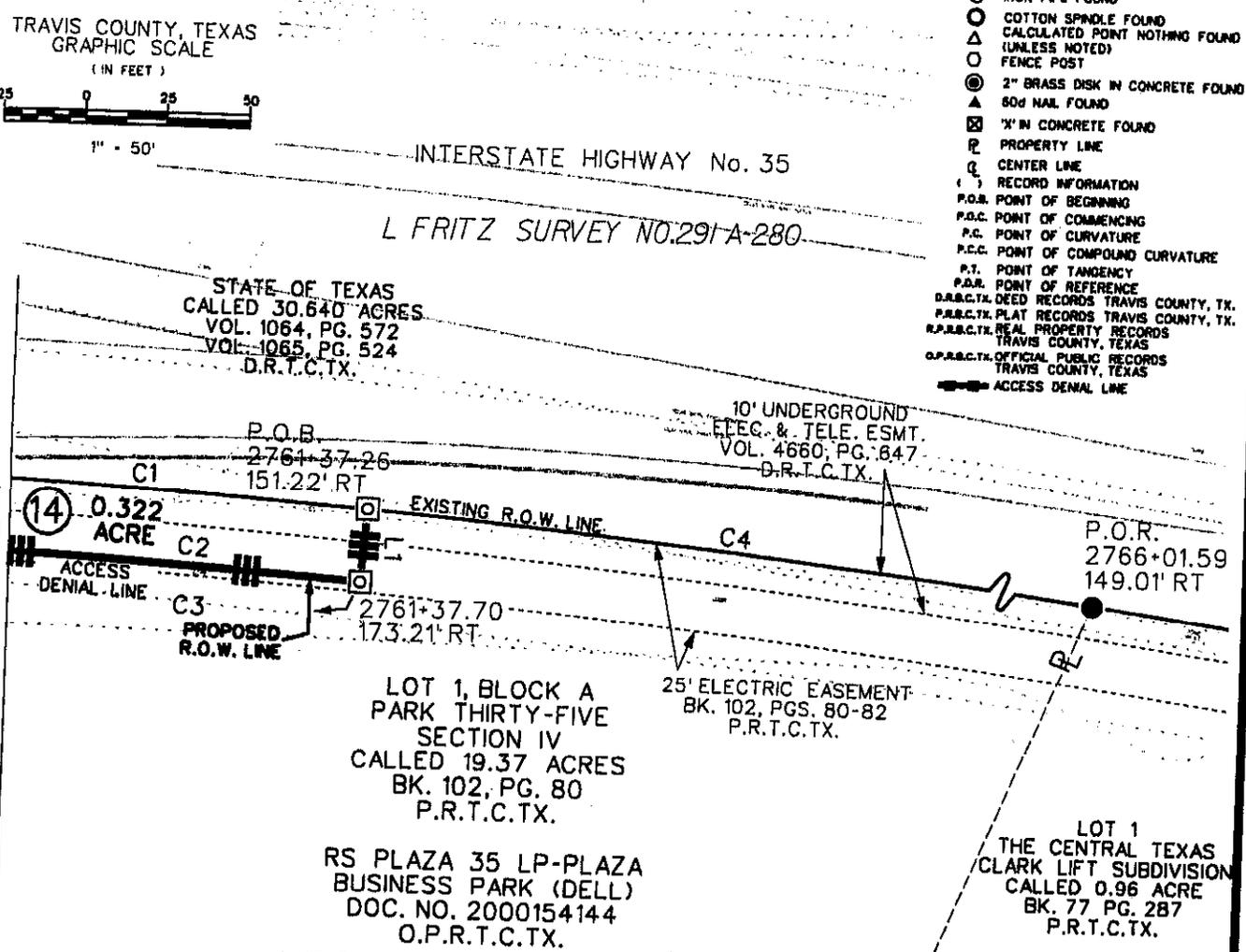
5508 Highway 290, Building B
Austin, Texas 78735
(512) 447-0675
Fax: (512) 326-3029

RIGHT-OF-WAY SKETCH
SHOWING PROPERTY OF
RS PLAZA 35, L.P.
CSJ NO. 0015-13-323
PARCEL 14, 0.322 AC. (14,022 SQ. FT.)



- LEGEND
- TYPE I CONCRETE MONUMENT FOUND
 - TYPE II CONCRETE MONUMENT FOUND (UNLESS NOTED)
 - ⊠ TYPE III CONCRETE MONUMENT SET
 - 1/2" IRON ROD SET WITH T-DOT ALUMINUM CAP SET (UNLESS NOTED)
 - 1/2" IRON ROD FOUND (UNLESS NOTED)
 - ⊙ IRON PIPE FOUND
 - ⊘ COTTON SPINDLE FOUND
 - △ CALCULATED POINT NOTHING FOUND (UNLESS NOTED)
 - FENCE POST
 - ⊙ 2" BRASS DISK IN CONCRETE FOUND
 - ▲ 60# NAIL FOUND
 - ⊠ 7" IN CONCRETE FOUND
 - ⊠ PROPERTY LINE
 - ⊠ CENTER LINE
 - () RECORD INFORMATION
 - P.O.B. POINT OF BEGINNING
 - P.A.C. POINT OF COMMENCING
 - P.C. POINT OF CURVATURE
 - P.C.C. POINT OF COMPOUND CURVATURE
 - P.T. POINT OF TANGENCY
 - P.A.R. POINT OF REFERENCE
 - D.R.T.C.TX. DEED RECORDS TRAVIS COUNTY, TX.
 - P.R.T.C.TX. PLAT RECORDS TRAVIS COUNTY, TX.
 - R.P.R.T.C.TX. REAL PROPERTY RECORDS TRAVIS COUNTY, TEXAS
 - O.P.R.T.C.TX. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS
 - ACCESS DENIAL LINE

MATCHLINE PAGE 4



LINE TABLE

LINE NO.	BEARING	DISTANCE
L1	S70° 02' 49" W	22.00'

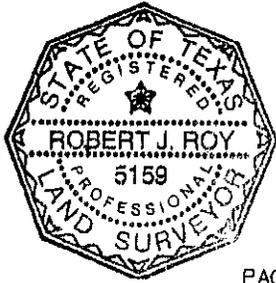
CURVE TABLE

NO.	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C1	04° 32' 55"	3752.77'	297.93'	297.85'	S22° 13' 39" E
C2	03° 32' 25"	3730.77'	230.51'	230.48'	N21° 43' 23" W
C3	04° 32' 55"	3730.77'	296.18'	296.10'	N22° 13' 39" W
C4	06° 51' 31"	3752.77'	449.23'	448.96'	S16° 31' 26" E

HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION AND THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Robert J. Roy
 ROBERT J. ROY
 REGISTERED PROFESSIONAL LAND SURVEYOR
 NO. 5159, STATE OF TEXAS

NOVEMBER 5, 2004
 DATE



PAGE 5 OF 5
REF. FIELD NOTE NO. 3458R



5508 Highway 290, Building B
 Austin, Texas 78736
 (512) 447-0576
 Fax: (512) 328-3028

RIGHT-OF-WAY SKETCH
 SHOWING PROPERTY OF
 RS PLAZA 35, L.P.
 CSJ NO. 0015-13-323
 PARCEL 14, 0.322 AC. (14022 SQ. FT.)

September, 2000
Parcel 125

County: Hidalgo
Account No: 8021-01-067
CSJ No: 0039-17-144
Highway No: U.S. 83 Expressway
Grantor: Juan Caro and Maria Del Carmen

FIELD NOTES FOR PARCEL 125

All that certain 0.269 of one acre (11,715 square feet) of land, situated in the Nicolas Zamora Porcion 48, Abstract No. 76, and the Toribio Zamora Porcion 49 Abstract No. 78, Hidalgo County, Texas, being part of Lots 10, 11, 12, 13 and 14, Westview Heights Subdivision, as shown on plat thereof recorded in Volume 20, Page 150, Map Records of Hidalgo County, Lots 10, 11 and 12, conveyed to Juan Caro and Maria Del Carmen, by deed dated November 27, 1978, recorded in Volume 1602, Page 241, Deed Records of Hidalgo County, Lot 13 conveyed to Juan Caro and Maria Del Carmen, by a deed dated April 12, 1985 recorded in Volume 2122, Page 98, Deed Records of Hidalgo County, and Lot 14 conveyed to Juan Caro and Maria Del Carmen, by deed dated October 13, 1982, recorded in Volume 1805, Page 308, Deed Records of Hidalgo County, Texas, said 0.269 of one acre (11,715 square feet) of land, being more particularly described by metes and bounds as follows:

COMMENCING for a point of reference at a 1/2 inch iron rod found for the southwesterly corner of said Lot 10, and the southeasterly corner of Lot 9 of said Westview Heights Subdivision, as conveyed to Rodolfo Flores, by a deed dated November 24, 1982 and recorded in Volume 1811, Page 683, of the Deed Records of Hidalgo County, Texas, thence as follows;

NORTH 08° 56' 47" EAST, with the common line of said Lot 9 and said Lot 10, a distance of 87.50 feet to a 5/8 inch iron rod with a yellow plastic cap marked "RODS SURVEYING INC" set for the POINT OF BEGINNING, having surface coordinates of X=1,021,515.03 and Y=16,611,462.69. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English units. All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

1. THENCE, NORTH 08° 56' 47" EAST, with the common line of said Lot 9 and said Lot 10, a distance of 25.00 feet, to the existing south right of way line of the US83 Expressway, for corner, from which a 1/2 inch iron pipe found bears N 40°26'26" E, a distance of 0.35 feet;
2. THENCE, SOUTH 81° 03' 13" EAST, with the existing south right of way line of said

September, 2000
Parcel 125

US83 Expressway, a distance of 406.81 feet to the existing south right of way line of said US83 Expressway, being an existing cutback line for Green Road, 50 feet wide, for an angle point, from which a 1/2 inch iron rod found bears N 48°27'52" E, a distance of 0.43 feet;

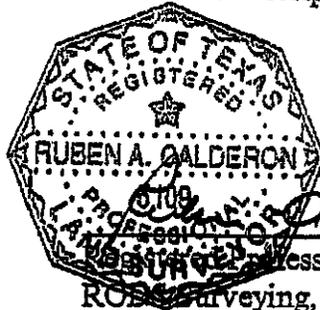
3. THENCE, SOUTH 35° 33' 03" EAST, with the said existing cutback line of Green Road, a distance of 42.06 feet to a 1/2 inch iron rod found point on the existing west right of way line of said Green Road, the easterly line of said Lot 14, for an angle point;
4. THENCE, SOUTH 08° 57' 02" WEST, with the existing west right of way line of said Green Road, a distance of 45.00 feet, to a 5/8 inch iron rod with a yellow plastic cap marked "RODS SURVEYING INC" set for a point on the said existing west right of way line of Green Road, the proposed cutback line for said US83 Expressway, for an angle point;
5. THENCE, NORTH 36° 03' 05" WEST, with the proposed cutback line of said US83 Expressway, a distance of 70.71 feet to a 5/8 inch iron rod with a yellow plastic cap marked "RODS SURVEYING INC" set for a point on the proposed south right of way line of said US83 Expressway, for an angle point;
6. THENCE, NORTH 81° 03' 13" WEST, with the proposed south right of way line of said US83 Expressway, a distance of 386.28 feet, to the POINT OF BEGINNING and containing 0.269 of one acre (11,715 square feet) of land more or less.

Amount of acreage by survey:

Nicolas Zamora Porcion 48, A-76 = 0.041 Ac. or 1,800 S.F.

Toribio Zamora Porcion 49, A-78 = 0.228 Ac. or 9,915 S.F.

A plat of same date accompanies this metes and bounds description.



Rubén A. Calderón
Professional Land Surveyor
RODS Surveying, Inc.

Job No: 067-99017001

Parcel Drawing 99017001 Map1\cad\83par125.dgn

County: Hidalgo
CSJ No.: 0039-17-144
Highway No.: U.S. 83 Expressway, Palmview
Parcel: 125

Control of Access Clause:

Access will be permitted to the South remainder abutting the highway facility

September, 2000
Parcel 139

County: Hidalgo
Account No: 8021-01-067
CSJ No: 0039-17-144
Highway No: U.S. 83 Expressway
Grantor: Rosalio Espinoza

FIELD NOTES FOR PARCEL 139

All that certain 0.057 of one acre (2,500 square feet) of land, situated in the Toribio Zamora Porcion 49, Abstract No. 78, Hidalgo County, Texas, being part of that certain West 1/2 of the West 200 feet of Lot 5, Texas Produce Company Subdivision, as shown on plat thereof recorded in Volume 9, Page 1, Map Records of Hidalgo County, Texas, conveyed to Rosalio Espinoza, by a deed dated February 06, 1989, recorded in Volume 2746, Page 228, Deed Records of Hidalgo County, Texas, said 0.057 of one acre (2,500 square feet) of land, being more particularly described by metes and bounds as follows:

COMMENCING for a point of reference at a 1/2 inch iron rod found for the northeasterly corner of said West 1/2 of the West 200 feet of Lot 5, and the northwesterly corner of the East 1/2 of the West 200 feet of Lot 5, Texas Produce Company Subdivision, conveyed to Juan G. Martinez, by deed dated February 2, 1989, recorded in Volume 2746, Page 222, Deed Records of Hidalgo County, Texas, thence as follows;

SOUTH 08° 55' 47" WEST, with the easterly line of said West 1/2 of the West 200 feet of Lot 5, the westerly line of said East 1/2 of the West 200 feet of Lot 5, a distance of 220.37 feet to a 5/8 inch iron rod with a yellow plastic cap marked "RODS SURVEYING INC" set for the POINT OF BEGINNING, having surface coordinates of X=1,023,131.43 and Y=16,611,464.42. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1996 adjustment). All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

1. THENCE, SOUTH 08° 55' 47" WEST, with the common line of said West 1/2 of the West 200 feet of Lot 5, and said East 1/2 of the West 200 feet of Lot 5, a distance of 25.00 feet, to the existing north right of way line of US83 Expressway, for corner;
2. THENCE, NORTH 81° 12' 33" WEST, with the existing north right of way line of said US83 Expressway, a distance of 100.00 feet to a found 3/4 inch iron pipe at the southwesterly corner of said West 1/2 of the West 200 feet of Lot 5, the southeasterly corner of a the West 200 feet of the East 700 feet of Lot 5 of said Texas Produce Company Subdivision, conveyed to Elodia Salinas, by a deed dated November 4, 1998

September, 2000
Parcel 139

recorded in Document No. 722883, Official Public Records of Hidalgo County, Texas,
for corner;

3. THENCE, NORTH 08° 55' 47" EAST, with the common line of said West 1/2 of the West 200 feet of Lot 5 and said West 200 feet of the East 700 feet of Lot 5, a distance of 25.00 feet to a 5/8 inch iron rod with a yellow plastic cap marked "RODS SURVEYING INC" set for a point on the proposed north right of way line of US83 Expressway, for corner;
4. THENCE, SOUTH 81° 12' 33" EAST, with the proposed north right of way line of said US83 Expressway, a distance of 100.00 feet to the POINT OF BEGINNING and containing 0.057 of one acre (2,500 square feet) of land.

A plat of same date accompanies this metes and bounds description.



Ruben A. Calderon
Registered Professional Land Surveyor
RODS Surveying, Inc.

Job No: 067-99017001
Parcel Drawing 99017001 Map1\cad\83par139.dgn

TORIBIO ZAMORA PORCION 49. ABSTRACT No. 78



(URP)
Commencing Point
Parcel 139
Fnd. 1/2" L.R.

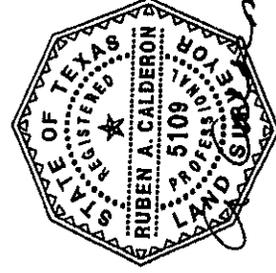
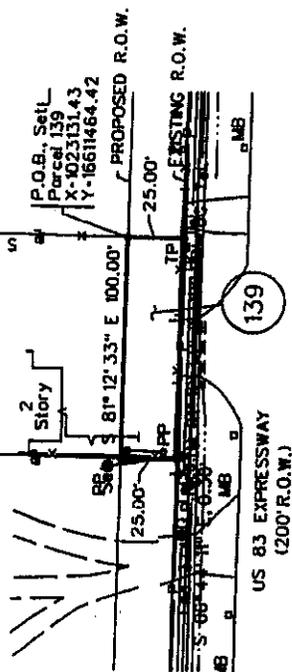
10' U.E. VOL. 1596, PG. 894, D.R.H.C. 9-1-78

TEXAS PRODUCE COMPANY SUBDIVISION.
VOLUME 9, PAGE 1.
M. R. H. C.

1.130 ACRES
ELODIA SALINAS
DOC. No. 722883
O.P.R.H.C.
11-4-98

WEST 1/2 OF
WEST 200 FEET
OF LOT 5
ROSALIO ESPINOZA
VOL. 2746, PAGE 228
D.R.H.C. 2-6-89

EAST 1/2 OF
WEST 200 FEET
OF LOT 5
JUAN G. MARTINEZ
VOL. 2746, PAGE 222
D.R.H.C. 2-2-89



Ruben Calderon

Notes:

- All bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum 1983, (1993 adjustment). All Distances and Coordinates shown are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960.
- Set indicates a 5/8 inch iron rod with plastic cap marked "RODS Surveying, Inc."
- Survey line locations are approximate and based on the best available evidence.
- A meter and bounds description of same date accompanies this plat.

EXISTING	TAKING	REMAINING
0.563 AC.	0.057 AC.	0.506 AC.
		2,500 SQ.FT.

RIGHT OF WAY SKETCH
SHOWING PROPERTY OF
ROSALIO ESPINOZA
US 83 HDALGO COUNTY
CSJ 0039-17-144
RODS SURVEYING INC. SEPT 2000
SCALE: 1"=80'

Account No. 8021-01-067 Parcel No. 139

County: Hidalgo
CSJ No.: 0039-17-144
Highway No.: U.S. 83 Expressway, Palmview
Parcel: 139

Control of Access Clause:

Access will be permitted to the North remainder abutting the highway facility.

County: Brazos
Parcel No.: 6
Highway: State Highway 6
Limits: From: FM 159
To: Navasota River
CSJ: 0050-02-087

PROPERTY DESCRIPTION FOR PARCEL 6

DESCRIPTION OF A 1.375 HECTARE (3.40 ACRE) TRACT OF LAND LOCATED IN THE ANDREW D. HOUSTON SURVEY ABSTRACT No.133 AND THE THOMAS H. MAYS SURVEY ABSTRACT No. 161, IN BRAZOS COUNTY, TEXAS, BEING A PORTION OF CALLED 64 ACRE TRACT CONVEYED TO MILLICAN PETROLEUM CORPORATION AS RECORDED IN VOLUME 3115, PAGE 74 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS, (O.R.B.C.TX.), AND DESCRIBED IN VOLUME 1648, PAGE 4, O.R.B.C.TX. SAID 1.375 HECTARE (3.40 ACRE) TRACT, AS SHOWN ON A RIGHT-OF-WAY SKETCH PREPARED BY SAM, INC. FOR THIS PARCEL, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 5/8-inch iron rod with a Texas Department of Transportation (TxDOT) aluminum cap set on the proposed southwest right-of-way line of State Highway 6 (SH 6), being 72.223 meters (236.95 feet) right of Survey Baseline 'G' Station 4+209.770 in the common line of said 64 acre tract and a called 167.36 acre tract (Tract 1) conveyed to John E. McFarlane, Trustee for the John E. McFarlane Trust and Carter Interest, Ltd. as recorded in Volume 3656, Page 335, O.R.B.C.TX., same being the southwest corner and the **POINT OF BEGINNING** of the tract described herein, from which a Bois-D'Arc tree found on said common line bears S 03° 43' 45" E, a distance of 135.254 meters (443.74 feet);

1.) **THENCE** with said common line, N 03° 43' 45" W, a distance of 30.487 meters (100.02 feet) to a calculated point on the existing southwest right-of-way line of SH 6 as conveyed to the State of Texas in Volume 1042, Page 545, O.R.B.C.TX., being at the north common corner of said 167.36 acre tract and said 64 acre tract, same being the northwest corner of the tract described herein, from which a ½-inch iron rod found bears, N 03° 43' 45" W, a distance of 0.416 meter (1.36 feet);

THENCE with said existing southwest right-of-way line, same being the northeast line of said 64 acre tract and northeast line of the tract described herein, the following four calls numbered 2, 3, 4, and 5:

2.) With the arc of a curve to the left, an arc length of 217.476 meters (713.50 feet), through a central angle of 06° 55' 25 " , having a radius of 1799.719 meters (5904.58 feet) and a chord that bears, S 47° 10' 47" E, a distance of 217.344 meters (713.07 feet) to a TxDOT Type I monument found,

3.) S 51° 04' 10" E, a distance of 206.714 meters (678.19 feet) to a TxDOT Type I monument found,

4.) S 48° 37' 19" E, passing a TxDOT Type I monument found 0.219 meter (0.72 feet) left, at a distance of 2.019 meters (6.62 feet), continuing a distance of 190.623 meters (625.41 feet), for a total distance of 192.642 meters (632.03 feet) to a TxDOT Type I monument found, and

5.) S 32° 55' 49" E, a distance of 9.736 meters (31.94 feet) to a ½-inch iron rod found at the north common corner of said 64 acre tract and a called 5.528 acre tract conveyed to Alton Ray Hays, Jr., as recorded in Volume 3788, Page 278, O.R.B.C.TX., and described in Volume 270, Page 809, of the Deed Records of Brazos County, Texas, (D.R.B.C.TX.), same being the northeast corner of the tract described herein;

6.) **THENCE** with said common line, S01° 52' 12" E, a distance of 89.640 meters (294.09 feet) to a 5/8- inch iron rod with a TxDOT aluminum cap set 140.946 meters (462.42 feet) right of Survey Baseline 'G' Station 4+863.513 on said proposed right-of-way line and with the Control Of Access Line, same being the southeast corner of the tract described herein, from which a ½-inch iron rod found on said common line bears, S 01° 52' 12" E, a distance of 174.740 meters (573.29 feet);

THENCE through the interior of said 64 acre tract with said proposed right-of-way line and said Control of Access Line, same being the southwest lines of the tract described herein the following five calls, numbered 7, 8, 9, 10 and 11:

7.) N 38° 59' 12" W, a distance of 116.440 meters (382.02 feet) to a TxDOT Type II monument set 115.000 meters (377.30 feet) right of Survey Baseline 'G' Station 4+750.000,

8.) N 28° 43' 33" W, a distance of 49.747 meters (163.21 feet) passing a 5/8-inch iron rod set with a TxDOT aluminum cap stamped "C.O.A.", marking the end of said Control of Access Line, being 95.454 meters (313.17 feet) right of Survey Baseline 'G' Station 4+704+.254, and continuing a distance of 69.873 meters (229.24 feet) to a TxDOT Type II monument set 68.000 meters (223.10 feet) right of Survey Baseline 'G' Station 4+640.000 for a total distance of 119.620 meters (392.45 feet),

9.) N 47° 34' 21" W, a distance of 40.112 meters (131.60 feet) to a TxDOT Type II monument set 65.000 meters (213.25 feet) right of Survey Baseline 'G' Station 4+600.000,

10.) N 53° 51' 58" W, a distance of 200.122 meters (656.57 feet) to a TxDOT Type II monument set 72.000 meters (236.22 feet) right of Baseline 'G' Station 4+400.000, and

11.) N 48° 30' 14" W, passing a TxDOT Type II monument set 71.663 meters (235.11 feet) left of Survey Baseline 'G' PT Station 4+394.256 at a distance of 5.754 meters (18.88 feet), continuing a distance of 193.213 meters (633.90 feet) for a total distance of 198.967 meters (652.78 feet) to the **POINT OF BEGINNING** and containing 1.375 hectares (3.40 acres) of land, more or less.

All bearings are based on the Texas State Plane Coordinate System, Central Zone, and NAD 83 (93).

This property description is accompanied by a separate plat.

Note: English units, shown in parenthesis herein, are provided for information only.

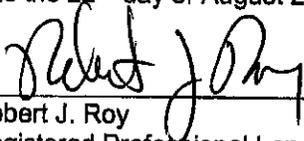
Access is prohibited across the "The Control of Access Line" to the transportation facility from the adjacent property.

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

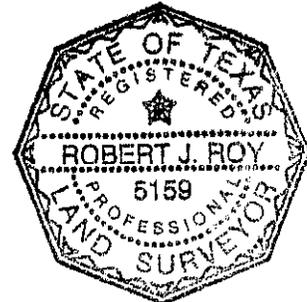
That I, Robert J. Roy, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this the 22nd day of August 2003 A.D.

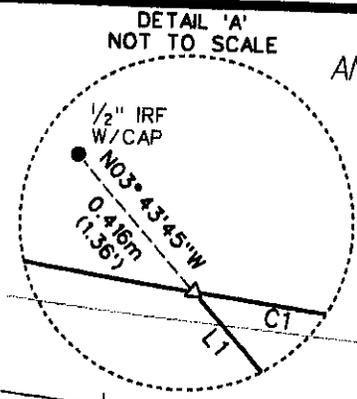
SURVEYING AND MAPPING, Inc.
5508 West Highway 290
Building B
Austin, Texas 78735



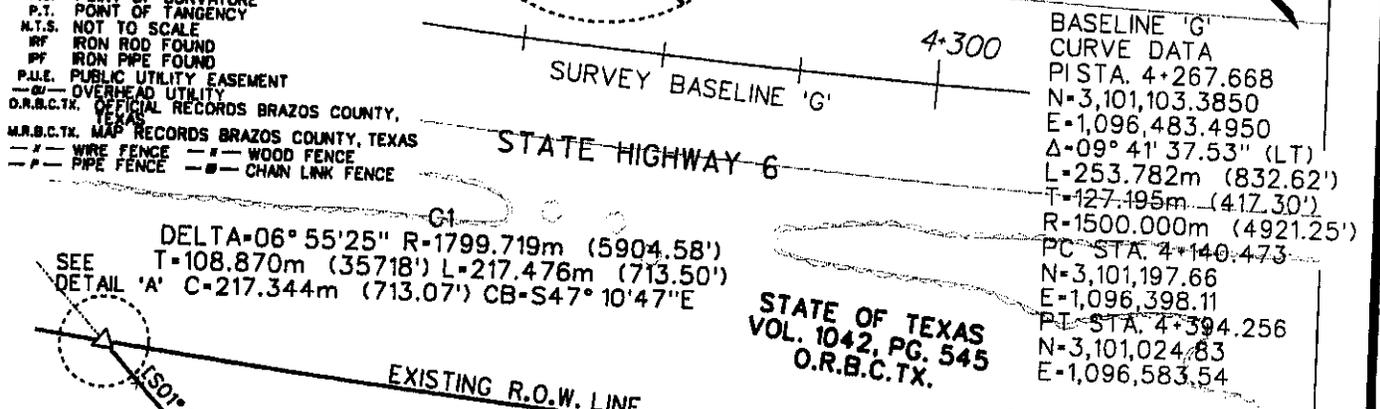
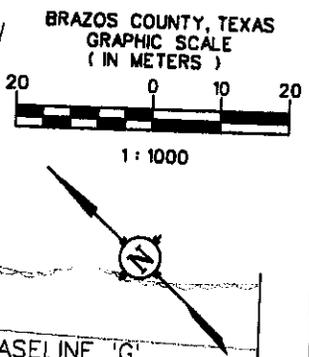
Robert J. Roy
Registered Professional Land Surveyor
No. 5159 - State of Texas



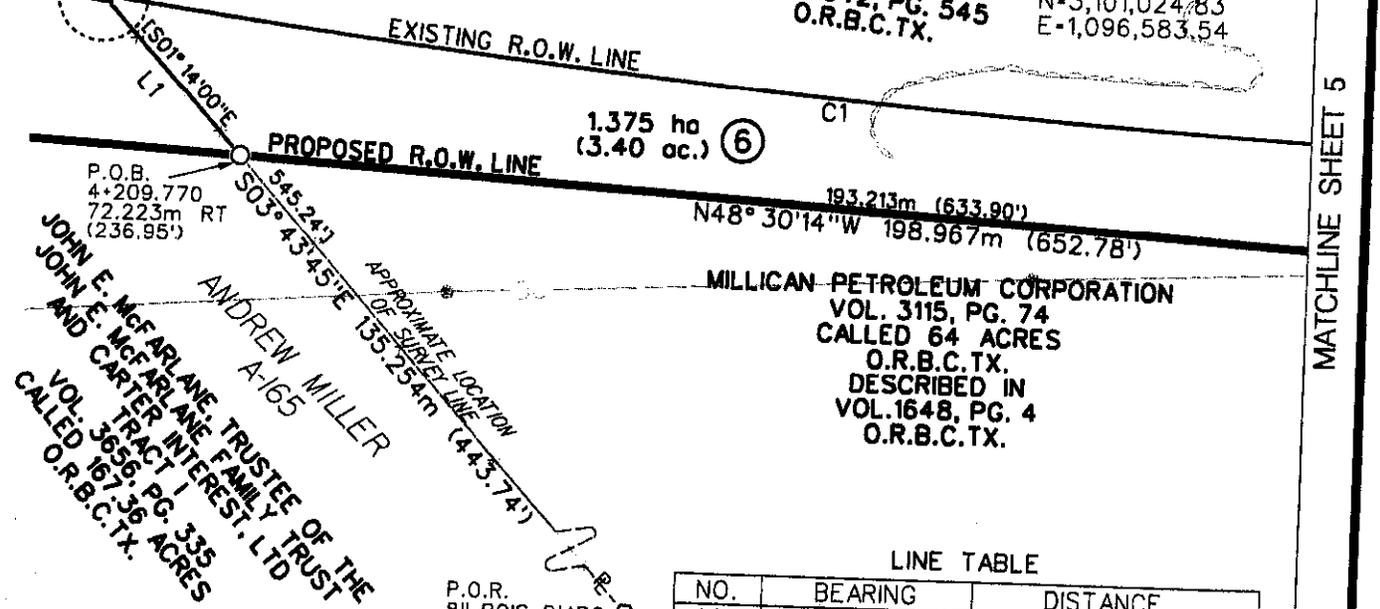
- LEGEND**
- TYPE I CONCRETE MONUMENT FOUND
 - TYPE II CONCRETE MONUMENT FOUND
 - TYPE I CONCRETE MONUMENT SET
 - 1/2" PIPE FOUND UNLESS NOTED
 - 1/2" IRON ROD SET W/TXDOT ALUMINUM CAP UNLESS NOTED
 - 1/2" IRON ROD FOUND UNLESS NOTED
 - FENCE POST FOUND UNLESS NOTED
 - ▲ 80 D NAIL SET UNLESS NOTED
 - ▲ 80 D NAIL FOUND UNLESS NOTED
 - △ CALCULATED POINT
 - PROPERTY LINE
 - CENTER LINE
 - () RECORD INFORMATION
 - () ENGLISH EQUIVALENT ON METRIC MAP
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCING
 - P.D.R. POINT OF REFERENCE
 - P.C. POINT OF CURVATURE
 - P.T. POINT OF TANGENCY
 - N.T.S. NOT TO SCALE
 - RF IRON ROD FOUND
 - RP IRON PIPE FOUND
 - P.U.E. PUBLIC UTILITY EASEMENT
 - OVERHEAD UTILITY
 - O.R.B.C.T.X. OFFICIAL RECORDS BRAZOS COUNTY, TEXAS
 - M.R.B.C.T.X. MAP RECORDS BRAZOS COUNTY, TEXAS
 - WIRE FENCE — WOOD FENCE
 - PIPE FENCE — CHAIN LINK FENCE



ANDREW D. HOUSTON
A-133



DELTA=06°55'25" R=1799.719m (5904.58')
T=108.870m (35718') L=217.476m (713.50')
SEE DETAIL 'A' C=217.344m (713.07') CB=S47°10'47"E



LINE TABLE

NO.	BEARING	DISTANCE
L1	N03°43'45"W	30.487m (100.02')

- NOTES:
1. RECORD INFORMATION ON THIS DRAWING IS BASED ON A PUBLIC RECORDS SEARCH BY THE SURVEYOR AND AGGIELAND TITLE COMPANY AND MAY NOT INCLUDE ALL EASEMENTS OR INSTRUMENTS PERTAINING TO THIS PROPERTY.
 2. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83 (83). ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 1.00012
 3. IMPROVEMENTS SHOWN HEREON ARE BASED UPON TxDOT AERIAL SURVEY DIGITAL FILES, SUPPLEMENTED BY ON-THE-GROUND SURVEY BY SAM, INC. THERE MAY BE ADDITIONAL IMPROVEMENTS THAT ARE NOT SHOWN.
 4. ENGLISH UNITS SHOWN IN PARENTHESIS ARE PROVIDED FOR INFORMATION ONLY.
 5. VISIBLE UTILITIES SHOWN HEREON ARE BASED UPON VISIBLE EVIDENCE FOUND ON THE GROUND. THERE MAY BE ADDITIONAL UNDERGROUND UTILITIES THAT ARE NOT SHOWN.
 6. VOLUMES AND PAGES SHOWN HEREON REFER TO THE DEED RECORDS OF BRAZOS COUNTY, TEXAS UNLESS OTHERWISE DESIGNATED.
 7. PROPERTY DESCRIPTION OF EVEN DATE ACCOMPANIES THIS PLAT.
 8. ACCESS IS PROHIBITED ACROSS THE CONTROL OF ACCESS LINE.

PAGE 4 OF 7
REF. FIELD NOTE NO. 2273R2
ACCOUNT NO. 8017-01-057

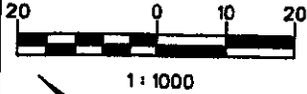


5508 West Highway 290, Building B
Austin, Texas 78735
(512) 447-0576
Fax: (512) 328-3029

RIGHT-OF-WAY SKETCH
SHOWING PROPERTY OF
MILlicAN PETROLEUM CORPORATION
CSJ NO. 0050-02-087

MATCHLINE SHEET 5

BRAZOS COUNTY, TEXAS
GRAPHIC SCALE
(IN METERS)

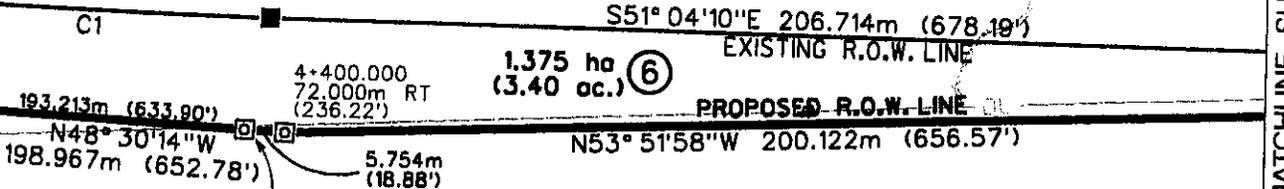
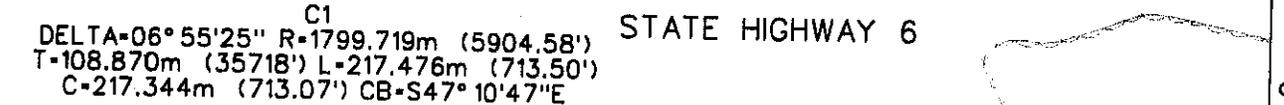
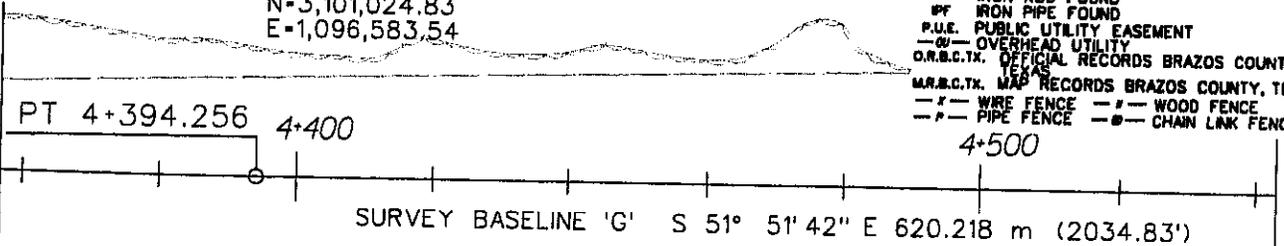


1:1000

ANDREW D. HOUSTON
A-133

BASELINE 'G'
CURVE DATA
PISTA. 4+267.668
N=3,101,103.3850
E=1,096,483.4950
 $\Delta=09^{\circ}41'37.53''$ (LT)
L=253.782m (832.62')
T=127.195m (417.30')
R=1500.000m (4921.25')
PC STA. 4+140.473
N=3,101,197.66
E=1,096,398.11
PT STA. 4+394.256
N=3,101,024.83
E=1,096,583.54

- LEGEND**
- TYPE I CONCRETE MONUMENT FOUND
 - TYPE II CONCRETE MONUMENT FOUND
 - TYPE I CONCRETE MONUMENT SET
 - 1/2" PIPE FOUND UNLESS NOTED
 - 3/4" IRON ROD SET W/TXDOT ALUMNUM CAP UNLESS NOTED
 - 1/2" IRON ROD FOUND UNLESS NOTED
 - FENCE POST FOUND UNLESS NOTED
 - ▲ 60 D NAIL SET UNLESS NOTED
 - ▲ 60 D NAIL FOUND UNLESS NOTED
 - △ CALCULATED POINT
 - ⊥ PROPERTY LINE
 - ⊥ CENTER LINE
 - () RECORD INFORMATION
 - () ENGLISH EQUIVALENT ON METRIC MAP
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCING
 - P.O.R. POINT OF REFERENCE
 - P.C. POINT OF CURVATURE
 - P.T. POINT OF TANGENCY
 - N.T.S. NOT TO SCALE
 - RF IRON ROD FOUND
 - RF IRON PIPE FOUND
 - P.U.E. PUBLIC UTILITY EASEMENT
 - O— OVERHEAD UTILITY
 - O.R.B.C.TX. OFFICIAL RECORDS BRAZOS COUNTY, TEXAS
 - M.R.B.C.TX. MAP RECORDS BRAZOS COUNTY, TEXAS
 - W— WIRE FENCE
 - T— WOOD FENCE
 - P— PIPE FENCE
 - C— CHAIN LINK FENCE



MATCHLINE SHEET 4

MATCHLINE SHEET 6

MILLICAN PETROLEUM CORPORATION
VOLUME 3115, PAGE 74
CALLED 64 ACRES
O.R.B.C.TX.
DESCRIBED IN
VOL.1648, PG. 4
O.R.B.C.TX.

PAGE 5 OF 7
REF. FIELD NOTE NO. 2273R2
ACCOUNT NO. 8017-01-057



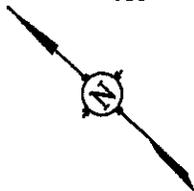
5508 West Highway 290, Building B
Austin, Texas 78735
(512) 447-0676
Fax: (512) 326-3029

RIGHT-OF-WAY SKETCH
SHOWING PROPERTY OF
MILLICAN PETROLEUM CORPORATION
CSJ NO. 0050-02-087

BRAZOS COUNTY, TEXAS
GRAPHIC SCALE
(IN METERS)

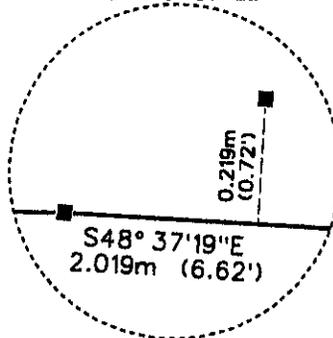


1:1000



ANDREW D. HOUSTON
A-133

DETAIL 'B'
NOT TO SCALE



STATE HIGHWAY 6

4+600

4+700

SURVEY BASELINE 'G'

S 51° 51' 42" E 620.218 m (2034.83')

AQUILA SOUTHWEST PIPELINE CORPORATION
30' WIDE PIPELINE EASEMENT
VOL. 2130, PG. 138
O.R.B.C.TX.

STATE OF TEXAS
VOL. 1042, PG. 545
O.R.B.C.TX.

MATCHLINE SHEET 5

S51° 04' 10" E
206.714m (678.19')

SEE
DETAIL 'B'

N48° 36' 29" W 632.5'
S48° 37' 19" E 192.642m (632.03')

N53° 51' 58" W
200.122m
(656.57')

4+600.000
65.000m RT
(213.25')

N47° 34' 21" W
40.112m
(131.60')

4+640.000
68.000m RT
(223.10')

69.873m
(229.24')

EXISTING "R.O.W." LINE

⑥ 1.375 ha
(3.40 ac.)

PROPOSED R.O.W. LINE

CONTROL OF ACCESS LINE

N28° 43' 33" W
119.620m (392.45')

49.747m
(163.21')

MILLICAN PETROLEUM CORPORATION
VOLUME 3115, PAGE 74
CALLED 64 ACRES
O.R.B.C.TX.
DESCRIBED IN
VOL. 1648, PG. 4
O.R.B.C.TX.

STAMPED "COA"
4+704.254
95.454m RT
(313.17')

MATCHLINE SHEET 7

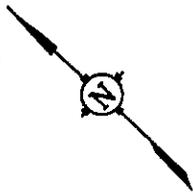
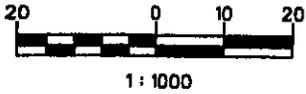
PAGE 6 OF 7
REF. FIELD NOTE NO. 2273R2
ACCOUNT NO. 8017-01-057



5508 West Highway 200, Building B
Austin, Texas 78736
(512) 447-0675
Fax: (512) 329-3028

RIGHT-OF-WAY SKETCH
SHOWING PROPERTY OF
MILLICAN PETROLEUM CORPORATION
CSJ NO. 0050-02-087

BRAZOS COUNTY, TEXAS
GRAPHIC SCALE
(IN METERS)



ANDREW D. HOUSTON
A-133

LEGEND

- TYPE I CONCRETE MONUMENT FOUND
- TYPE II CONCRETE MONUMENT FOUND
- TYPE III CONCRETE MONUMENT SET
- 1/2" PIPE FOUND UNLESS NOTED
- 1/2" IRON ROD SET W/TXDOT ALUMINUM CAP UNLESS NOTED
- 1/2" IRON ROD FOUND UNLESS NOTED
- FENCE POST FOUND UNLESS NOTED
- ▲ 60 D NAIL SET UNLESS NOTED
- ▲ 60 D NAIL FOUND UNLESS NOTED
- △ CALCULATED POINT
- PROPERTY LINE
- CENTER LINE
- { } RECORD INFORMATION
- () ENGLISH EQUIVALENT ON METRIC MAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCING
- P.O.R. POINT OF REFERENCE
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- N.T.S. NOT TO SCALE
- RF IRON ROD FOUND
- RP IRON PIPE FOUND
- P.U.E. PUBLIC UTILITY EASEMENT
- OVERHEAD UTILITY
- O.R.B.C.TX. OFFICIAL RECORDS BRAZOS COUNTY, TEXAS
- M.R.B.C.TX. MAP RECORDS BRAZOS COUNTY, TEXAS
- WIRE FENCE
- WOOD FENCE
- PIPE FENCE
- CHAIN LINK FENCE

MATCHLINE SHEET 6

STATE OF TEXAS
VOL. 1042, PG. 545
O.P.R.B.C.TX.

STATE HIGHWAY 6

APPROXIMATE LOCATION
OF SURVEY LINE

[N48° 36' 29" W 632.5']
S48° 37' 19" E 192.642m (632.03')

[N32° 55' 51" W 47.8']

190.823m (625.41')
[N48° 38' 29" W 632.5']

S32° 55' 49" E
9.736m (31.94')
[N32° 55' 51" W 47.8']

N28° 43' 33" W
49.747m
(163.21')

4+750.000
115.000m RT
(377.30')

⑥
1.375 ha
(3.40 ac.)

CONTROL OF ACCESS LINE

N38° 59' 12" W 116.440m (382.02')

PROPOSED R.O.W. LINE

MILlicAN PETROLEUM CORPORATION
VOLUME 3115, PAGE 74
CALLED 64 ACRES
O.R.B.C.TX.
DESCRIBED IN
VOL. 1648, PG. 4
O.R.B.C.TX.

EXISTING R.O.W. LINE

DID NOT HAVE
RIGHT OF ENTRY
AT TIME OF SURVEY

⑦

4+863.513
140.946m RT
(462.42')

174.740m (573.29')
S01° 52' 12" E (573.29')

THOMAS H. MAYS
A-161

ALTON RAY HAYS, JR.
VOL. 3788, PG. 278
CALLED 5.582 ACRES
O.R.B.C.TX.
DESCRIBED IN
VOL. 270, PG. 809

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND
UNDER MY DIRECTION AND SUPERVISION, AND THAT THIS PLAT IS
TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

ROBERT J. ROY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5159, STATE OF TEXAS

08-22-03
DATE



PAGE 7 OF 7
REF. FIELD NOTE NO. 2273R2
ACCOUNT NO. 8017-01-057



6508 West Highway 290, Building B
Austin, Texas 78735
(512) 447-0676
Fax: (512) 328-3029

RIGHT-OF-WAY SKETCH
SHOWING PROPERTY OF
MILlicAN PETROLEUM CORPORATION
CSJ NO. 0050-02-087

County: Travis
Highway: US 290
Limits: From FM 1826 to Brodie Lane
C.S.J. 0113-08-039
Account No. 8014-1-74

Field Note Description for Parcel 142AC

BEING A LINEAR DESCRIPTION FOR DENIED ACCESS ALONG THE EXISTING SOUTHERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY US 290 IN THE THOMAS ANDERSON SURVEY NO. 17, TRAVIS COUNTY, TEXAS, SAME BEING ALONG THE NORTHERLY LINE OF THAT 3.88 ACRE TRACT OF LAND CONVEYED TO THE FIVE BUDS, L.C. BY DEED RECORDED IN VOLUME 12074, PAGE 1990 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID DENIED ACCESS, AS SHOWN ON A RIGHT-OF-WAY SKETCH PREPARED THIS DATE BY C.S.C.I. FOR THIS PARCEL, IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a ½" iron rod with aluminum cap set on the existing southerly right-of-way line of US 290, being the common southwest corner of that 3.572 acre tract (Parcel 1) conveyed to the State of Texas by deed recorded in Volume 12100, Page 452 of the Deed Records of Travis County, Texas, the northwest corner of the aforesaid 3.88 acre tract, and the northeast corner of the remainder of Lot A, Williamson Flats Subdivision, recorded in Volume 67, Page 49 of the Plat Records of Travis County, Texas, conveyed to BC Birdwell, Inc. by deed recorded in Document No. 2001138995 of the Official Public Records of Travis County, and being 190.08 feet right of proposed highway centerline station 393+90.13;

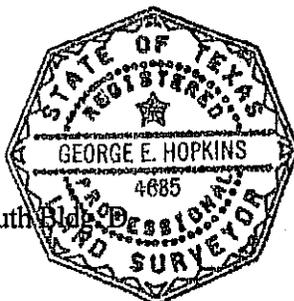
- 1) THENCE, N71°47'30"E, with the common southerly right-of-way line of US 290 and the northerly line of said 3.88 acre tract, a distance of 233.87 feet to a ½" iron rod with aluminum cap set on the common southerly line of said 3.572 acre tract and northerly line of the said 3.88 acre tract, and being 190.08 feet right of highway centerline station 396+24.00 for the POINT OF TERMINATION of said Denied Access.

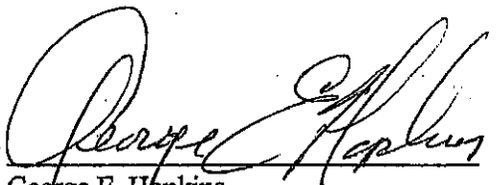
This control of access description is accompanied by a plat of even date,
All bearings based on the Texas State Plane Coordinate System, Central Zone, NAD 83.
Access is prohibited across the "Control of Access Line" to the transportation facility from the adjoining property.

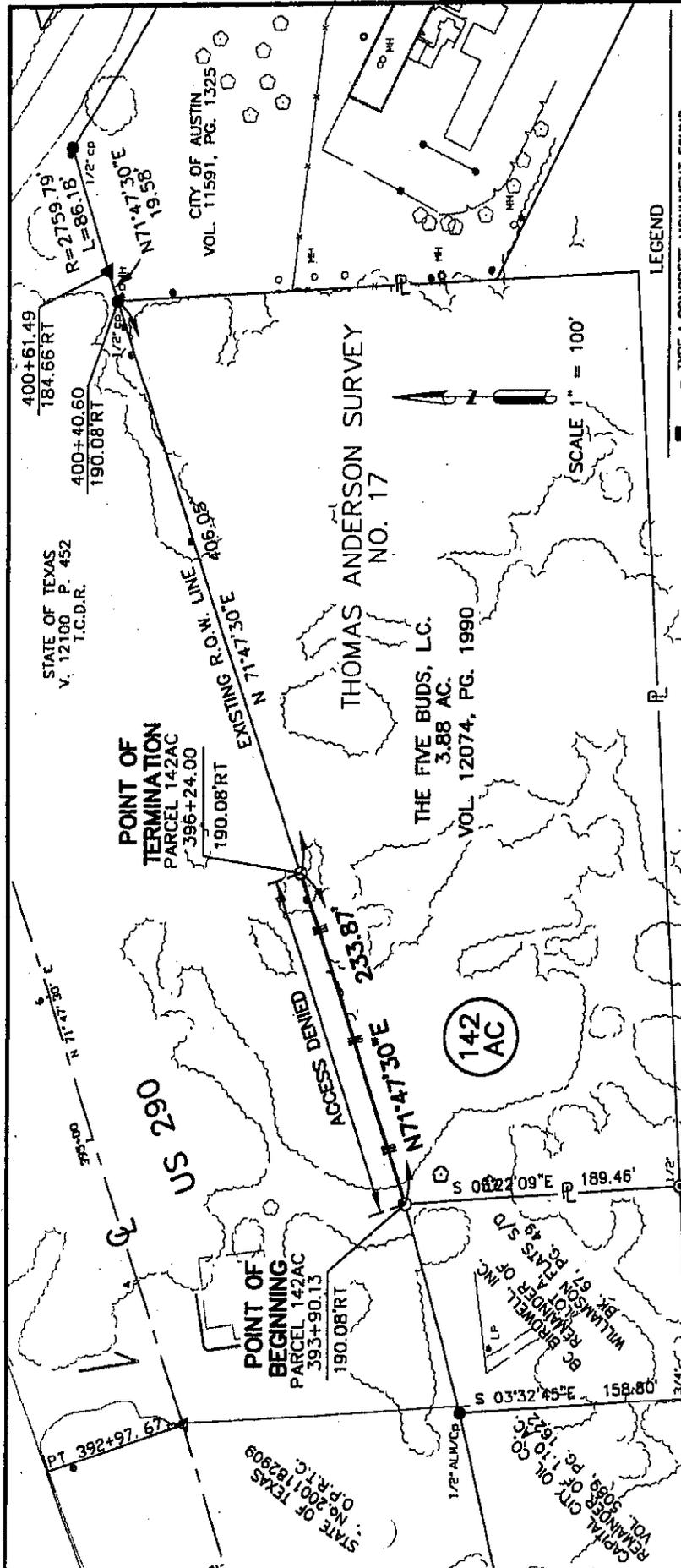
I, George E. Hopkins, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct to the best of my knowledge and that the property described herein was determined by a survey made on the ground under my direction and supervision.

WITNESS MY HAND AND SEAL at Austin, Travis County, Texas this the 11 day of August, 2003.

Capital Surveying Company, Inc.
1101 Capital of Texas Highway South
Austin, Texas 78746



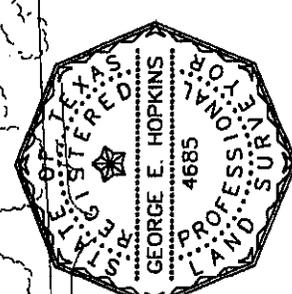

George E. Hopkins
Registered Professional Land Surveyor
No. 4685 - State of Texas



- LEGEND**
- TYPE I CONCRETE MONUMENT FOUND
 - TYPE II MONUMENT FOUND
 - CORNER SET - IRON ROD WITH TXDOT ALUMINUM CAP UNLESS NOTED
 - IRON ROD FOUND - SIZE NOTED
 - ▲ NAIL FOUND - SIZE / TYPE NOTED
 - △ FENCE CORNER POST FOUND
 - CALCULATED POINT
 - PROPERTY LINE
 - CENTER LINE
 - RECORD INFORMATION
 - POINT OF BEGINNING
 - POINT OF COMMENCING
 - POINT OF REFERENCE
 - DRAINAGE EASEMENT
 - PUBLIC UTILITY EASEMENT
 - DEED RECORDS OF TRAVIS COUNTY, TEXAS
 - PLAT RECORDS OF TRAVIS COUNTY, TEXAS
 - OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS

US 290 CL CURVE DATA

Δ = 23°37'25" (LT)
 D = 2°00'00"
 T = 559.10'
 L = 1181.18'
 R = 2864.79'
 CB = N 83°36'12" E
 P. I. STA. = 387+15.59
 P. C. STA. = 381+16.49



NOTES:

- THIS SURVEY PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT.
- BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM - CENTRAL ZONE
- IMPROVEMENTS SHOWN HEREON ARE BASED ON AERIAL MAPPING PROVIDED BY TXDOT
- THIS SKETCH IS ACCOMPANIED BY A PROPERTY DESCRIPTION OF EVEN DATE
- ACCESS IS PROHIBITED ACROSS THE CONTROL OF ACCESS LINE TO THE TRANSPORTATION FACILITY FROM THE ADJOINING PROPERTY

RECTED - 11/22/04 TO CORRECT THE ACCESS DENIED LINE

I HEREBY CERTIFY THAT THIS SKETCH AND ACCOMPANYING FIELDNOTE DESCRIPTION REPRESENT THE RESULTS OF A RIGHT OF WAY SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION AND IS TRUE AND CORRECT.

George E. Hopkins
 GEORGE E. HOPKINS
 REGISTERED PROFESSIONAL LAND SURVEYOR
 NO. 4685, STATE OF TEXAS

ES&I
 CAPITAL SURVEYING COMPANY INCORPORATED
 1101 Capital of Texas Highway South
 Austin, Texas 78748
 (512) 327-4000
 FOLDER 303 303-2842

DISTRICT	RIGHT OF WAY SKETCH SHOWING PROPERTY OF:	COUNTY
14	THE FIVE BUDDS, L.C.	TRAVIS
ACCOUNT NO.	CSJ NO. 0113 - 08 - 039	SURVEY DATE
9014-1-74	US 290	APRIL, 2003
PARCEL NO.	142AC	CONTROL OF ACCESS

County: DALLAS
Highway: I.H. 35E
Project Limits: From SPUR 482
 To I.H. 635
ROW CSJ: 0196-03-231
ACCT: 9118-01-023

D-15-14
September 30, 2003

Legal Land Description for Parcel 28

BEING a 0.2767 acre portion of that certain called 2.322 acre parcel situated in the John L. Hunt Survey, Abstract No. 588, being part of Lot 4, Block J/6509 of the Traildust Addition, an addition to the City of Dallas, Texas as recorded in Volume 77026 at Page 1781 of the Map Records and in Volume 77113 at Page 1369 of the Deed Records of Dallas County, Texas which was conveyed to Tri State Pizza, LLC, as evidenced by the deed recorded in Volume 2002121 at page 797 of said Deed Records, and being more particularly described by metes and bounds as follows:

COMMENCING at a ½-inch steel rod set at the common southeast corner of said Tri State Pizza tract and northeast corner of the tract of land conveyed to Dutt Hospitality, LLC, as evidenced by the deed recorded in Volume 97088 at page 6894 of said Deed Records;

THENCE, along the common line between said Tri State Pizza and Dutt tracts, South 89°17'07" West, a distance of 385.91 feet to a 5/8-inch steel rod with TxDOT aluminum cap set for corner, the POINT OF BEGINNING;

1. THENCE, continuing along said common line, South 89°17'07" West, a distance of 37.98 feet to a point for corner lying on the existing east right-of-way line of Interstate Highway 35E, a variable width right-of-way;
2. THENCE, along said existing east right-of-way line, North 01°11'53" West, a distance of 288.38 feet to a point for corner;
3. THENCE, continuing along said existing east right-of-way line, North 02°35'13" East, a distance of 47.01 feet to a point for corner lying on the common north line of said Tri State Pizza tract and south line of the tract of land conveyed to Clay E. Cooley, as evidenced by the deed recorded in Volume 2000022 at page 1756 of said Deed Records;
4. THENCE, along said common line, South 56°42'17" East, a distance of 40.78 feet to a 5/8-inch steel rod with TxDOT aluminum cap set for corner lying on the new east right-of-way line of Interstate Highway 35E, a variable width right-of-way and also being the beginning of a Control of Access Line;
5. THENCE, along said new east right-of-way line, South 01°25'47" East, a distance of 312.51 feet to the POINT OF BEGINNING and also being the end of this Control of Access Line; and containing an area of 12,053 square feet, or 0.2767 acres of land, more or less.

County: DALLAS
Highway: I.H. 35E
Project Limits: From SPUR 482
 To I.H. 635
ROW CSJ: 0196-03-231
ACCT: 9118-01-023

D-15-14
September 30, 2003

Legal Land Description for Parcel 28

I, Brian C. Wright, Registered Professional Land Surveyor, do hereby certify that the above description correctly represents the results of a survey made on the ground.

Brian C. Wright 4/14/04
Brian C. Wright R.P.L.S. No. 4560
September 30, 2003



Notes:

1. All bearings are based on the Texas State Plane Coordinate System, NAD 83, North Central Zone. Scale factor: 1.000136506
2. A survey plat of even date herewith accompanies this legal description.

****If destroyed or disturbed during the highway construction project, the monument described in this call may be replaced with a TxDOT Type II Right-of-Way Marker set under the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.**

Access is prohibited across the "Control of Access Line" to the highway facility from the adjacent property.

JOHN L. HUNT SURVEY
ABSTRACT - 588

CITY OF DALLAS

N02°35'13"E
47.01'

INTERSTATE HIGHWAY 35 E
(STEMMONS FREEWAY)
(VARIABLE WIDTH R.O.W.)
VOL. 5310, PG. 36
D.R.D.C.T.

OWNER
CLAY E. COOLEY
VOL. 2000022, PG. 1756
D.R.D.C.T.



SCALE: 1:50

PART OF
LOT 4, BLOCK J/6509

TRAILDUST ADDITION
VOL. 77026, PG. 1781
M.R.D.C.T.
VOL. 77113, PG. 1369
D.R.D.C.T.

OWNER:
TRI STATE PIZZA, LLC
CALLED 2.322 ACRES
VOL. 2002121, PG. 797
D.R.D.C.T.

EXISTING R.O.W.

NEW R.O.W.

S89°17'07"W
37.98'

SET 5/8" S.R.

S89°17'07"W
385.91'

P.O.B.

SET 1/2" S.R.

P.O.C.

IF DESTROYED OR DISTURBED DURING THE HIGHWAY CONSTRUCTION PROJECT, THE MONUMENT DESCRIBED IN THIS CALL MAY BE REPLACED WITH A TxDOT TYPE II RIGHT-OF-WAY MARKER SET UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR, EITHER EMPLOYED OR RETAINED BY TxDOT.

OWNER:
DUTT HOSPITALITY, LLC
VOL. 97088, PG. 6894
D.R.D.C.T.

NOTES:

ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE. SCALE FACTOR: 1.000136806

A LEGAL DESCRIPTION OF EARTH SURVEY DATE HERewith ACCOMPANIES THIS PLAT.

ACCESS IS PROHIBITED ACROSS THE CONTROL OF ACCESS LINE.

LEGEND

- | | | | |
|-----------|------------------------|-----------|--|
| — — — — — | PROPOSED ROW | - - - - - | EASEMENT |
| — — — — — | EXISTING ROW | — — — — — | RAILROADS |
| — — — — — | PROPERTY LINE | — — — — — | STRUCTURE |
| — — — — — | COUNTY LINE | — — — — — | POINT OF COMMENCING |
| — — — — — | CONTROL OF ACCESS LINE | — — — — — | POINT OF BEGINNING |
| — — — — — | SURVEY LINE | — — — — — | FOUND CONC. MONUMENT |
| - x - x - | FENCE LINE | — — — — — | SET 5/8" STEEL ROD WITH ALUMINUM TxDOT CAP |
| — — — — — | CITY LIMITS | — — — — — | SET OR FOUND MONUMENTATION |

DIST. NAME DALLAS	PLAT OF A SURVEY OF PROPERTY TRI STATE PIZZA, LLC TRACT	COUNTY DALLAS
PARCEL NO. 28	ROW CSJ: 0196-03-231 INTERSTATE HIGHWAY 35E	DATE SEPT 30 2003
ROW PARCEL		12,053 SQ FT 0.2767 AC

Revised: April, 2005
February, 2005
Parcel No. 297A

County: Harris
Highway: IH 10
Project Limits: Campbell Road to Bingle Road
Account: 9112-21-009
ROW CSJ: 0271-07-237

Property Description For Parcel No. 297A

Being a 4.414 acre (192,292 square feet) parcel of land, located in the Robert Vince Survey, Abstract No. 77, Harris County Texas, said 4.414 acre parcel of land being a portion of the 25.2974 acre tract of land comprised of the following two tracts: first tract being a called 25.2378 acre tract of land conveyed from Wal-Mart Stores East, Inc. to Christ Evangelical Presbyterian Church by that certain Special Warranty Deed dated July 13, 2001 and recorded under Harris County Clerk's File (H.C.C.F.) No. V187629, Film Code No. 542-22-1925 of the Official Public Records of Real Property of Harris County (O.P.R.R.P.H.C.), the second tract being a 0.0596 acre residue of a called 12.1068 acre tract designated as Tract V in deed from Eisenman Chemical Company and Baker Hughes Oilfield Operations, Inc. to Christ Evangelical Presbyterian Church as per that certain Special Warranty Deed dated June 15, 1998 and recorded under H.C.C.F. No. T083959, Film Code No. 519-24-0596 of said O.P.R.R.P.H.C., said 4.414 acre parcel of land being more particularly described by metes and bounds as follows:

COMMENCING at a found 5/8-inch iron rod marking the most northwesterly corner of a called 10.5182 acre tract of land conveyed from Christ Evangelical Presbyterian Church to Stiffel-Schwab Builders, LLC by that Special Warranty Deed dated May 28, 2004 and recorded under H.C.C.F. No. X657490, Film Code No. 586-92-2505 of said O.P.R.R.P.H.C.;

Revised: April, 2005
February, 2005
Parcel No. 297A

THENCE, along the most westerly west line of the aforementioned 10.5182 acre tract of land, and along the east line of a 20.634 acre tract of land comprised of the sum of the following: a called 15.7969 acre tract of land in four tracts conveyed by Memorial Jack Limited Partnership to West Memorial Park Office Limited Partnership by Special Warranty Deed dated December 31, 1998 and recorded under H.C.C.F. No. T488855, Film Code No. 523-32-3642 of said O.P.R.R.P.H.C., a called 1.8209 acre tract of land in four parcels and one save and except tract conveyed by Robert S. Wilson, L.L.C. to West Memorial Park Office Limited Partnership by Special Warranty Deed dated January 4, 1999 and recorded under H.C.C.F. No. T488856, Film Code No. 523-32-3650 of said O.P.R.R.P.H.C., and a called 2.0 acre tract of land conveyed by 8582 Katy Freeway, Ltd. to West Memorial Park Office Limited Partnership by Special Warranty Deed dated August 5, 1999 and recorded under H.C.C.F. No. T899316, Film Code No. 527-38-1631 of said O.P.R.R.P.H.C., and a 1.016 acre tract of land that is the northerly half of a railroad easement that abuts said 15.7969 acre tract of land, said easement being referred to as Parcel 22, conveyed from the Missouri Pacific Railroad Company to the State of Texas by Right of Way Deed Without Warranty, dated December 14, 1992, as recorded under H.C.C.F. No. P019477, Film Code No. 116-59-1445 of said O.P.R.R.P.H.C., same line also being the common line of the A. H. Osborne Survey, Abstract No. 610 and said Robert Vince Survey, and on a bearing of South 01° 34' 14" East, at 188.10 feet passing a found 5/8-inch iron rod marking the northwest corner of a called 1.4769 acre tract of land conveyed from Christ Evangelical Presbyterian Church to JACW, LLC by that certain Special Warranty Deed dated November 19, 2001 and recorded under H.C.C.F. No. V450880, Film Code No. 546-37-2672 of said O.P.R.R.P.H.C., at 959.10 feet passing the northeast corner of a called 3.3154 acre tract of land as described in H.C.C.F. No. T488855 of said O.P.R.R.P.H.C., and continuing for a total distance of 1,100.88 feet to a set 5/8-inch iron rod with TxDOT aluminum cap for a point on the proposed north right-of-way line of Interstate Highway 10 (IH-10) (width varies);

THENCE, along the proposed north right-of-way line of IH-10, and on a bearing of North 89° 59' 35" East, at a distance of 63.02 feet passing an "X" in concrete set on the east line of the called 1.4769 acre tract of land, same being the west line of a called 23.3568 acre tract conveyed by Wal-Mart Stores Texas, L.P. to Ten-Voss, LTD. by that certain Special Warranty Deed dated October 29, 2004 and recorded under H.C.C.F. No. Y025823, Film Code No. 594-76-0137 of said O.P.R.R.P.H.C., and continuing for a total distance of 88.02 feet to a set 5/8-inch iron rod with a TxDOT aluminum cap for the point of curvature of a tangent curve to the left;

THENCE, continuing along the proposed north right-of-way line of IH-10, and along said tangent curve to the left having a central angle of 1° 17' 27", a radius of 22,680.81 feet, a chord bearing of North 89° 20' 52" East, a chord distance of 511.00 feet, and an arc length of 511.02 feet to a set 5/8-inch iron rod with TxDOT aluminum cap for the point of tangency;

MINUTE ORDER EXHIBIT G
PAGE 3 OF 11

Revised: April, 2005
February, 2005
Parcel No. 297A

THENCE, continuing along the proposed north right-of-way line of IH-10, and on a bearing of North $88^{\circ} 42' 08''$ East, a distance of 637.29 feet to a set 5/8-inch iron rod with TxDOT aluminum cap located in the easterly line of the aforementioned 23.3568 acre tract, same being in the westerly line of the aforementioned 25.2378 acre tract, said 5/8-inch iron rod being the POINT OF BEGINNING of the herein described 4.414 acre parcel of land, same being the beginning of an Access Denial Line;

- 1.) THENCE, continuing along the proposed north right-of-way line of IH-10, same being an Access Denial Line, and on a bearing of North $88^{\circ} 42' 08''$ East, at a distance of 56.00 feet passing a 5/8-inch iron rod with TxDOT aluminum cap stamped "COA" marking the end of said Access Denial Line, passing at a distance of 124.00 feet a 5/8-inch iron rod with TxDOT aluminum cap stamped "COA" marking the beginning of an Access Denial Line, and continuing along said proposed north right-of-way line of IH-10 and said Access Denial Line a total distance of 856.82 feet to a set 5/8-inch iron rod with a TxDOT aluminum cap for the point of curvature of a tangent curve to the right;
- 2.) THENCE, continuing along the proposed north right-of-way line of IH-10, same being an Access Denial Line, and along said tangent curve to the right having a central angle of $00^{\circ} 27' 19''$, a radius of 23,155.81 feet, a chord bearing of North $88^{\circ} 55' 47''$ East, and a chord distance of 184.02 feet, passing at an arc length of 88.02 feet a set 5/8-inch iron rod with TxDOT aluminum cap stamped "C.O.A." marking the end of said Access Denial Line, passing at an arc length of 127.02 feet a set 5/8-inch iron rod with TxDOT aluminum cap stamped "C.O.A." marking the beginning of an Access Denial Line, and continuing for a total arc length of 184.02 feet to a set 5/8-inch iron rod with TxDOT aluminum cap for an angle point;
- 3.) THENCE, continuing along the proposed north right-of-way line of IH 10, same being an Access Denial Line, and on a bearing of North $01^{\circ} 29' 35''$ West, a distance of 265.42 feet to a set 5/8-inch iron rod with TxDOT aluminum cap set for corner;

Revised: April, 2005
February, 2005
Parcel No. 297A

- 4.) THENCE, North 88° 30' 26" East, continuing along the proposed north right-of-way line of IH 10, same being an Access Denial Line, a distance of 240.00 feet to a set 5/8-inch iron rod with TxDOT aluminum cap set for corner in the line common to said 25.2378 acre tract and a called 2.683 acre tract of land, conveyed to Richard K. Duncan, Sr., Trustee, by Warranty Deed with Vendor's Lien (as to a called 2.060 acre tract of land) dated March 10, 1998 and recorded under H.C.C.F. No. S900804, Film Code No. 517-34-2641 of said O.P.R.R.P.H.C., and Quitclaim Deed (as to a 0.623 acre tract of land) recorded under H.C.C.F. No. S900806, Film Code No. 517-34-2650 of said O.P.R.R.P.H.C., dated March 10, 1998;
- 5.) THENCE, departing the Access Denial Line, and along the common line between the 25.2378 acre and the 2.683 acre tracts of land, and on a bearing of South 01° 29' 34" East, a distance of 365.97 feet to an angle point in the existing north right-of-way line of IH 10 (variable width), from which a found 5/8-inch iron rod bears North 48° 13' 21" East, a distance of 0.15 feet, said point being the southeast corner of the aforementioned 25.2378 acre tract of land and the southwest corner of the aforementioned 2.683 acre tract of land, same being the northeast corner of the 100-foot wide easement that abuts said 25.2378 acre tract of land granted to Missouri Kansas Texas Railway Company of Texas per that Certified Copy of Judgment recorded in Volume 348, Page 606, of the Harris County Deed Records, and the northeast corner of an easement being referred to as Parcel 22, conveyed from the Missouri Pacific Railroad Company to the State of Texas by Right of Way Deed Without Warranty, dated December 14, 1992, as recorded under H.C.C.F. No. P019477, Film Code No. 116-59-1445 of said O.P.R.R.P.H.C.,
- 6.) THENCE, along the south line of said 25.2378 acre tract, and along the north line of said 100-foot wide railroad easement, and on a bearing of South 88° 42' 07" West, a distance of 1,281.35 feet to a point for the southwest corner of said 25.2378 acre tract of land, same being the southeast corner of said 23.3568 acre tract of land;
- 7.) THENCE, along the line common to said 23.3568 acre tract and said 25.2378 acre tract of land, and on a bearing of North 01° 12' 08" West, a distance of 100.47 feet to the POINT OF BEGINNING, and containing 4.414 acres (192,292 square feet) of land.

MINUTE ORDER EXHIBIT G
PAGE 5 OF 11

Revised: April, 2005
February, 2005
Parcel No. 297A

Note: The POINT OF BEGINNING of this property description has coordinates of X=3,081,606.72 and Y= 13, 851,388.40. All bearings are based on the Texas State Plane Coordinate System, South Central Zone, North American Datum 1983 (1993 adjustment). All distances and coordinates shown are surface and may be converted to grid by dividing by a combined adjustment factor of 1.00013.

Access will not be permitted across the Access Denial Line.

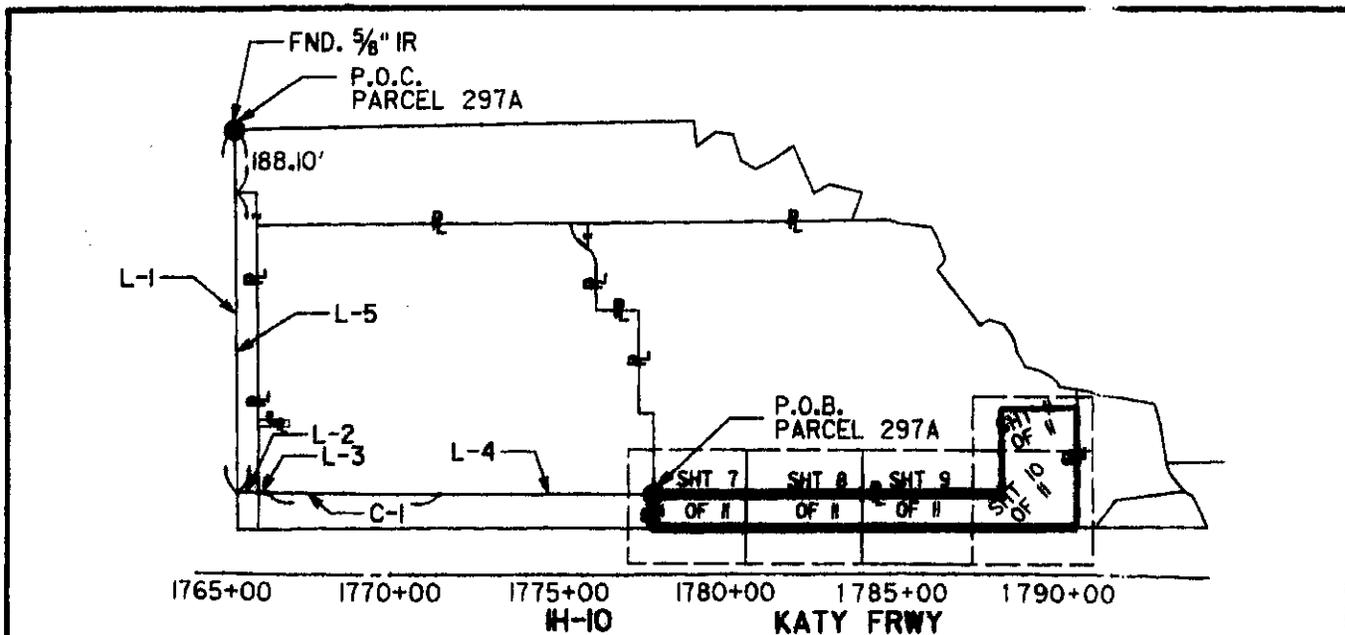
This property description was prepared in conjunction with a parcel plat of even date.

I, Wayne J. McKittrick, a Registered Professional Land Surveyor, hereby certify that the property description above and the accompanying plat of even date represent an actual survey made on the ground under my supervision.

 4-8-05

Wayne J. McKittrick, R.P.L.S.
Texas Registration No. 4875
SURVCON INC.
5757 Woodway Avenue
Houston, Texas 77057
713-780-4123





1765+00 1770+00 1775+00 1780+00 1785+00 1790+00
H-10 KATY FRWY

INSET FOR PARCEL 297A
SCALE: 1" = 500'

THIS PARCEL PLAT WAS PREPARED IN CONJUNCTION WITH A PROPERTY DESCRIPTION OF EVEN DATE.

NOTE:
ALL BEARINGS AND DISTANCES SHOWN ARE BASED ON NAD 83 (1993 ADJUSTMENT), TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.00013.

CURVE DATA

CURVE	Δ	RADIUS	LENGTH	CHORD
C-1	0°17'27"	22,660.81'	54.02'	N89°20'52"E ~ 54.00'

LINE DATA

LINE	BEARING	LENGTH
L-1	S01°34'14"E	1,100.88'
L-2	N89°59'35"E	63.02'
L-3	N89°59'35"E	25.00'
L-4	N88°42'08"E	637.29'
L-5	S01°34'14"E	771.00'

REV. 4-05: REVISED PARENT TRACT ACREAGE

EXISTING	TAKING	REMAINING
25.2974 AC.	4.414 AC.	20.883 AC. LT.
	192,292 SQ. FT.	

CONVENTIONAL SIGNS

- CENTER LINE
- EXIST. ROW LINE
- PROP. ROW LINE
- PROPERTY LINE
- CONTROL OF ACCESS LINE
- SURVEY LINE
- MATCHLINE
- EASEMENT/BUILDING LINE
- CORPORATE BOUNDARY
- EXIST. ROW MARKER
- PROP. ROW MARKER
- CONTROL ACCESS MARKER
- BACK PROPERTY CORNER
- PARCEL NUMBER



ACCOUNT NO. 9112-21-009

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297A

R.O.W. CSJ: 0271-07-237

I.H. IO
SURVCON, INC.

HARRIS COUNTY
FEBRUARY, 2005

SCALE: 1" = 50'

R. VINCE SURVEY ABSTRACT NO. 77

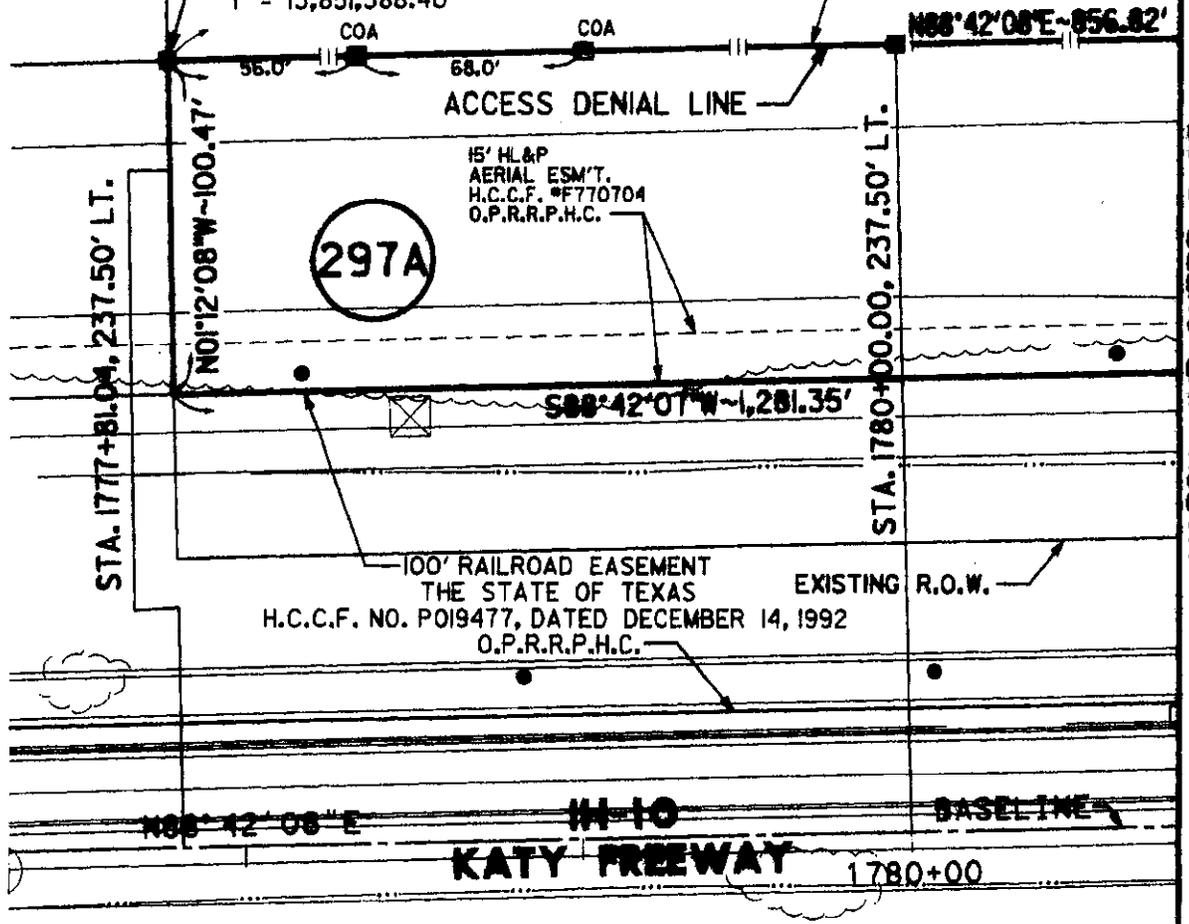
23.3568 ACRES
TEN-VOSS, LTD.
H.C.C.F. # Y025823
F.C. #594-76-0137,
DATED OCTOBER 29, 2004
O.P.R.R.P.H.C.

25.2974 ACRES
CHRIST EVANGELICAL PRESBYTERIAN CHURCH
H.C.C.F. # T083959, F.C. #519-24-0596
DATED JUNE 15, 1998
H.C.C.F. # V187629, F.C. #542-22-1925
DATED JULY 13, 2001
O.P.R.R.P.H.C.

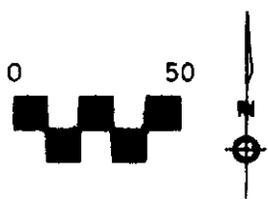
Dense Woods

P.O.B.
PARCEL 297A
X = 3,081,606.72
Y = 13,851,388.40

PROPOSED R.O.W.



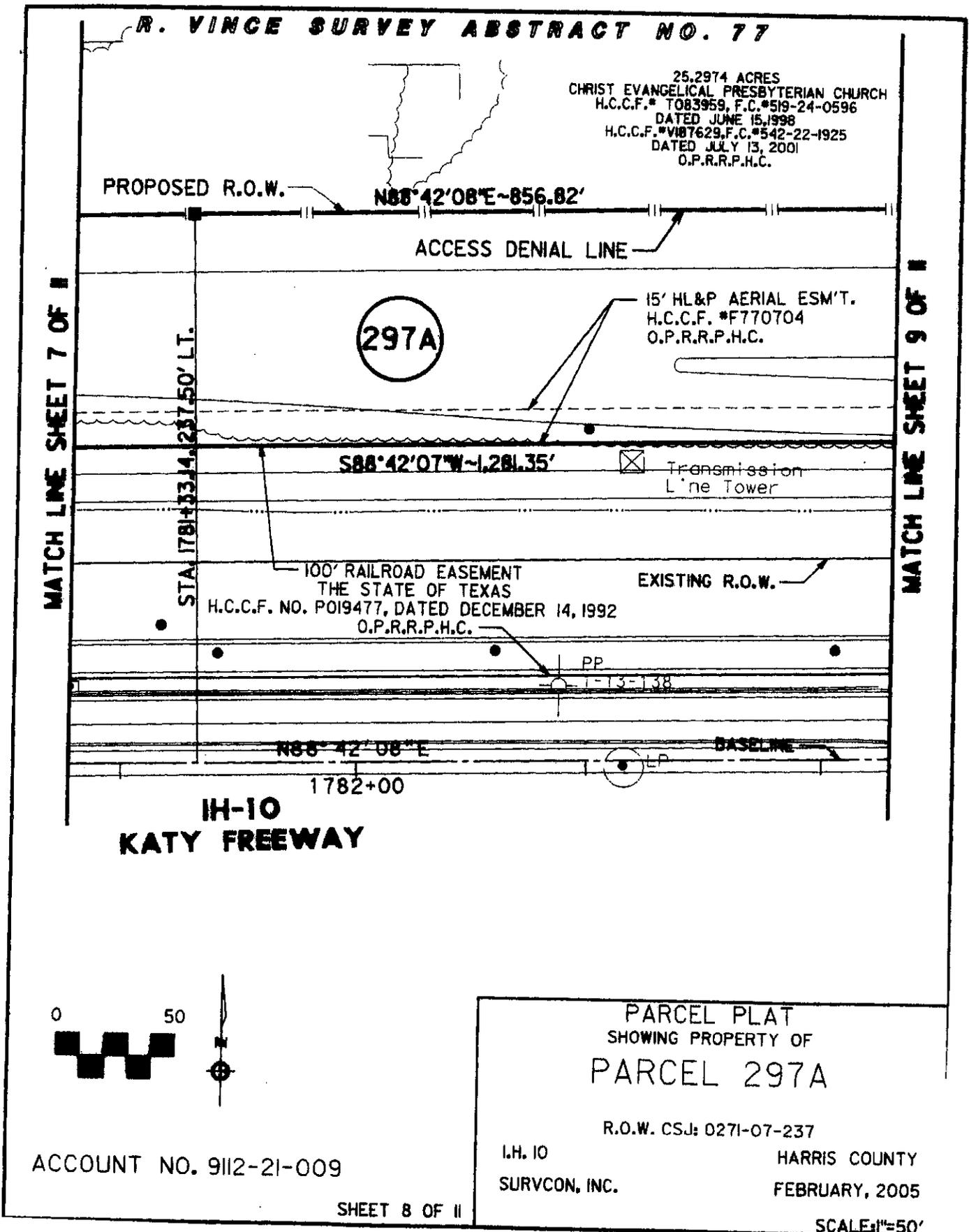
MATCH LINE SHEET 8 OF 11



ACCOUNT NO. 9112-21-009

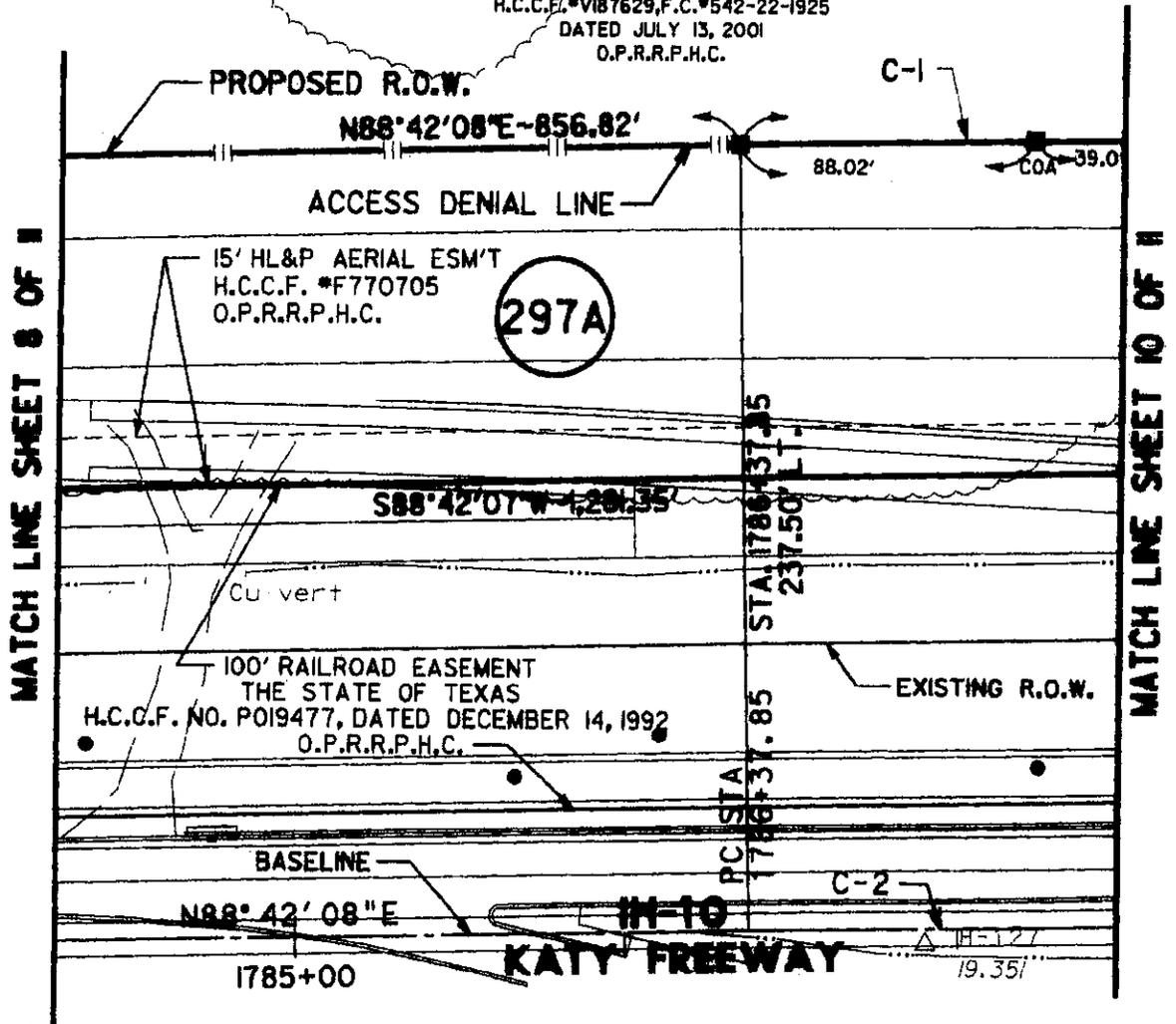
SHEET 7 OF 11

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297A
R.O.W. CSJ: 0271-07-237
I.H. 10 HARRIS COUNTY
SURVCON, INC. FEBRUARY, 2005
SCALE: 1"=50'



R. VINCE SURVEY ABSTRACT NO. 77

25.2974 ACRES
CHRIST EVANGELICAL PRESBYTERIAN CHURCH
H.C.C.F. # T083959, F.C. # 519-24-0596
DATED JUNE 15, 1998
H.C.C.F. # V187629, F.C. # 542-22-1925
DATED JULY 13, 2001
O.P.R.R.P.H.C.



CURVE DATA				
CURVE	Δ	RADIUS	LENGTH	CHORD
C-1	00°27'19"	23,186.3'	184.02'	N88°55'47"E - 184.02'

BASELINE CURVE DATA				
CURVE	Δ	RADIUS	LENGTH	CHORD
C-2	03°48'02"	22,988.3'	1,520.23'	S88°23'09"E - 1,819.95'



ACCOUNT NO. 9112-21-009

SHEET 9 OF 11

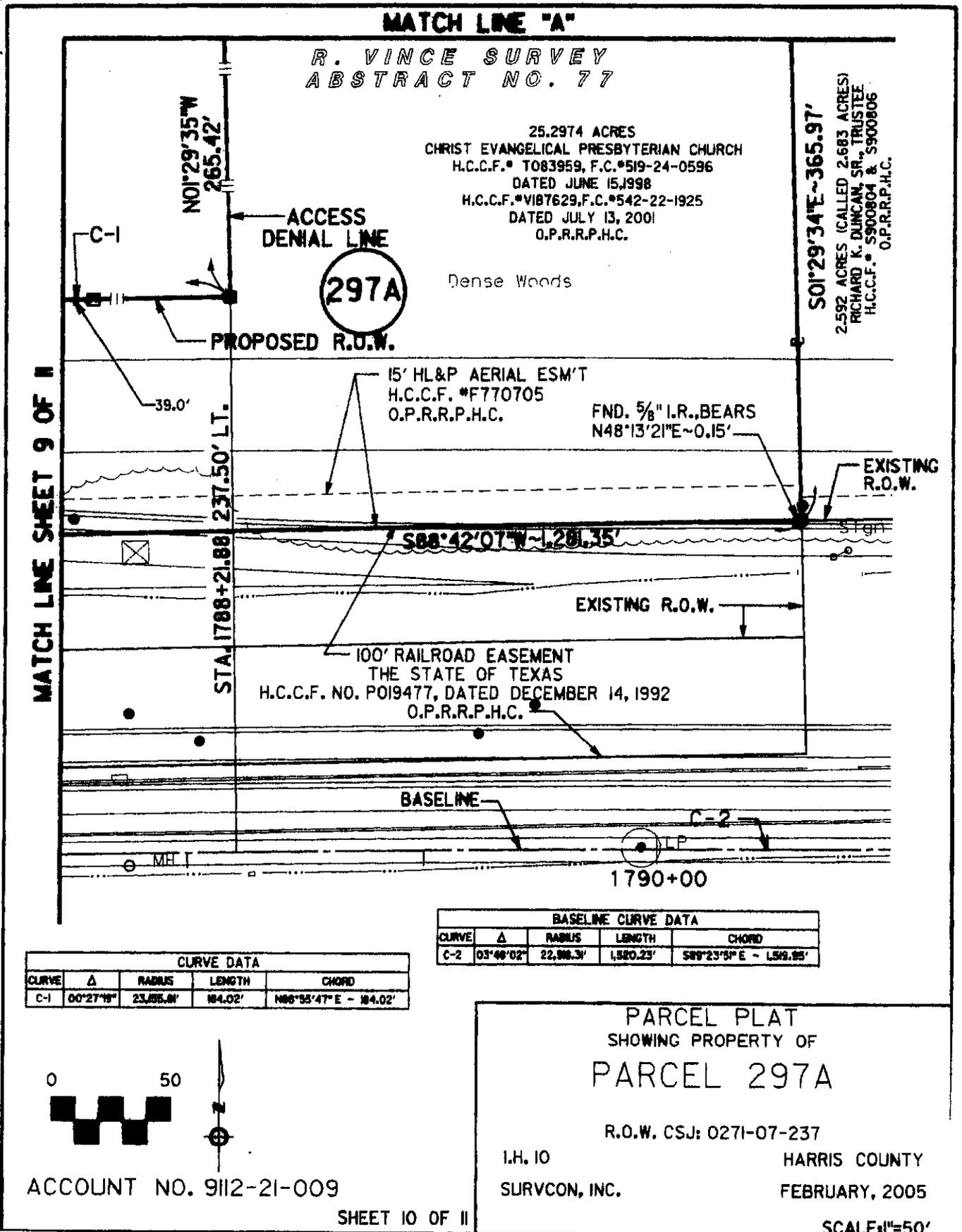
PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297A

R.O.W. CSJ: 0271-07-237

I.H. IO
SURVCON, INC.

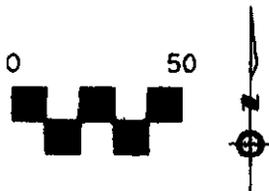
HARRIS COUNTY
FEBRUARY, 2005

SCALE: 1"=50'



CURVE DATA				
CURVE	Δ	RADIUS	LENGTH	CHORD
C-1	00°27'18"	23,855.81'	184.02'	N88°55'47"E ~ 184.02'

BASELINE CURVE DATA				
CURVE	Δ	RADIUS	LENGTH	CHORD
C-2	03°48'02"	22,886.31'	1,580.23'	S89°23'51"E ~ 1,519.85'



ACCOUNT NO. 9112-21-009

SHEET 10 OF 11

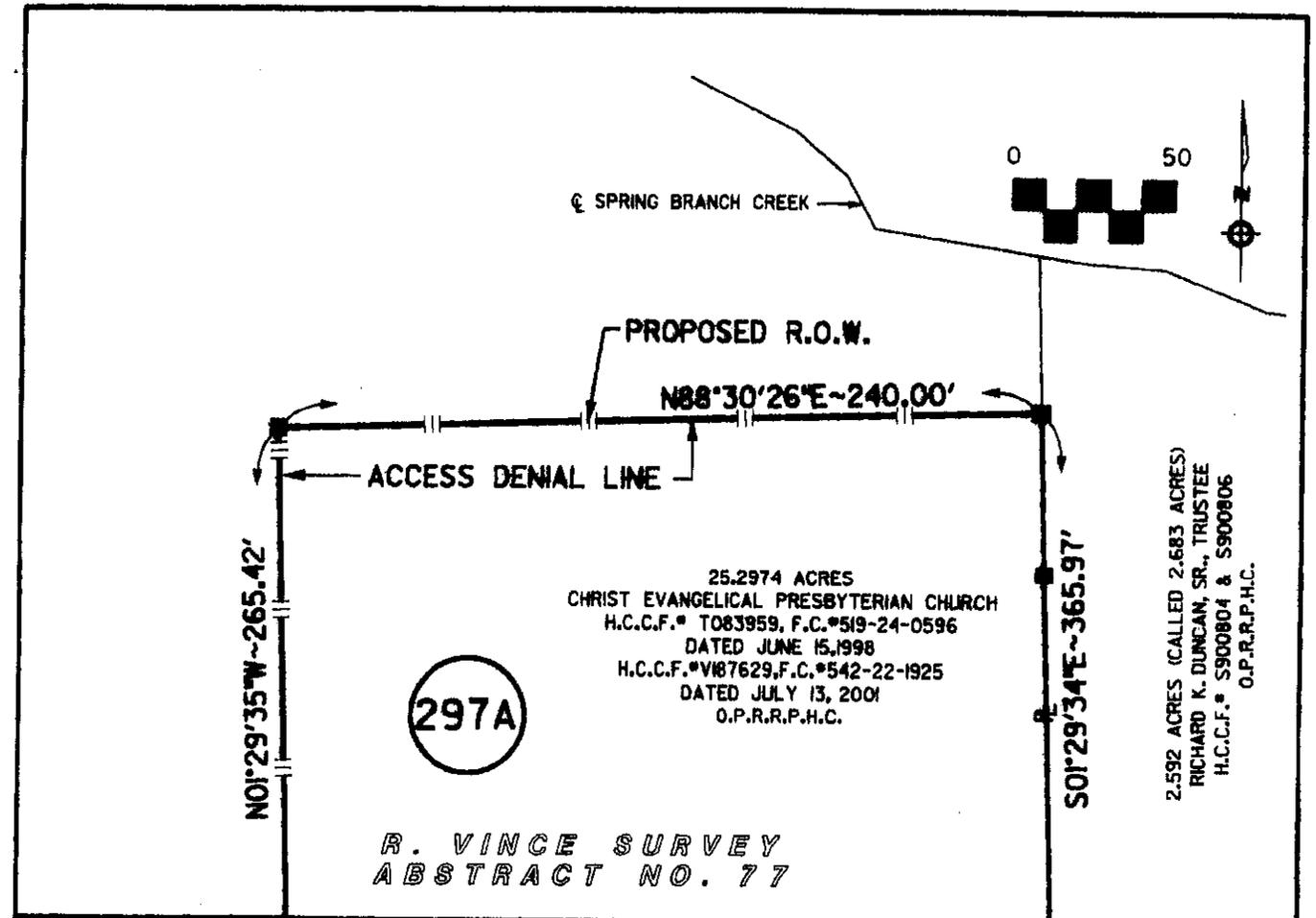
PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297A

R.O.W. CSJ: 0271-07-237

I.H. 10
SURVCON, INC.

HARRIS COUNTY
FEBRUARY, 2005

SCALE: 1"=50'



MATCH LINE "A"

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297A

R.O.W. CSJ: 0271-07-237

I.H. 10 HARRIS COUNTY
SURVCON, INC. FEBRUARY, 2005

SCALE: 1"=50'

ACCOUNT NO. 9112-21-009

SHEET 11 OF 11

February, 2005
Parcel No. 297B

County: Harris
Highway: IH 10
Project Limits: Campbell Road to Bingle Road
Account: 9112-21-009
ROW CSJ: 0271-07-237

Property Description For Parcel No. 297B

Being a 1.471 acre (64,067 square feet) parcel of land, located in the Robert Vince Survey, Abstract No. 77, Harris County Texas, being a portion of the northerly half of a 100-foot wide easement granted to Missouri Kansas Texas Railway Company of Texas per that Certified Copy of Judgment recorded in Volume 348, Page 606, of the Harris County Deed Records, said railroad easement also referred to as Parcel 22, conveyed from the Missouri Pacific Railroad Company to the State of Texas by Right of Way Deed Without Warranty, dated December 14, 1992, as recorded under Harris County Clerk's File (H.C.C.F.) No. P019477, Film Code No. 116-59-1445 of the Official Public Records of Real Property of Harris County (O.P.R.R.P.H.C.), said 1.471 acre parcel of land being more particularly described by metes and bounds as follows:

COMMENCING at a found 5/8-inch iron rod marking the most northwesterly corner of a called 7.3362 acre tract of land as described as Tract I in Special Warranty Deed dated June 15, 1998, from Eisenman Chemical Company and Baker Hughes Oilfield Operations, Inc. to Christ Evangelical Presbyterian Church under H.C.C.F. No. T083959, Film Code No. 519-24-0596 of the O.P.R.R.P.H.C.;

February, 2005
Parcel No. 297B

THENCE, along the most westerly west line of the aforementioned 7.3362 acre tract of land, same being the east line of a 20.634 acre tract of land comprised of the sum of the following: a called 15.7969 acre tract of land in four tracts conveyed by Memorial Jack Limited Partnership to West Memorial Park Office Limited Partnership by Special Warranty Deed dated December 31, 1998 and recorded under H.C.C.F. No. T488855, Film Code No. 523-32-3642 of the O.P.R.R.P.H.C., a called 1.8209 acre tract of land in four parcels and one save and except tract conveyed by Robert S. Wilson, L.L.C. to West Memorial Park Office Limited Partnership by Special Warranty Deed dated January 4, 1999 and recorded under H.C.C.F. No. T488856, Film Code No. 523-32-3650 of the O.P.R.R.P.H.C., and a called 2.0 acre tract of land conveyed by 8582 Katy Freeway, Ltd. to West Memorial Park Office Limited Partnership by Special Warranty Deed dated August 5, 1999 and recorded under H.C.C.F. No. T899316, Film Code No. 527-38-1631 of the O.P.R.R.P.H.C., and a 1.016 acre tract of land that is the northerly half of said railroad easement that abuts said 15.7969 acre tract of land, said easement being referred to as Parcel 22, conveyed from the Missouri Pacific Railroad Company to the State of Texas by Right of Way Deed Without Warranty, dated December 14, 1992, as recorded under H.C.C.F. No. P019477, Film Code No. 116-59-1445 of the O.P.R.R.P.H.C., same line also being the common line of the A. H. Osborne Survey, Abstract No. 610 and said Robert Vince Survey, and on a bearing of South 01° 34' 14" East, at 188.10 feet passing a found 5/8-inch iron rod marking the northwest corner of a called 1.4769 acre tract of land conveyed from Christ Evangelical Presbyterian Church to JACW, LLC by that certain Special Warranty Deed dated November 19, 2001 and recorded under H.C.C.F. No. V450880, Film Code No. 546-37-2672 of the O.P.R.R.P.H.C., at 959.10 feet passing the northeast corner of a called 3.3154 acre tract of land as described in H.C.C.F. No. T488855 of the O.P.R.R.P.H.C., and continuing for a total distance of 1,100.88 feet to a set 5/8-inch iron rod with TxDOT aluminum cap for a point on the proposed north right-of-way line of Interstate Highway 10 (IH-10) (width varies);

THENCE, along the proposed north right-of-way line of IH-10, and on a bearing of North 89° 59' 35" East, at a distance of 63.02 feet passing an "X" in concrete set on the east line of the called 1.4769 acre tract of land, same being the west line of a called 23.3568 acre tract conveyed by Wal-Mart Stores Texas, L.P. to Ten-Voss, LTD. by that certain Special Warranty Deed dated October 29, 2004 and recorded under H.C.C.F. No. Y025823, Film Code No. 594-76-0137 of the O.P.R.R.P.H.C., and continuing for a total distance of 88.02 feet to a set 5/8-inch iron rod with a TxDOT aluminum cap for the point of curvature of a tangent curve to the left;

MINUTE ORDER EXHIBIT H
PAGE 3 OF 10

February, 2005
Parcel No. 297B

THENCE, continuing along the proposed north right-of-way line of IH-10, and along said tangent curve to the left having a central angle of $1^{\circ} 17' 27''$, a radius of 22,680.81 feet, a chord bearing of North $89^{\circ} 20' 52''$ East, a chord distance of 511.00 feet, and an arc length of 511.02 feet to a set 5/8-inch iron rod with TxDOT aluminum cap for the point of tangency;

THENCE, continuing along the proposed north right-of-way line of IH-10, and on a bearing of North $88^{\circ} 42' 08''$ East, a distance of 637.29 feet to a set 5/8-inch iron rod with TxDOT aluminum cap located in the easterly line of the aforementioned 23.3568 acre tract, same being in the westerly line of a called 36.3621 acre tract of land comprised of the following two tracts: first tract being the 11.1243 acre residue of a 33.1972 acre tract being the sum of the following: a 28.4962 acre tract of land conveyed in five tracts from Eisenman Chemical Company and Baker Hughes Oilfield Operations, Inc. to Christ Evangelical Presbyterian Church as per that certain Special Warranty Deed dated June 15, 1998 and recorded in H.C.C.F. No. T083959, Film Code No. 519-24-0596 of the O.P.R.R.P.H.C., and a called 4.701 acre tract of land conveyed by I-10 LTD. Partnership to Christ Evangelical Presbyterian Church as per that certain Special Warranty Deed dated July 30, 1998 and recorded in H.C.C.F. No. T182914, Film Code No. 520-23-1688 of the O.P.R.R.P.H.C., said 11.1243 acres being a residue by virtue of the called 20.634 acre tract, less the called 0.0413 of one acre save and except Telecommunications Reserve "B" (net 20.5960 acres), conveyed by Christ Evangelical Presbyterian Church to Wal-Mart Stores East, Inc. by that certain Special Warranty Deed dated July 13, 2001 and recorded under H.C.C.F. No. V187630, Film Code No. 542-22-1931 of the O.P.R.R.P.H.C., second tract being a called 25.2378 acre tract of land conveyed to Christ Evangelical Presbyterian Church by Wal-Mart Stores East, Inc. by that certain Special Warranty Deed dated July 13, 2001 and recorded under H.C.C.F. No. V187629, Film Code No. 542-22-1925 of the O.P.R.R.P.H.C.;

THENCE, along the common line between said 23.3568 acre tract and said 36.3621 acre tract of land, and on a bearing of South $01^{\circ} 12' 08''$ East, a distance of 100.47 feet to a point for the southwest corner of said 36.3621 acre tract, same being the southeast corner of the aforementioned 23.3568 acre tract and situated on the north line of said 100-foot wide railroad easement, and being the POINT OF BEGINNING of the herein described 1.471 acre parcel of land;

February, 2005
Parcel No. 297B

- 1.) THENCE, along the south line of said 36.3621 acre tract and the north line of said 100-foot wide railroad easement and on a bearing of North $88^{\circ} 42' 07''$ East, a distance of 1,281.35 feet to the southeast corner of the aforementioned 36.3621 acre tract of land and the southwest corner of a called 2.683 acre tract of land, conveyed to Richard K. Duncan, Sr., Trustee, by Warranty Deed with Vendor's Lien (as to a called 2.060 acre tract of land) dated March 10, 1998 and recorded under H.C.C.F. No. S900804, Film Code No. 517-34-2641 of the O.P.R.R.P.H.C., and Quitclaim Deed (as to a 0.623 acre tract of land) recorded under H.C.C.F. No. S900806, Film Code No. 517-34-2650 of the O.P.R.R.P.H.C., dated March 10, 1998, from which a found 5/8-inch iron rod bears North $48^{\circ} 13' 21''$ East, a distance of 0.15 feet;
- 2.) THENCE, along the east line of said 100-foot wide railroad easement, same being the existing north right-of-way line of IH 10 (variable width), and on a bearing of South $01^{\circ} 17' 54''$ East, a distance of 50.00 feet to a point for corner on the centerline of said 100-foot wide railroad easement, same being an angle point in the existing north right-of-way line of IH 10;
- 3.) THENCE, along the centerline of said 100-foot wide railroad easement, and along the existing north right-of-way line of IH 10, and on a bearing of South $88^{\circ} 42' 07''$ West, a distance of 1,281.35 feet to a point for corner;
- 4.) THENCE, on a bearing of North $01^{\circ} 17' 53''$ West, a distance of 50.00 feet to the POINT OF BEGINNING, and containing 1.471 acres (64,067 square feet) of land.

Note: The POINT OF BEGINNING of this property description has coordinates of $X=3,081,608.83$ and $Y=13,851,287.95$. All bearings are based on the Texas State Plane Coordinate System, South Central Zone, North American Datum 1983 (1993 adjustment). All distances and coordinates shown are surface and may be converted to grid by dividing by a combined adjustment factor of 1.00013.

This property description was prepared in conjunction with a parcel plat of even date.

February, 2005
Parcel No. 297B

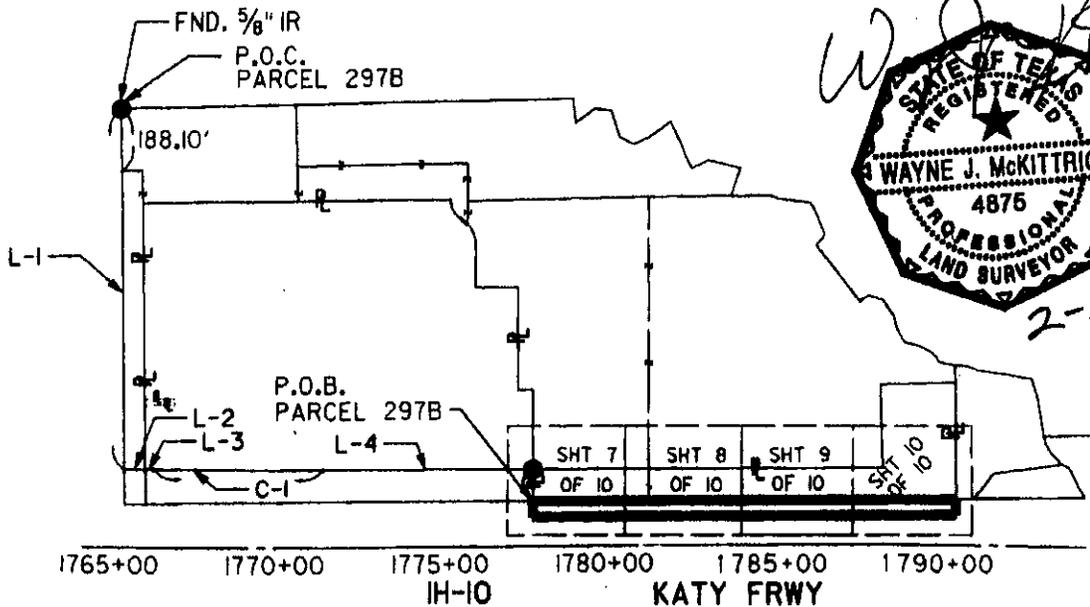
I, Wayne J. McKittrick, a Registered Professional Land Surveyor, hereby certify that the property description above and the accompanying plat of even date represent an actual survey made on the ground under my supervision.

Wayne J. McKittrick

2-25-05

Wayne J. McKittrick, R.P.L.S.
Texas Registration No. 4875
SURVCON INC.
5757 Woodway Avenue
Houston, Texas 77057
713-780-4123





INSET FOR PARCEL 297B
SCALE: 1" = 500'

THIS PARCEL PLAT WAS PREPARED IN CONJUNCTION WITH A PROPERTY DESCRIPTION OF EVEN DATE.

NOTE:
ALL BEARINGS AND DISTANCES SHOWN ARE BASED ON NAD 83 (1993 ADJUSTMENT), TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.00013.

CURVE DATA

CURVE	Δ	RADIUS	LENGTH	CHORD
C-1	01°17'27"	22,680.8'	51.02'	N89°20'52" E ~ 51.00'

LINE DATA

LINE	BEARING	LENGTH
L-1	S01°34'14"E	1,100.88'
L-2	N89°59'35"E	63.02'
L-3	N89°59'35"E	25.00'
L-4	N88°42'08"E	637.29'

EXISTING	TAKING	REMAINING
1.471 AC.	1.471 AC.	0 AC.
	64,067 SQ. FT.	

CONVENTIONAL SIGNS

- CENTER LINE
- EXIST. ROW LINE
- PROP. ROW LINE
- PROPERTY LINE
- CONTROL OF ACCESS LINE
- SURVEY LINE
- MATCHLINE
- EASEMENT/BUILDING LINE
- CORPORATE BOUNDARY
- EXIST. ROW MARKER
- PROP. ROW MARKER
- CONTROL OF ACCESS MARKER
- BACK PROPERTY CORNER
- PARCEL NUMBER

ACCOUNT NO. 9112-21-009
SHEET 6 OF 10

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297B

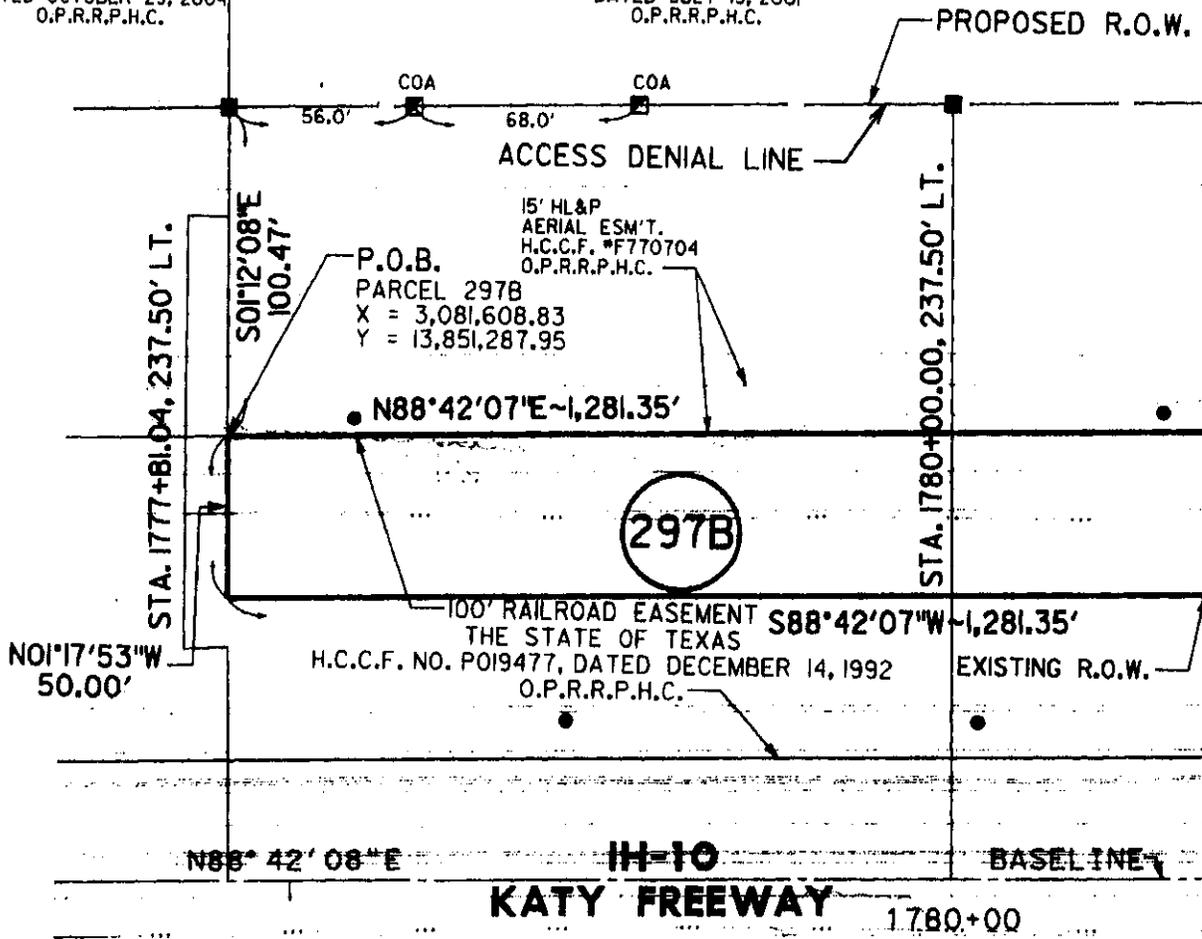
R.O.W. CSJ: 0271-07-237
I.H. 10
SURVCON, INC.
HARRIS COUNTY
FEBRUARY, 2005

SCALE: 1"=50'

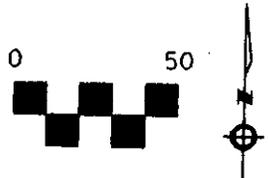
R. VINCE SURVEY ABSTRACT NO. 77

23.3568 ACRES
TEN-VOSS, LTD.
H.C.C.F.* Y025823
F.C., #594-76-0137,
DATED OCTOBER 29, 2004
O.P.R.R.P.H.C.

36.3621 ACRES
CHRIST EVANGELICAL PRESBYTERIAN CHURCH
H.C.C.F.* T083959, F.C.#519-24-0596
DATED JUNE 15, 1998
H.C.C.F.* V187629, F.C.#542-22-1925
DATED JULY 13, 2001
O.P.R.R.P.H.C.



MATCH LINE SHEET 8 OF 10



ACCOUNT NO. 9112-21-009

SHEET 7 OF 10

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297B
R.O.W. CSJ: 0271-07-237
I.H. 10 HARRIS COUNTY
SURVCON, INC. FEBRUARY, 2005
SCALE 1"=50'

R. VINCE SURVEY ABSTRACT NO. 77

36.3621 ACRES
CHRIST EVANGELICAL PRESBYTERIAN CHURCH
H.C.C.F.* T083959, F.C.*519-24-0596
DATED JUNE 15, 1998
H.C.C.F.*V187629, F.C.*542-22-1925
DATED JULY 13, 2001
O.P.R.R.P.H.C.

PROPOSED R.O.W.

ACCESS DENIAL LINE

15' HL&P AERIAL ESM'T.
H.C.C.F.*F770704
O.P.R.R.P.H.C.

N88°42'07"E ~ 1,281.35'

297B

EXISTING R.O.W.

100' RAILROAD EASEMENT
THE STATE OF TEXAS
H.C.C.F. NO. P019477, DATED DECEMBER 14, 1992
O.P.R.R.P.H.C.

S88°42'07"W ~ 1,281.35'

N88°42'08"E

BASELINE

1782+00

IH-10
KATY FREEWAY

MATCH LINE SSHEET 7 OF 10

MATCH LINE SHEET 9 OF 10

STA 1781+33 J 4.237.50' LT.



ACCOUNT NO. 9112-21-009

SHEET 8 OF 10

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297B

R.O.W. CSJ: 0271-07-237

I.H. 10

HARRIS COUNTY

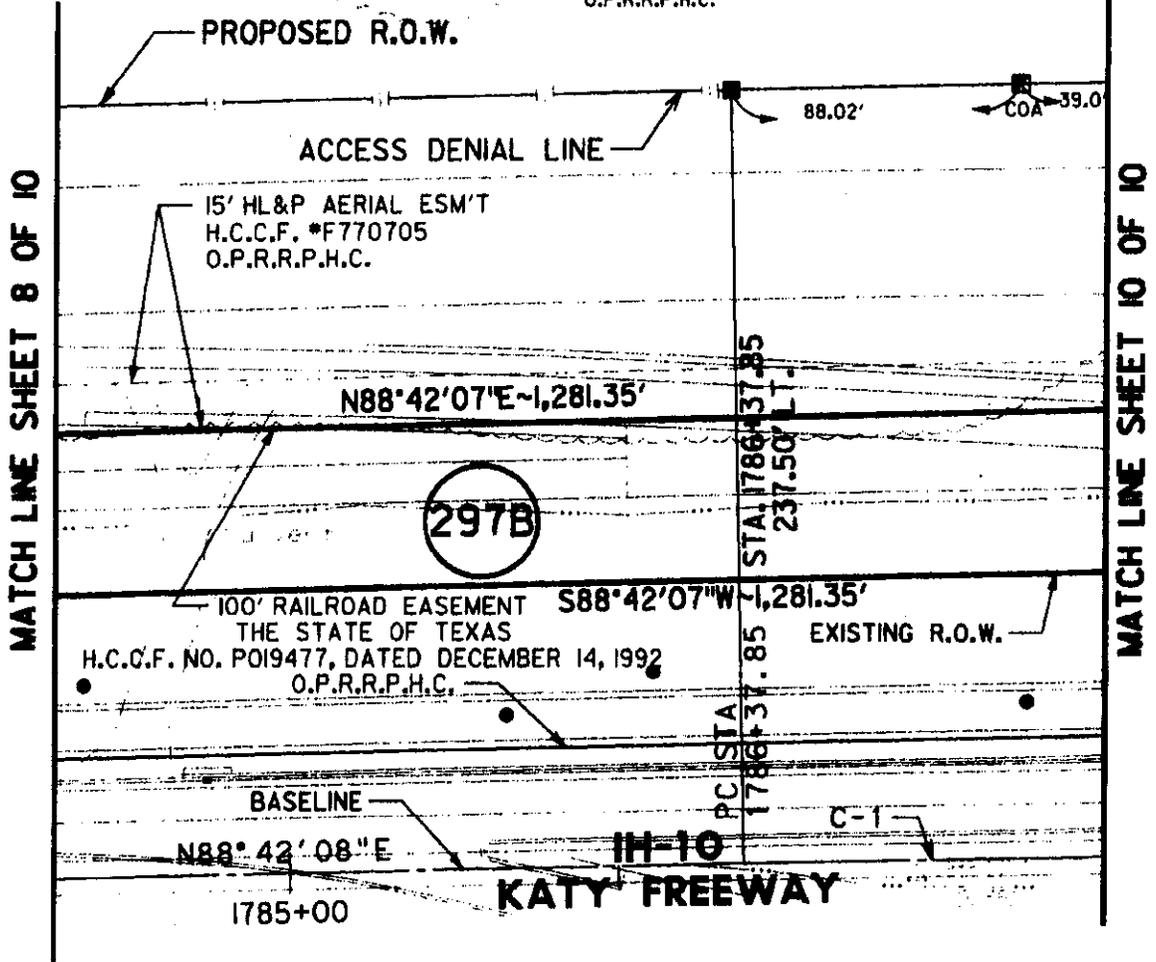
SURVCON, INC.

FEBRUARY, 2005

SCALE: 1"=50'

R. VINCE SURVEY ABSTRACT NO. 77

36.3621 ACRES
CHRIST EVANGELICAL PRESBYTERIAN CHURCH
H.C.C.F. # T083959, F.C. # 519-24-0596
DATED JUNE 15, 1998
H.C.C.E. # V187629, F.C. # 542-22-1925
DATED JULY 13, 2001
O.P.R.R.P.H.C.



BASELINE CURVE DATA				
CURVE	Δ	RADIUS	LENGTH	CHORD
C-1	03°48'02"	22,900.3'	1,520.23'	S89°23'51" E - 1,519.95'



ACCOUNT NO. 9112-21-009

SHEET 9 OF 10

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297B

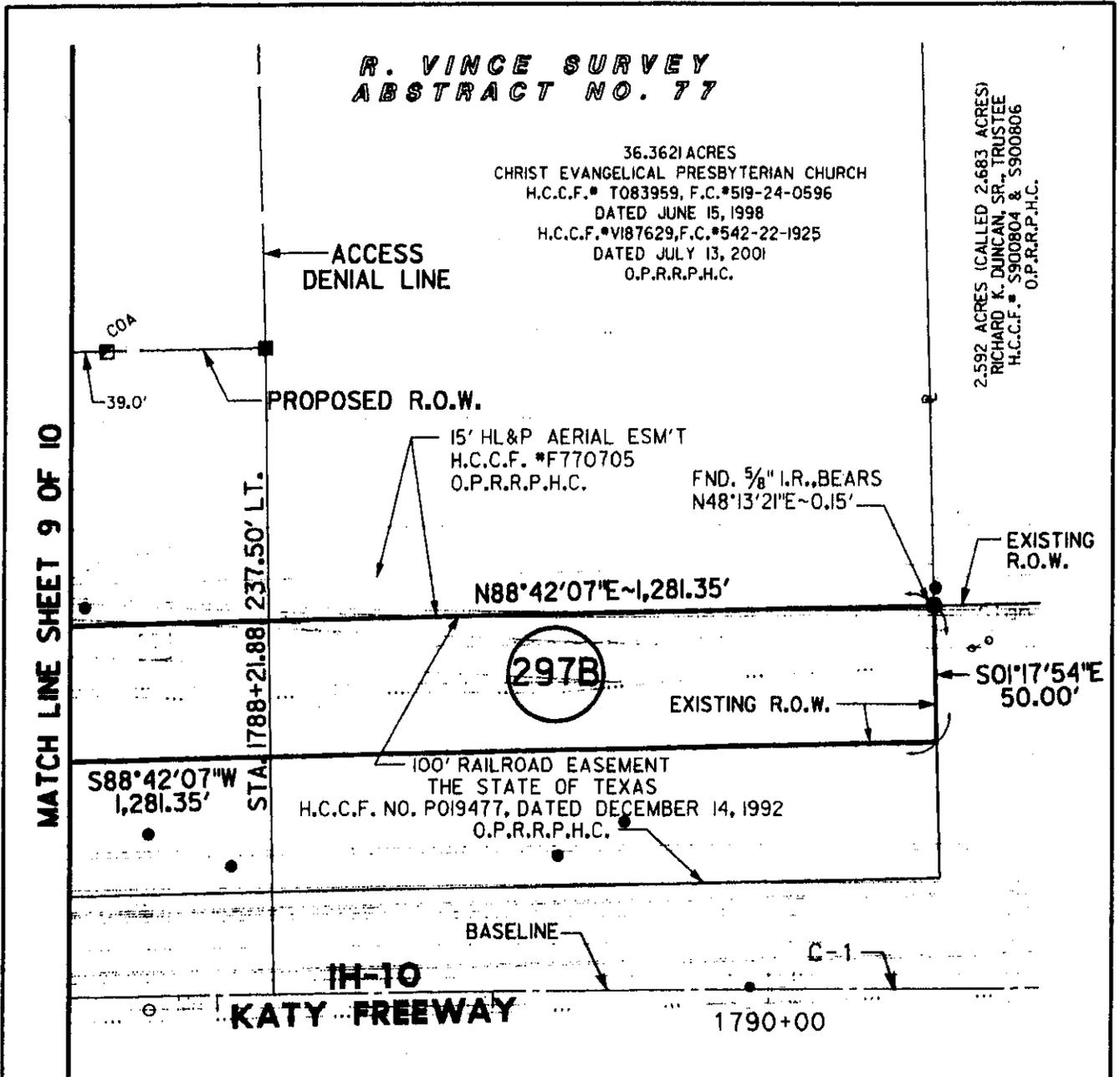
R.O.W. CSJ: 0271-07-237

I.H. 10
SURVCON, INC.

HARRIS COUNTY
FEBRUARY, 2005

SCALE: 1"=50'

10/5/2005 10:54:15 AM



BASELINE CURVE DATA				
CURVE	Δ	RADIUS	LENGTH	CHORD
C-1	03°48'02"	22,918.3'	1,520.23'	S89°23'51"E ~ 1,519.95'

0 50

ACCOUNT NO. 9112-21-009

PARCEL PLAT
SHOWING PROPERTY OF
PARCEL 297B

R.O.W. CSJ: 0271-07-237

I.H. 10 HARRIS COUNTY
SURVCON, INC. FEBRUARY, 2005

SCALE 1"=50'