

TEXAS TRANSPORTATION COMMISSION

VARIOUS Counties

MINUTE ORDER

Page 1 of 2

VARIOUS Districts

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

VARIOUS Counties

MINUTE ORDER

Page 2 of 2

VARIOUS Districts

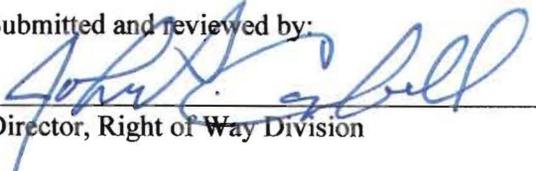
NON-CONTROLLED ACCESS

COUNTY	HIGHWAY	EXHIBIT	ROW CSJ NO.	PARCEL
Collin	US 380	11	0135-05-024	42
Dallas	SH Loop 12	9	0581-02-115	59
Dallas	SH 183	15	0094-03-098	78
Dallas	SH 183	10	0094-03-098	75
Dallas	SH 183	7	0094-03-100	87
Denton	US 380	4	0134-09-057	13
Denton	US 380	3	0134-09-058	12
Denton	US 380	2	0134-09-058	10
Denton	US 380	1	0134-09-058	11
Rockwall	FM 740	5	1014-03-047	44
Rockwall	FM 740	12	1014-03-047	54
Rockwall	FM 740	13	1014-03-047	53
Rockwall	FM 740	14	1014-03-047	26
Webb	SH 359	6	0922-33-109	6
Zapata	US 83	8	0038-03-030	81

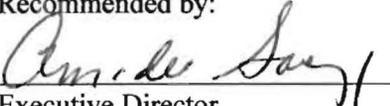
CONTROLLED ACCESS

COUNTY	HIGHWAY	EXHIBIT	ROW CSJ NO.	PARCEL
Caldwell	SH 130	G	3583-01-002	654
Caldwell	SH 130	L	3583-01-002	1816
Caldwell	SH 130	K	3583-01-002	1814
Caldwell	SH 130	J	3583-01-002	1811
Caldwell	SH 130	I	3583-01-002	689
Caldwell	SH 130	H	3583-01-002	664
Dallas	SH 183	A	0094-03-098	71
Dallas	SH 183	E	0094-03-098	56
Dallas	SH 183	F	0094-03-100	88
Guadalupe	SH 130	M	3583-02-002	803
Guadalupe	SH 130	N	3583-02-002	804
Guadalupe	SH 130	O	3583-02-002	836
Guadalupe	SH 130	P	3583-02-002	852
Guadalupe	SH 130	Q	3583-02-002	1822
Harris	IH 10	D	0271-07-260	703
Travis	SH 130	R	0440-06-008	1503AC
Webb	SH 359	C	0922-33-109	5
Webb	SH 359	B	0922-33-109	4

Submitted and reviewed by:


 Director, Right of Way Division

Recommended by:


 Executive Director

111827 MAY 28 09

Minute Number Date Passed

County: DENTON (Project II)
Highway: US 380
Project Limits: From Rippy Road
 To FM 156
ROW CSJ: 0134-09-058

Page 1 of 3
D-15-14
May 15, 2005
Revised: September 27, 2005

Legal Land Description for Parcel 11

BEING a 0.8131 acre portion of that certain called 12.060 acre parcel situated in the S. Winfrey Survey, Abstract No. 1319, in Denton County, Texas, which was conveyed to Arnold A. Rindal, as evidenced by the deed recorded in Volume 1442, Page 709 of the Real Property Records of Denton County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at a ½-inch steel rod set at the southeast corner of said Rindal parcel and the southwest corner of a parcel which was conveyed to Mary Ann Moore, as evidenced by the deed recorded in Denton County Clerk File (DCCF) #2004-58702 of said Real Property Records;

THENCE, North 00°47'47" East, along the common line between said Rindal and Moore parcels, a distance of 787.78 feet to a point for corner;

THENCE, South 86°24'31" E, continuing along said common line, a distance of 3.56 feet to a point for corner;

THENCE, North 00°48'13" East, continuing along said common line, a distance of 680.35 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on the new south right-of-way line of US 380, a variable width right-of-way, the POINT OF BEGINNING;

1. THENCE, North 87°16'23" West, along said new south right-of-way line, a distance of 330.31 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on the common line between said Rindal parcel and a parcel which was conveyed to Randell J. Goetz, as evidenced by the deed recorded in DCCF #97-029668 of said Real Property Records;
2. THENCE, North 01°26'46" East, along said common line, a distance of 107.49 feet to a point for the northwest corner of said Rindal parcel and the northeast corner of said Goetz parcel and lying on the existing south right-of-way line of US 380, a variable width right-of-way;
3. THENCE, South 87°15'38" East, along said existing south right-of-way line, a distance of 329.11 feet to a point for the northeast corner of said Rindal parcel and the northwest corner of said Moore parcel;
4. THENCE, South 00°48'13" West, along the common line between said Rindal and Moore parcels, a distance of 107.45 feet to the POINT OF BEGINNING and containing an area of 35,419 square feet, or 0.8131 acres of land, more or less.

County: DENTON (Project II)
Highway: US 380
Project Limits: From Rippy Road
 To FM 156
ROW CSJ: 0134-09-058

Page 2 of 3
D-15-14
May 15, 2005
Revised: September 27, 2005

Legal Land Description for Parcel 11

I, Dennis R. Maloney, Jr., Registered Professional Land Surveyor, do hereby certify that the above description correctly represents the results of a survey made on the ground.

Dennis R. Maloney, Jr. 9/27/05
Dennis R. Maloney, Jr. R.P.L.S. No. 5431
May 15, 2005



Notes:

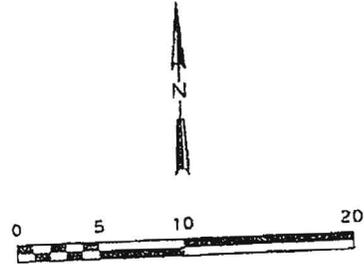
1. All bearings are based on the Texas State Plane Coordinate System, NAD 83, North Central Zone. Scale factor: 1.000150630.
2. A survey plat of even date herewith accompanies this legal description.

**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.

EXHIBIT "A"

S. WINFREY SURVEY
ABS. No. 1319

OWNER:
DON E. HICKEY
VOL. 628. PG. 596
R.P.R.D.C.T.



US 380 (VARIABLE WIDTH R.O.W.)

345+00

STATE OF TEXAS
VOL. 11. PG. 339
R.P.R.D.C.T.

N 01° 26' 46" E
107.49'

S 87° 15' 38" E 329.11'

35.419 SQ. FT
0.8131 AC

S 00° 48' 13" W
107.45'

N 87° 16' 23" W 330.31'

NEW ROW

PDB

OWNER:
RANDELL J. GOETZ
DCCF No. 97-029668
R.P.R.D.C.T.

OWNER:
ARNOLD A. RINDAL
VOL. 1442. PG. 709
R.P.R.D.C.T.
CALLED: 12.060 AC.

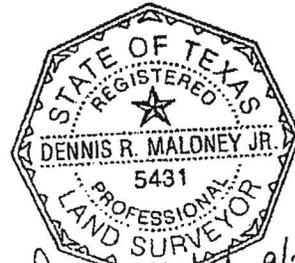
OWNER:
MARY ANN MOORE
DCCF No. 2004-58702
R.P.R.D.C.T.

N 00° 48' 13" E
680.35'

S 86° 24' 31" E
3.56'

N 00° 47' 47" E
787.78'

POC
1/2" STEEL
ROD SET



NOTES:
ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE
COORDINATE SYSTEM, HAD 83 NORTH CENTRAL ZONE.
SCALE FACTOR: 1.000150630

A LEGAL DESCRIPTION OF EVERY SURVEY DATE HEREWITH
ACCOMPANIES THIS PLAT.

ACCESS IS PROHIBITED ACROSS THE CONTROL
OF ACCESS LINE.

PAGE: 3 OF 3

IF DESTROYED OR DISTURBED DURING THE HIGHWAY CONSTRUCTION PROJECT, THE MONUMENT DESCRIBED IN THIS CALL MAY BE REPLACED WITH A T&D TYPE 11 RIGHT-OF-WAY MARKER SET UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR, EITHER EMPLOYED OR RETAINED BY T&D.

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 |
| | FENCE LINE | | SET 3/8" STEEL ROD WITH ALUMINUM T&D CAP |
| | CITY LIMITS | | SET OR FOUND MONUMENTATION |

DIST. NAME DALLAS	PLAT OF A SURVEY OF PROPERTY ARNOLD A. RINDAL TRACT	COUNTY DENTON
PARCEL NO. 11	ROW CS: D134-09-05B US 380	DATE MAY 15 2005
ROW PARCEL 35.419 SQ FT		0.8131 AC

County: DENTON (Project II)
Highway: US 380
Project Limits: From Rippy Road
 To FM 156
ROW CSJ: 0134-09-058

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May 15, 2005

Legal Land Description for Parcel 10

BEING a 1.2835 acre portion of those certain called 5.000 acre and 12.201 acre parcels situated in the S. Winfrey Survey, Abstract No. 1319, in Denton County, Texas, which was conveyed to Randell J. Goetz, as evidenced by the deeds recorded in Denton County Clerk Files (DCCF) #94-051801 and #97-029668 of the Real Property Records, Denton County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at a ½-inch steel rod set at the southwest corner of said Goetz 5.000 acre parcel and an interior ell corner of a parcel which was conveyed to James C. Carpenter and Tomia L. Carpenter, as evidenced by the deed recorded in DCCF #99-094212 of said Real Property Records;

THENCE, North 01°26'47" East, along the common line between said Goetz and Carpenter parcels, a distance of 781.33 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on the new south right-of-way line of US 380, a variable width right-of-way, the POINT OF BEGINNING;

1. THENCE, North 01°26'47" East, continuing along said common line, a distance of 107.60 feet to a rebar found for the northwest corner of said Goetz parcel and the northeast corner of said Carpenter parcel and lying on the existing south right-of-way line of US 380, a variable width right-of-way;
2. THENCE, South 87°15'38" East, along said existing south right-of-way line, a distance of 520.01 feet to a point for the northeast corner of said Goetz parcel and the northwest corner of a parcel which was conveyed to Arnold A. Rindal, as evidenced by the deed recorded in Volume 1442, Page 709 of said Real Property Records;
3. THENCE, South 01°26'46" West, along the common line between said Goetz and Rindal parcels, a distance of 107.49 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on said new south right-of-way line of US 380;
4. THENCE, North 87°16'23" West, along said new south right-of-way line, a distance of 520.00 feet to the POINT OF BEGINNING and containing an area of 55,910 square feet, or 1.2835 acres of land, more or less.

County: DENTON (Project II)
Highway: US 380
Project Limits: From Rippy Road
 To FM 156
ROW CSJ: 0134-09-058

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May 15, 2005

Legal Land Description for Parcel 10

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 5/15/05
Brian C. Wright R.P.L.S. No. 4560
May 15, 2005



Notes:

1. All bearings are based on the Texas State Plane Coordinate System, NAD 83, North Central Zone. Scale factor: 1.000150630.
2. A survey plat of even date herewith accompanies this legal description.

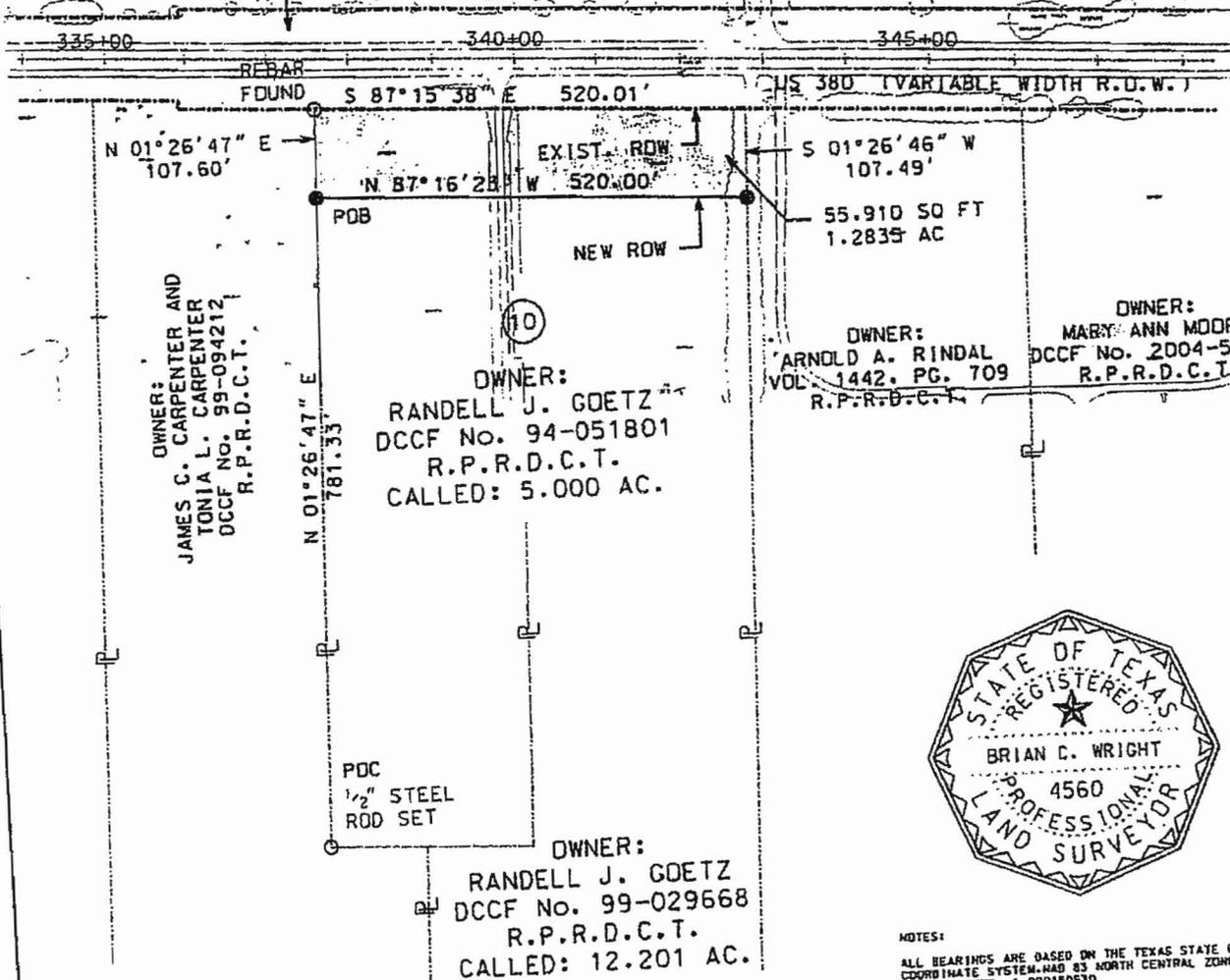
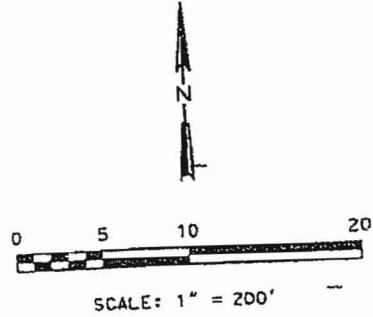
****If destroyed or disturbed during the highway construction project, the monument described in this call may be replaced with a TxDOT Type II Right-of-Way Marker set under the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.**

EXHIBIT "A"

S. WINFREY SURVEY
ABS. No. 1319

OWNER:
DON E. HICKEY
VOL. 628, PG. 596
R.P.R.D.C.T.

STATE OF TEXAS
VOL. 11, PG. 339
R.P.R.D.C.T.



OWNER:
JAMES C. CARPENTER AND
TONIA L. CARPENTER
DCCF No. 99-094212
R.P.R.D.C.T.

OWNER:
RANDELL J. GOETZ
DCCF No. 94-051801
R.P.R.D.C.T.
CALLED: 5.000 AC.

OWNER:
ARNOLD A. RINDAL
VOL. 1442, PG. 709
R.P.R.D.C.T.

OWNER:
MARY ANN MOORE
DCCF No. 2004-58702
R.P.R.D.C.T.

OWNER:
RANDELL J. GOETZ
DCCF No. 99-029668
R.P.R.D.C.T.
CALLED: 12.201 AC.



NOTES:
ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE
COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE.
SCALE FACTOR: 1.000150630
A LEGAL DESCRIPTION OF EVERY SURVEY DATE HEREWITH
ACCOMPANIES THIS PLAT.
ACCESS IS PROHIBITED ACROSS THE CONTROL
OF ACCESS LINE.

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

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 3/8" STEEL ROD WITH |
| - - - - - | CITY LIMITS | ○ | ALUMINUM T&DOT CAP |
| | | | SET OR FOUND MONUMENTATION |

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DIST. NAME	PLAT OF A SURVEY OF PROPERTY	COUNTY
DALLAS	RANDELL J. GOETZ TRACT	DENTON
PARCEL NO.	ROW CSJ: 0134-01-098 US 380	DATE
10		MAY 15 2005
ROW PARCEL	55.910 SO FT	1.2835 AC

County: DENTON (Project II)
Highway: US 380
Project Limits: From Rippy Road
 To FM 156
ROW CSJ: 0134-09-058

Page 1 of 3
D-15-14
May 15, 2005

Legal Land Description for Parcel 12

BEING a 0.8098 acre portion of that certain called 12.077 acre parcel situated in the S. Winfrey Survey, Abstract No. 1319, in Denton County, Texas, which was conveyed to Mary Ann Moore, as evidenced by the deed recorded in Denton County Clerk File (DCCF) #2004-58702 of the Real Property Records of Denton County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at a ½-inch steel rod set at the southwest corner of said Moore parcel and the southeast corner of a parcel which was conveyed to Arnold A. Rindal, as evidenced by the deed recorded in Volume 1442, Page 709 of said Real Property Records;

THENCE, North 00°47'47" East, along the common line between said Rindal and Moore parcels, a distance of 787.78 feet to a point for corner;

THENCE, South 86°24'31" E, continuing along said common line, a distance of 3.56 feet to a point for corner;

THENCE, North 00°48'13" East, continuing along said common line, a distance of 680.35 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on the new south right-of-way line of US 380, a variable width right-of-way, the POINT OF BEGINNING;

1. THENCE, North 00°48'13" East, continuing along said common line, a distance of 107.45 feet to a point for the northwest corner of said Moore parcel and the northeast corner of said Rindal parcel and lying on the existing south right-of-way line of US 380, a variable width right-of-way;
2. THENCE, South 87°15'38" East, along said existing south right-of-way line, a distance of 328.54 feet to a point for the northeast corner of said Moore parcel and the northwest corner of a parcel which was conveyed to Richard and Joan Hunt and Randy and Annetta Ramsey, as evidenced by the deeds recorded in Volume 1276, Page 476 and Volume 1283, Page 308 of said Real Property Records,
3. THENCE, South 00°44'08" West, along the common line between said Moore and Hunt/Ramsey parcels, a distance of 107.38 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on said new south right-of-way line of US 380;

County: DENTON (Project II)
Highway: US 380
Project Limits: From Rippy Road
 To FM 156
ROW CSJ: 0134-09-058

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May 15, 2005

Legal Land Description for Parcel 12

4. THENCE, North 87°16'23" West, along said new south right-of-way line, a distance of 328.67 feet to the POINT OF BEGINNING and containing an area of 35,277 square feet, or 0.8098 acres of land, more or less.

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 7/29/05
Brian C. Wright R.P.L.S. No. 4560
May 15, 2005



Notes:

1. All bearings are based on the Texas State Plane Coordinate System, NAD 83, North Central Zone. Scale factor: 1.000150630.
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.

EXHIBIT "A"

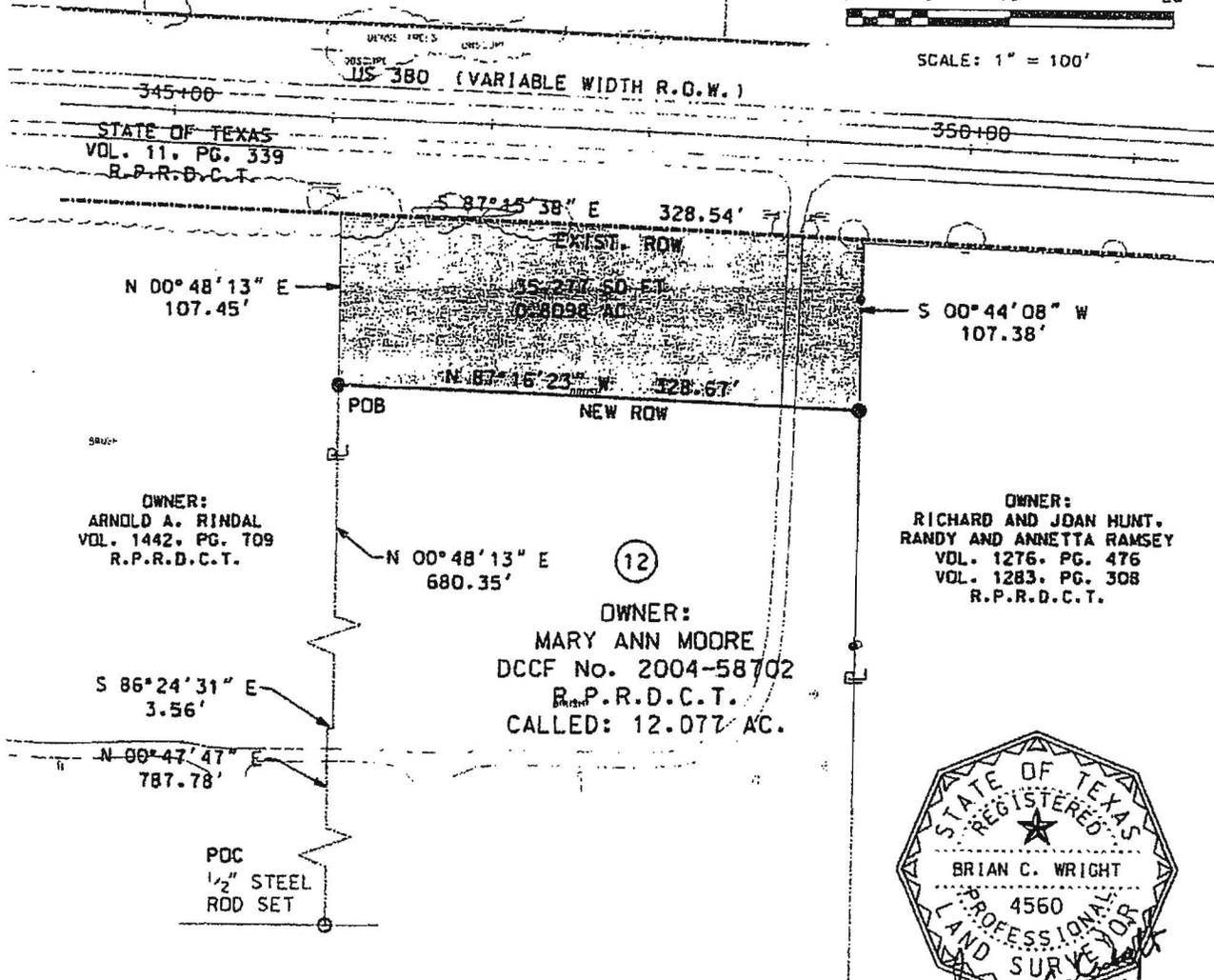
S. WINFREY SURVEY
ABS. No. 1319

OWNER:
DON E. HICKEY
VOL. 628. PG. 596
R.P.R.D.C.T.

OWNER:
DON E. HICKEY
VOL. 628. PG. 596
R.P.R.D.C.T.



SCALE: 1" = 100'



OWNER:
ARNOLD A. RINDAL
VOL. 1442. PG. 709
R.P.R.D.C.T.

OWNER:
RICHARD AND JOAN HUNT,
RANDY AND ANNETTA RAMSEY
VOL. 1276. PG. 476
VOL. 1283. PG. 308
R.P.R.D.C.T.

OWNER:
MARY ANN MOORE
DCCF No. 2004-58702
R.P.R.D.C.T.
CALLED: 12.077 AC.



NOTES:

ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE, SCALE FACTOR: 1.00015063D

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

ACCESS IS PROHIBITED ACROSS THE CONTROL OF ACCESS LINE.

IF DESTROYED OR DISTURBED DURING THE HIGHWAY CONSTRUCTION PROJECT, THE MONUMENT DESCRIBED IN THIS CALL MAY BE REPLACED WITH A TxDOT TYPE 11 RIGHT-OF-WAY MARKER SET UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR, EITHER EMPLOYED OR RETAINED BY TxDOT.

LEGEND

-----	PROPOSED ROW	-----	EASEMENT
-----	EXISTING ROW	-----	RAILROADS
-----	PROPERTY LINE	-----	STRUCTURE
-----	COUNTY LINE	P.O.C.	POINT OF COMMENCING
-----	CONTROL OF ACCESS LINE	P.O.B.	POINT OF BEGINNING
-----	SURVEY LINE	■	FOUND CONC. MONUMENT
-x-x-	FENCE LINE	●	SET 3/8" STEEL ROD WITH ALUMINUM TxDOT CAP
-----	CITY LIMITS	○	SET OR FOUND MONUMENTATION

PAGE: 3 OF 3

DIST. NAME DALLAS	PLAT OF A SURVEY OF PROPERTY MARY ANN MOORE TRACT	COUNTY DENTON
PARCEL NO. 12	ROW CS# 0134-09-058 US 380	DATE MAY 15 2005
ROW PARCEL 35.277 SO FT		0.8098 AC

County: DENTON (Project I)
Highway: US 380
Project Limits: From Denton/Wise County Line Road
To Rippy Road
ROW CSJ: 0134-09-057

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D-15-14
May 15, 2005
Revised: September 27, 2005

Legal Land Description for Parcel 13

BEING a 6.4353 acre portion of that certain called 104.211 acre parcel situated in the G. Hallmark Survey, Abstract No. 516, in Denton County, Texas, which was conveyed to Nobles Family Partners, Ltd., as evidenced by the deed recorded in County Clerk File #93-089035 of the Real Property Records of Denton County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at a ½ inch steel rod set at the southeast corner of said Nobles Family Partners parcel and at the southwest corner of a parcel which was conveyed to Shifflett Family Partners, Ltd. , as evidenced by the deed recorded in County Clerk File #99-79351 of said Real Property Records;

THENCE, North 00°06'41" West, along the common line between said Nobles Family Partners and Shifflett Family Partners parcels, a distance of 910.33 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner on the new south right-of-way line of US 380, a variable width right-of-way, the POINT OF BEGINNING;

1. THENCE, North 87°16'24" West, along said new south right-of-way line, a distance of 968.01 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner, **
2. THENCE, North 89°22'22" West, continuing along said new south right-of-way line, a distance of 679.48 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner, **
3. THENCE, North 81°58'00" West, continuing along said new south right-of-way line, a distance of 1,189.85 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner, **
4. THENCE, South 38°05'17" West, continuing along said new south right-of-way line, a distance of 100.93 feet to a 5/8 inch steel rod with TxDOT aluminum cap set for corner lying in Smith Road, a public roadway; **
5. THENCE, North 89°12'35" West, continuing along said new south right-of-way line, a distance of 10.12 feet to a PK nail set for corner on the common line between said Nobles Family Partners and a parcel which was conveyed to James I. Huffhines, Jr., as evidenced by the deed recorded in Volume 542, Page 64 of said Real Property Records;

County: DENTON (Project D)
Highway: US 380
Project Limits: From Denton/Wise County Line Road
 To Rippy Road
ROW CSJ: 0134-09-057

Page 2 of 5
D-15-14
May 15, 2005
Revised: September 27, 2005

Legal Land Description for Parcel 13

6. THENCE, North 00°48'19" East, along said common line and in said Smith Road, at a distance of 97.85 feet passing the northeast corner of said Huffhines parcel, continuing for a total distance of 122.91 feet to a point for the northwest corner of said Shifflett Family Partners parcel and on the existing south right-of-way line of US 380, a variable width right-of-way,
7. THENCE, South 85°18'27" East, along said existing south right-of-way line, a distance of 239.89 feet to a found concrete monument;
8. THENCE, North 04°41'33" East, continuing along said existing south right-of-way line, a distance of 25.00 feet to a found concrete monument;
9. THENCE, South 85°18'27" East, continuing along said existing south right-of-way line, a distance of 905.46 feet to a point for corner at the beginning of a tangent curve to the left having a central angle of 01°59'39", a radius of 11,509.16 feet, and a long chord which bears South 86°18'16" East for a distance of 400.54 feet;
10. THENCE, continuing along said existing south right-of-way line and along said curve to the left, an arc distance of 400.57 feet to a point for corner;
11. THENCE, South 87°18'06" East, continuing along said existing south right-of-way line, a distance of 644.37 feet to a found concrete monument;
12. THENCE, South 02°41'54" West, continuing along said existing south right-of-way line, a distance of 25.00 feet to a point for corner,
13. THENCE, South 87°18'06" East, continuing along said existing south right-of-way line, a distance of 710.08 feet to a point for the northeast corner of said Nobles Family Partners parcel and the northwest corner of said Shifflett Family Partners parcel,
14. THENCE, South 00°06'41" East, along said common line between the Nobles Family Partners and Shifflett Family Partners parcels, a distance of 80.03 feet to the POINT OF BEGINNING; and containing an area of 280,322 square feet, or 6.4353 acres of land, more or less, of which 0.062 acres is contained in a public roadway.

County: DENTON (Project I)
Highway: US 380
Project Limits: From Denton/Wise County Line Road
 To Rippy Road
ROW CSJ: 0124-09-057

Page 3 of 5
D-15-14
May 15, 2005
Revised: September 27, 2005

Legal Land Description for Parcel 13

I, Dennis R. Maloney, Jr., Registered Professional Land Surveyor, do hereby certify that the above description correctly represents the results of a survey made on the ground.

Dennis R. Maloney, Jr. 9/27/05
Dennis R. Maloney, Jr. R.P.L.S. No. 5431
May 15, 2005



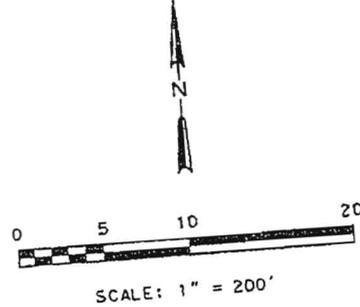
Notes:

1. All bearings are based on the Texas State Plane Coordinate System, NAD 83, North Central Zone. Scale factor: 1.000150630.
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.

EXHIBIT "A"

G. HALLMARK SURVEY
ABS. No. 516



OWNER:
BILLY V. DAVIS AND
DONNA M. DAVIS
DCCF No. 99-074100
R.P.R.D.C.T.

OWNER:
JOHN HAY
DCCF No. 99-013190
R.P.R.D.C.T.

D=1°59'39"
R=11509.16'
CH=400.57
S 86°18'16" E
400.54

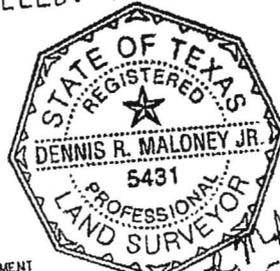
STATE OF TEXAS
VOL. 258, PG. 122

US HIGHWAY 380 (VARIABLE WIDTH R.O.W.)

S 85°18'27" E 239.89' EXIST. ROW 905.46' 280.322 SO FT
N 81°58'00" W 1189.85' NEW ROW 679.48' N 89°22'22" W
S 38°05'17" W 100.93' N 04°41'33" E 25.00' N 89°12'35" W 10.12' PK NAIL SET
6.4353 ACRES

OWNER:
NOBLES FAMILY PARTNERS, LTD.
DCCF No. 93-089035
R.P.R.D.C.T.
CALLED: 104.211 AC. 0

OWNER:
JAMES I. HUFFHINES, JR.
VOL. 542, PG. 64
R.P.R.D.C.T.



NOTES:
ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE. SCALE FACTOR: 1.000150630
A LEGAL DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.
ACCESS IS PROHIBITED ACROSS THE CONTROL OF ACCESS LINE.

2005-09-27: REVISED CURVE DATA
** 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.

LEGEND		EASEMENT	
—	PROPOSED ROW	—	RAILROADS
—	EXISTING ROW	—	STRUCTURE
—	PROPERTY LINE	—	POINT OF COMMENCING
—	COUNTY LINE	—	POINT OF BEGINNING
—	CONTROL OF ACCESS LINE	—	FOUND CONC. MONUMENT
—	SURVEY LINE	—	SET 3/8" STEEL ROD WITH ALUMINUM TxDOT CAP
-x-x-	FENCE LINE	—	SET OR FOUND MONUMENTATION
—	CITY LIMITS		

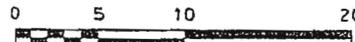
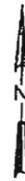
PAGE: 4 OF 5

DIST. NAME	PLAT OF A SURVEY OF PROPERTY	COUNTY
DALLAS	NOBLES FAMILY PARTNERS, LTD. TRACT	DENTON
PARCEL NO.	RDW C511 D134-09-057 US 380	DATE
13		MAY 15 2005
RDW PARCEL 280.322 SO FT 6.4353 AC		

MATCH LINE - SEE SHEET 5 OF 5

9/27/05

EXHIBIT "A"



SCALE: 1" = 200'

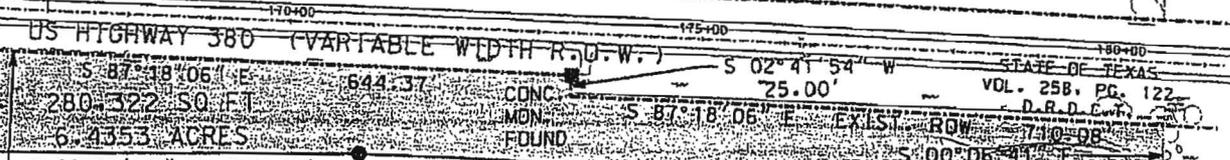
G. HALLMARK SURVEY
ABS. No. 516

OWNER:
JOHN HAY
DCCF No. 99-013190
R.P.R.D.C.T.

OWNER:
JOHN ALLMON BOYD
AND SUZETTE BOYD
DCCF No. 2002-035418
R.P.R.D.C.T.

OWNER:
JOHN AND SUZETTE BOYD
DCCF No. 2002-035418
R.P.R.D.C.T.

MATCH LINE - SEE SHEET 4 OF 5



D=1° 59' 39"
R=11509.16'
L=400.57
CH=S 86° 18' 16" E
400.54'

OWNER:
NOBLES FAMILY PARTNERS, LTD.
DCCF No. 93-089035
R.P.R.D.C.T.
CALLED: 104.211 AC.

OWNER:
SHIFFLETT FAMILY PARTNERS, LTD.
"SECOND TRACT"
DCCF No. 99-79351
R.P.R.D.C.T.

POB
1/2" STEEL
ROD SET



2005-09-27: REVISED CURVE DATA
** 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.

LEGEND

—	PROPOSED ROW	---	EASEMENT
---	EXISTING ROW	====	RAILROADS
— —	PROPERTY LINE	— —	STRUCTURE
— — —	COUNTY LINE	P.D.C.	POINT OF COMMENCING
— — — —	CONTROL OF ACCESS LINE	P.D.B.	POINT OF BEGINNING
— — — — —	SURVEY LINE	■	FOUND CONC. MONUMENT
-x-x-	FENCE LINE	●	SET 3/8" STEEL ROD WITH ALUMINUM TxDOT CAP
---	CITY LIMITS	○	SET DR FOUND MONUMENTATION

NOTES:
ALL BEARINGS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83 NORTH CENTRAL ZONE. SCALE FACTOR: 1.000190630
A LEGAL DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.
ACCESS IS PROHIBITED ACROSS THE CONTROL OF ACCESS LINE.

PAGE: 5 OF 5

DIST. NAME DALLAS	PLAT OF A SURVEY OF PROPERTY OF NOBLES FAMILY PARTNERS, LTD. TRACT	COUNTY DENTON
PARCEL NO. 13	ROW CSJ: 0134-09-057 US 380	DATE MAY 15 2005
ROW PARCEL 280.322 SO FT 6.4353 AC		

9/22/05

County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039

Page 1 of 3
Revised: Nov. 28, 2008

Description of Parcel 44

BEING a 31 square feet tract of land situated in the E. Teal Survey, Abstract No. 207, City of Heath, Rockwall County, Texas, and being a part of Lot 1 of Lafayette Landing, an addition to the City of Heath as recorded in Cabinet C, Slide 373 of the Plat Records of Rockwall County, Texas, and also being part of that tract conveyed to Frank and Lourdes Morales as recorded in Volume 3331, Page 325 of the Deed Records of Rockwall County, Texas, said 31 square feet being more particularly described by metes and bounds as follows:

COMMENCING at the northwest corner of said Lot 1 and also being the northeast corner of Lot 2 of said Lafayette Landing addition and being on the existing southern right of way line of Lafayette Landing;

THENCE South 79 degrees 22 minutes 26 seconds East, along the existing southern right of way line of Lafayette Landing, a distance of 82.08 feet;

THENCE North 87 degrees 37 minutes 51 seconds East, continuing along the existing southern right of way line of Lafayette Landing, a distance of 22.18 feet to a 5/8" iron rod with TxDOT cap set at the intersection of the existing southern right of way line of Lafayette Landing and the new western right of way line of Farm to Market 740 and being the POINT OF BEGINNING;**

1) THENCE North 87 degrees 37 minutes 51 seconds East, continuing along the existing southern right of way line of Lafayette Landing, a distance of 8.00 feet to the intersection of the existing southern right of way line of Lafayette Landing and the existing western right of way line of Farm to Market 740 and being the northeast corner of said Morales tract;

2) THENCE South 02 degrees 27 minutes 14 seconds East, along the existing western right of way line of Farm to Market 740, a distance of 8.00 feet to a 5/8" iron rod with TxDOT cap set at the intersection of the existing western right of way line of Farm to Market 740 and the new western right of way line of Farm to Market 740;**

3) THENCE North 47 degrees 24 minutes 42 seconds West, along the new western right of way line of Farm to Market 740, a distance of 11.32 feet to the POINT OF BEGINNING and containing 31 square feet [0.0007 acres] of land, more or less.

County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039

Page 2 of 3
Revised: Nov. 28, 2008

Description of Parcel 44

A plat at even survey date herewith accompanies this legal description.

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

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 1.000146135.



Hugh Wilson Knight, R.P.L.S.
Texas Registration No. 4872

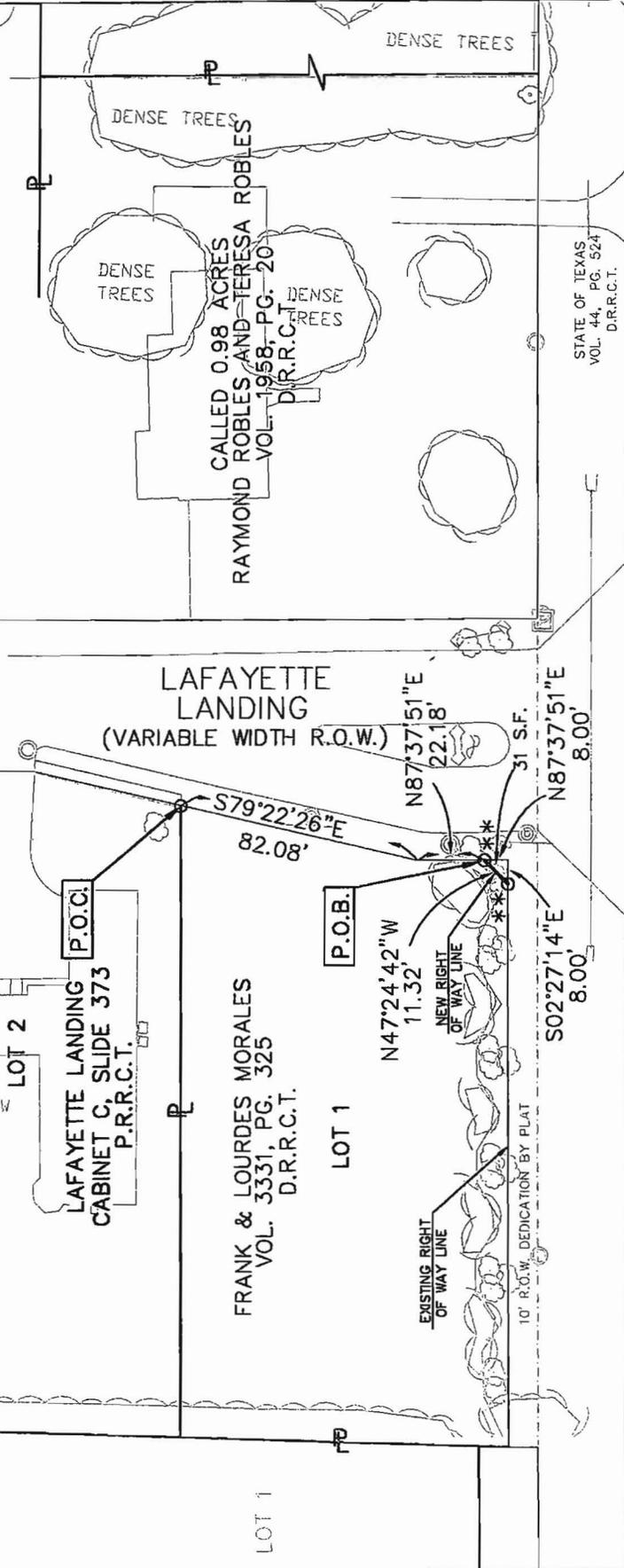
Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004



EXHIBIT "A"
Page 3 of 3

E. TEAL SURVEY
ABSTRACT NO. 207

SHADOW



F.M. 740
(VARIABLE WIDTH R.O.W.)

LEGEND

- EXISTING RIGHT OF WAY LINE
- PROPERTY LINE
- COUNTY LINE
- SURVEY LINE
- FENCE LINE
- CITY LIMITS
- EASEMENTS
- STRUCTURE

○ TADPOLE ALUMINUM CAP SET ON TOP OF A 5/8-INCH IRON ROD UNLESS OTHERWISE NOTED
 BD TADPOLE BRONZE DISK SET IN CONCRETE
 * THE MONUMENT DESCRIBED AND SET IN THIS CALL, IF DESTROYED DURING CONSTRUCTION, MAY BE REPLACED WITH A TADPOLE TYPE II 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 TDDOT.



A PLAT OF A SURVEY
PARCEL 44
FOR F.M. ROAD NO. 740
A 31 SQ. FT., (0.0007 AC.)
TRACT OF LAND IN THE
E. TEAL SURVEY
ABSTRACT NUMBER 207
CITY OF HEATH
ROCKWALL COUNTY, TEXAS
REVISDE: NOV. 28, 2008

CITY OF
HEATH

ALL BEARINGS ARE ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD, 83 (1983 ADJ.) NORTH CENTRAL ZONE. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY TDDOT CONVERSION FACTOR OF 1.000146135

A LEGAL DESCRIPTION AT EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.



HUGH WILSON KNIGHT
R.P.L.S. NO. 4872

R.O.W. CSJ: 1014-03-047

Revised Date: January 30th, 2009

Page 1 of 2 Pages

ROW CSJ: 0922-33-109
County: Webb
Highway: VA
Limits: From: 1.0 Miles South of SH 359
To: SH 359

FIELD NOTES FOR PARCEL 6, PHASE 1

Being 0.042 of one acre (1,825 square feet) of land, situated in Porcion No. 31, Abstract No. 3116, Jose Trevino Original Grantee, Webb County, Texas, being out of that certain 1.6013 acre tract of land also referred to as Tract No. 6, conveyed from Arguindegui Investments, Ltd., to Arguindegui Oil, Co. II, Ltd., by deed dated September 14, 2007, recorded in Document No. 979472, Official Public Records of Webb County, Texas; the subject 0.042 of one acre of land, being more particularly described by metes and bounds as follows:

COMMENCING at a 5/8 inch iron rod with a plastic cap marked "RODS Surveying" set for the southwesterly corner of that certain 1.5968 acre tract of land, also referred to as Tract No. 5, conveyed from Arguindegui Investments, Ltd., to Fleet Fueling Systems, Ltd., by deed dated September 14, 2007, recorded in Document No. 979473, Official Public Records of Webb County, Texas and the southeasterly corner of said 1.6013 acre tract, being on the northerly line of that certain 5.602 acre tract of land, conveyed from Ramiro A. Gonzalez, et ux, to Miguel Rodriguez, et ux, by deed dated July 21, 1999, recorded in Volume 796, Page 435, Official Public Records of Webb County, Texas; thence as follows:

North 11°25'16" East, with the common line between said Tract No. 5 and Tract No. 6, a distance of 226.51 feet to a 5/8 inch iron rod with a plastic cap marked "RODS Surveying" set for the **POINT OF BEGINNING** and southeasterly corner of the herein described parcel and the proposed southerly line of State Highway 359, having surface coordinates of X=678,032.61 and Y=17,070,933.59; bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum of 1983, 1993 Adjustment. All distances and coordinates shown are surface and may be converted to grid by dividing a reciprocal combined scale factor of 1.00003.

1. **THENCE, NORTH 78°34'42" WEST**, with said proposed southerly right of way line of State Highway 359, at a distance of 84.36 feet, pass a 5/8 inch iron rod with plastic cap marked "RODS Surveying", set for the beginning of an access driveway, at a distance of 128.36 feet, pass a 5/8 inch iron rod with plastic cap marked "RODS Surveying", set for the end of said access driveway and continues for a total distance of 237.51 feet to a 5/8 inch iron rod with a TxDOT aluminum disk set in concrete for corner on a curve to the right, having a radius of 1,372.39 feet on the existing southerly right of way line of State Highway 359 based on 120 foot width;
2. **THENCE**, in an easterly direction, with said existing southerly right of way line of State Highway 359, along said curve to the right having a central angle of 06°55'15", a radius of 1,372.39 feet, an arc length of 165.77 feet, a chord bearing and distance of South 82°02'20" East, 165.67 feet to a point of tangency;

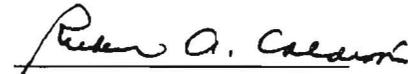
Parcel 6, Phase 1
Page 2 of 2 Pages

3. **SOUTH 78°34'31" EAST**, continuing with said existing southerly right of way line of State Highway 359, distance of 72.13 feet to a point for the northeasterly corner of said Tract No. 6, and the northwesterly corner of said Tract No. 5;
4. **THENCE, SOUTH 11°25'16" WEST**, a distance of 10.00 feet to the **POINT OF BEGINNING** of the herein described parcel and containing 0.042 of one acre (1,825 square feet) of land.

A plat of even date herewith accompanies this metes and bounds description (See Exhibit Plat "B")

STATE OF TEXAS:
COUNTY OF WEBB:

I hereby certify that this description is true and correct according to an actual survey made on the ground under my supervision



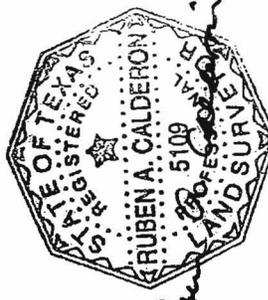
Ruben A. Calderón
RODS Surveying, Inc.
Date: January 30th, 2009



PORCION No. 31, ABSTRACT No. 3116,
JOSE TREVINO ORIGINAL GRANTEE



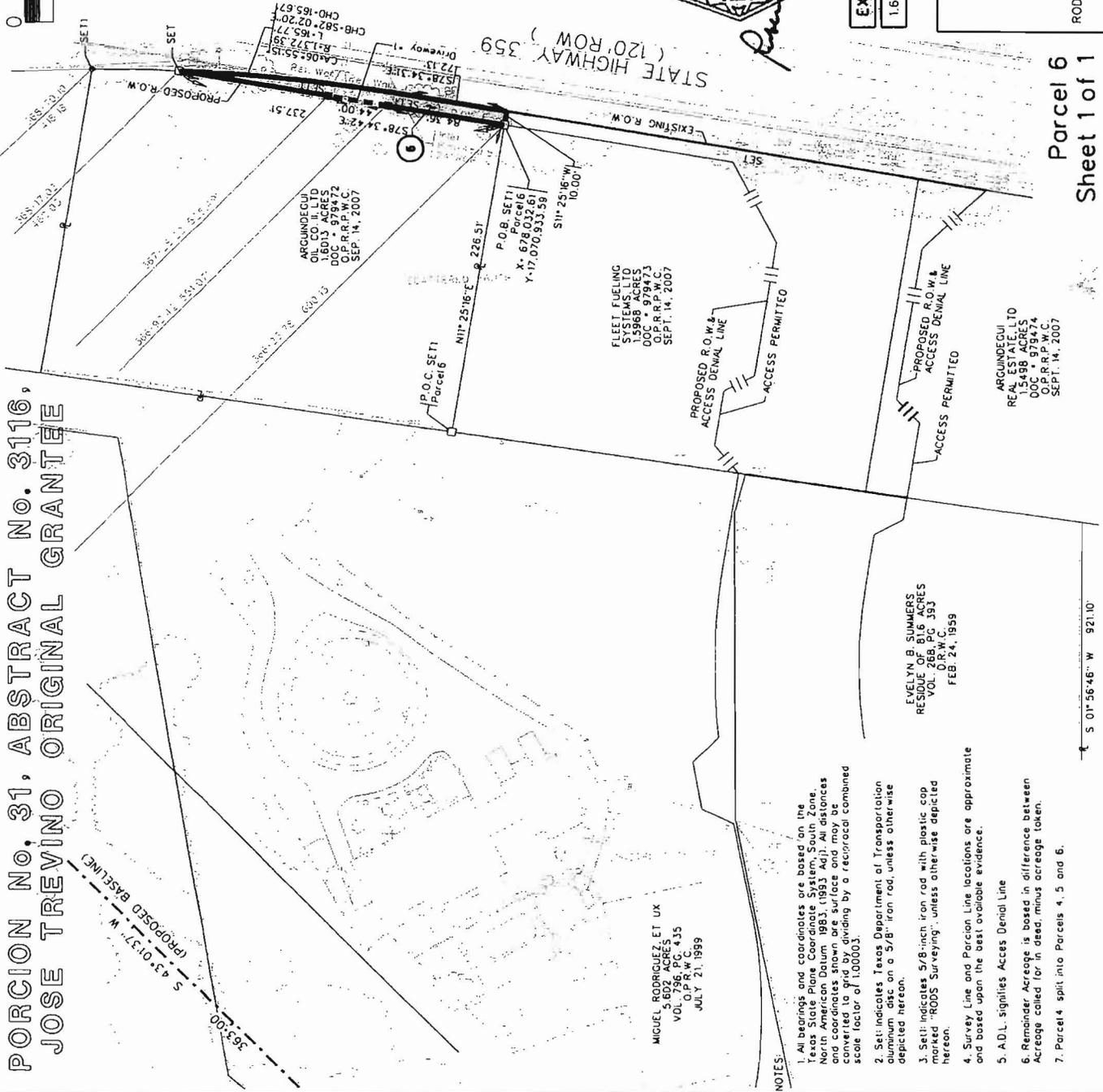
EXHIBIT "B"
SEE EXHIBIT "A" PREPARED EVEN DATE



EXISTING	TAKING	REMAINING
1.6013 AC.	0.042 AC.	1.5593 AC.
		1.825 SQ. FT.

PARCEL PLAT
SHOWING PARCEL No. 6
PROPERTY OF
ARGUNDEGUI OIL CO. II, LTD
R.O.W. CSJ : 0922-33-109
RODS SURVEYING, INC. REVISED JAN. 30, 2009

Parcel 6
Sheet 1 of 1



- NOTES:
- All bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum 1983, (1993 Adj.). All distances and coordinates shown are surface and may be converted to grid by dividing by a reciprocal combined scale factor of 1.00003.
 - Set: indicates Texas Department of Transportation aluminum disc on a 5/8" iron rod, unless otherwise depicted hereon.
 - Set: indicates 5/8-inch iron rod with plastic cap marked "RODS Surveying", unless otherwise depicted hereon.
 - Survey Line and Parcel Line locations are approximate and based upon the best available evidence.
 - A.D.L. signifies Access Denial Line
 - Remainder Acreage is based in difference between Acreage called for in deed, minus acreage taken.
 - Parcel 4 split into Parcels 4, 5 and 6.

MIGUEL RODRIGUEZ ET UX
5.602 ACRES
VOL. 796, PG. 435
O.P.R.P.W.C.
JULY 21, 1999

EVELYN B. SUMMERS
RESIDUE 0.042 ACRES
VOL. 616, PG. 393
O.P.R.P.W.C.
FEB. 24, 1959

ARGUNDEGUI
REAL ESTATE, LTD
0.042 ACRES
O.P.R.P.W.C.
SEPT. 14, 2007

FLEET FUELING
SYSTEMS, LTD
0.3968 ACRES
O.P.R.P.W.C.
SEPT. 14, 2007

ARGUNDEGUI
OIL CO. II, LTD
0.042 ACRES
O.P.R.P.W.C.
SEP. 14, 2007

P.O.B. SETI
Parcel 6
X-678.015, Y-17,070.933, 581
S11° 25' 16" W
10.00'

I.P.O.C. SETI
Parcel 6
N11° 25' 16" E
226.51'

S 01° 56' 46" W 921.10'

County: Dallas
Highway: State Highway -183
R.O.W. CSJ: 0094-03-~~065~~ 100

Page 1 of 3
June 18, 2005

Description for Parcel 87

BEING 16,720 square feet of land, more or less, situated in the Henry Gough Survey, Abstract No. 493, Dallas County, Texas and being a part of the Park Oaks Shopping Center, an addition to the City of Irving, Texas as recorded in Volume 80243, Page 0810 of the Deed Records of Dallas County, Texas and also being part of tract "A-2" of that land conveyed to Metroplex Plaza, L.P. by deed recorded in Volume 97241, Page 03735 of said Deed Records and being more particularly described by metes and bounds as follows:

COMMENCING at the northeast corner of the Lamar Savings Addition, an addition to the City of Irving, Texas as recorded in Volume 84203, Page 1827 of said Deed Records, same being the northeast corner of a tract of land conveyed to Bob Evans Farms, Inc. by deed recorded in Volume 87165, Page 4503 of said Deed Records and also being an interior corner of said Park Oaks Shopping Center Addition, at a cut "X" in concrete found for corner;

THENCE South 00°55'49" East, along the east line of said Lamar Savings Addition, same being the east line of said Bob Evans Farms, Inc. tract and the most southerly west line of said Park Oaks Shopping Center Addition, a distance of 165.91 feet to the POINT OF BEGINNING (surface northing 6992035.31, surface easting 2436084.05) at a set Brass Disk stamped TXDOT;

- 1) THENCE North 89°04'23" East along the new north line of S.H. 183, a distance of 178.52 feet to the west line of the Safeway Addition No. 1, an addition to the City of Irving, Texas as recorded in Volume 80243, Page 0801 of said Deed Records at a set Brass Disk stamped TXDOT;
- 2) THENCE South 01°00'44" East along the last mentioned west line, a distance of 86.19 feet to the existing north right of way line of State Highway No. 183 (variable width);
- 3) THENCE South 83°35'22" West along said north right of way line of said S.H. 183, a distance of 114.16 feet to an angle point in said line at a found ½" iron rod with cap for corner;
- 4) THENCE South 89°04'56" West continuing along the existing north right of way line of said S.H. 183, a distance of 65.00 feet to the east line of said Lamar Savings Addition, same being the west line of said Metroplex Plaza, L.P. tract at a found ½" iron rod with cap;

County: Dallas
Highway: State Highway -183
R.O.W. CSJ: 0094-03-065

Page 2 of 3
June 18, 2005

Description for Parcel 87

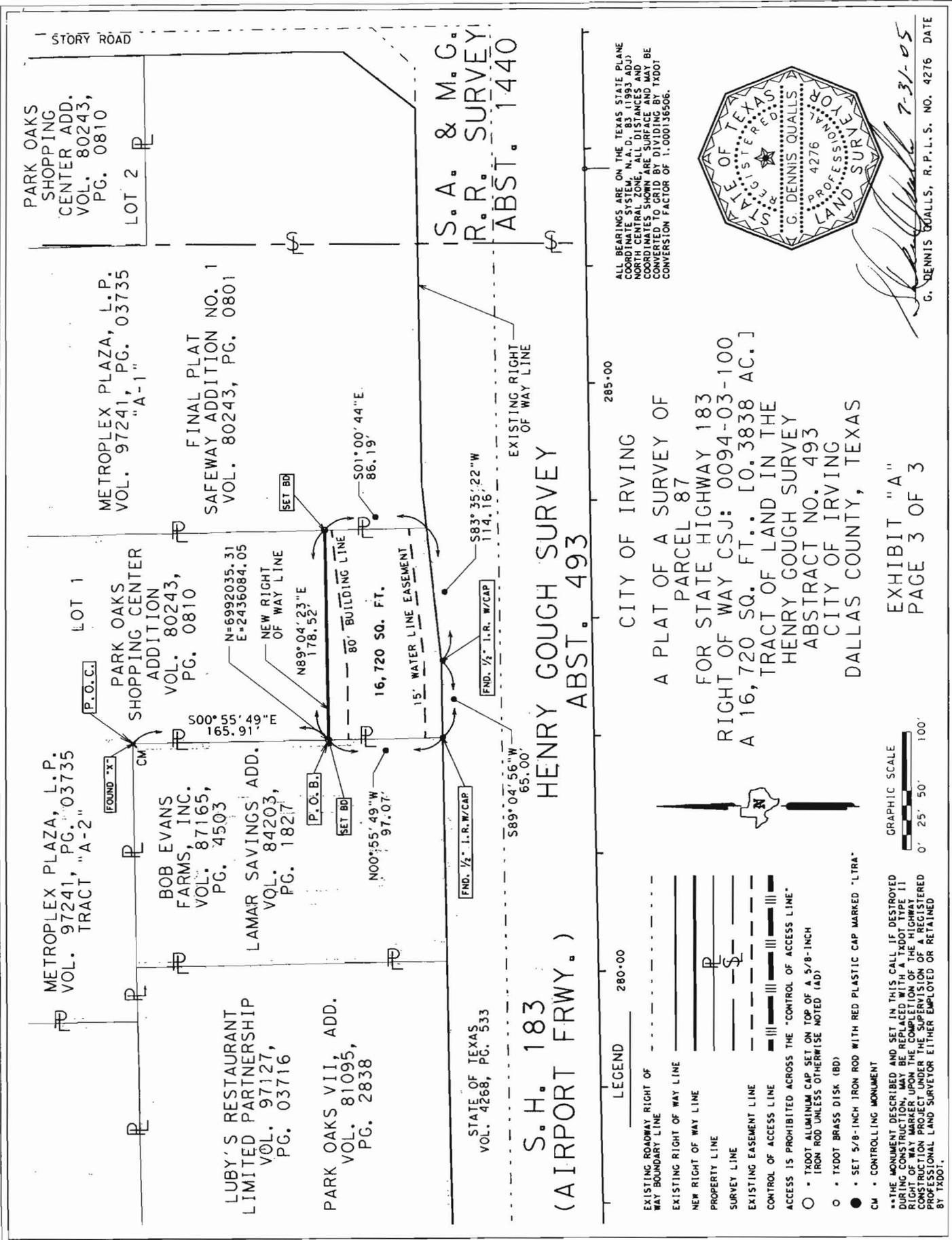
- 5) THENCE North 00°55'49" West along the west line of said Lamar Savings Addition, same being the west line of said Metroplex Plaza, L.P. tract and the most southerly west line of said Park Oaks Shopping Center Addition, a distance of 97.07 feet to the POINT OF BEGINNING and containing 16,720 square feet [0.3838 acre] of land, more or less.

BASIS OF BEARING: 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.

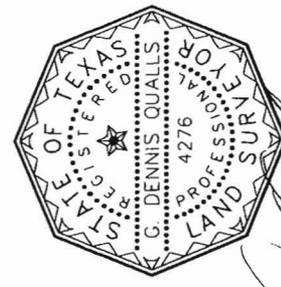

G. Dennis Qualls, R.P.L.S. 7-31-05
Texas Registration No. 4276 Date



Lina T. Ramey & Associates, Inc.
400 N. St. Paul, Suite 540
Dallas, Texas 75201
Ph. 214-979-1144



ALL BEARINGS ARE ON THE TEXAS STATE PLANE COORDINATE SYSTEM, N.A.D. 83 (1993 ADJ.) NORTH CENTRAL ZONE, ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY TXDD1 CONVERSION FACTOR OF 1.000136506.



G. DENNIS QUALLS, R.P.L.S. NO. 4276 DATE 7-31-05

HENRY GOUGH SURVEY
ABST. 493

CITY OF IRVING
A PLAT OF A SURVEY OF
PARCEL 87
FOR STATE HIGHWAY 183
RIGHT OF WAY CSJ: 0094-03-100
A 16,720 SQ. FT. [0.3838 AC.]
TRACT OF LAND IN THE
HENRY GOUGH SURVEY
ABSTRACT NO. 493
CITY OF IRVING
DALLAS COUNTY, TEXAS

EXHIBIT "A"
PAGE 3 OF 3

LEGEND 280'00

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- NEW RIGHT OF WAY LINE
- PROPERTY LINE
- SURVEY LINE
- EXISTING EASEMENT LINE
- CONTROL OF ACCESS LINE
- ACCESS IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
- - TXDD1 ALUMINUM CAP SET ON TOP OF A 5/8-INCH IRON ROD UNLESS OTHERWISE NOTED (AD)
- - TXDD1 BRASS DISK (BD)
- - SET 5/8-INCH IRON ROD WITH RED PLASTIC CAP MARKED "LTRA"
- CM - CONTROLLING MONUMENT

GRAPHIC SCALE
0' 25' 50' 100'

**THE MONUMENT DESCRIBED AND SET IN THIS CALL IF DESTROYED DURING CONSTRUCTION MAY BE REPLACED WITH A TXDD1 TYPE II 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 TXDD1.

STATE OF TEXAS
VOL. 4268, PG. 533

S. H. 183
(AIRPORT FRWY.)

285'00

Revised March 30, 2008
November 15, 2004
Parcel 81
Sheet 1 of 3

County: Zapata
Highway: U. S. 83
RCSJ: 0038-03-030
CCSJ: 0038-03-025

PROPERTY DESCRIPTION FOR PARCEL 81

Being 0.1543 (6720 sq. ft.) of land out of the San Ygnacio Subdivision of the J. V. Borrego Grant, Abstract 209 of Ejidos, Zapata County, Texas; and being a portion of that certain Share 29A, called 405.82 acre tract of land conveyed to J. M. Sanchez, Agreement and Conveyance dated August 21, 1943, recorded in Volume 49, Page 599 in the Deed Records of Zapata County, Texas; said 0.1543 acres of land being more particularly described by metes and bounds as follows:

COMMENCING at a set 5/8-inch iron rod with aluminum "TXDOT" cap on the common line of Porcions 6 and 7, being on the Northwest line of that certain called 1095 acre tract of land conveyed to Celeo Gonzalez, Jose Gonzales, Lucrecie Gonzalez, and Eleno Gonzalez, by Deed dated December 15, 1898, recorded in Volume 13, Page 420 in the Deed Records of Zapata County, Texas, and being on the Existing Southwest Right-of-Way of U. S. 83 (100.00 foot R.O.W., recorded in Volume 72, Page 364 in the Deed Records of Zapata County, Texas), for the East corner of said Share 29A; thence as follows:

- North 52°59'07" West, with the Existing Southwest Right-of-Way of U. S. 83, a distance of 1968.71 feet to a set 5/8-inch iron rod with aluminum "TXDOT" cap, on the Proposed Southwest Right-of-Way of U. S. 83, for the **POINT OF BEGINNING** of the herein described 0.1543 acre (6720 sq. ft.) tract of land; said point having coordinates of X = 689,075.85 and Y = 16,898,432.27, also being 149.73 feet Southwest of and at right angles to centerline survey station 2480+55.19 of U.S. 83;
- (1) **THENCE** South 37°00'53" West, with the Proposed Southwest Right-of-Way of U. S. 83, a distance of 40.00 feet to a set 5/8-inch iron rod with aluminum "TXDOT" cap, for an angle point;

Revised March 30, 2008
November 15, 2004
Parcel 81
Sheet 2 of 3

- (2) **THENCE** North 52°59'07" West, with the Proposed Southwest Right-of-Way of U. S. 83, a distance of 168.00 feet to a set 5/8-inch iron rod with aluminum "TXDOT" cap, on the Existing Southwest Right-of-Way of said U. S. 83;
- (3) **THENCE** North 37°00'53" East, with the Existing Southwest Right-of-Way of U. S. 83, a distance of 40.00 feet to a set 5/8-inch iron rod with aluminum "TXDOT" cap, for an angle point;
- (4) **THENCE** South 52°59'07" East, with the Existing Southwest Right-of-Way of said U. S. 83, a distance of 168.00 feet to the **POINT OF BEGINNING**; containing 0.1543 acres (6720 sq. ft.) of land.

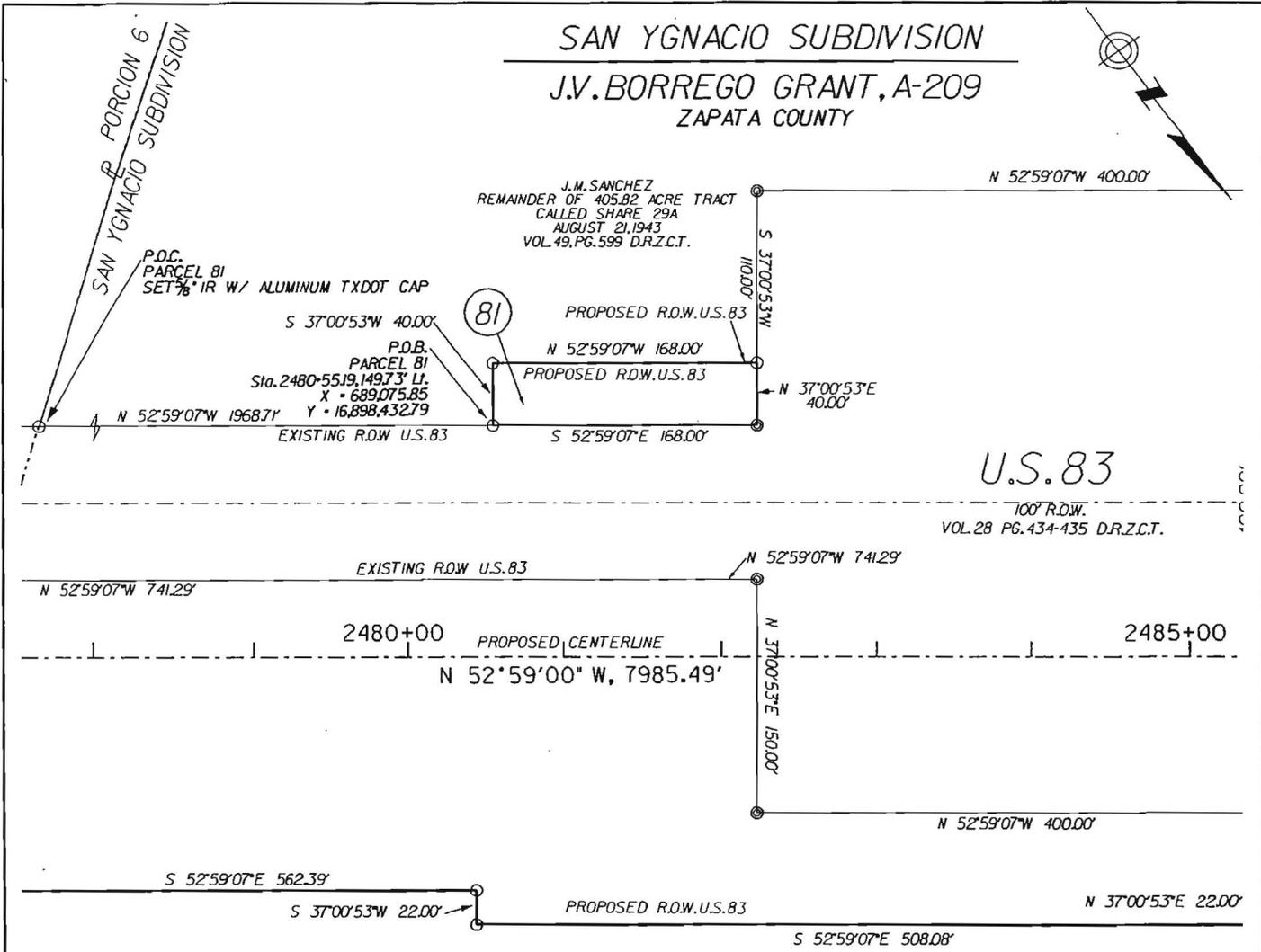
Note: Plat to accompany this legal description.

All bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, and NAD 83. All coordinates and distances shown are surface and may be converted to grid by dividing by a combined adjustment factor of 1.000040.

I David M. Layman, a Registered Professional Land Surveyor, hereby certify that, the legal description hereon and the accompanying plat represent an actual survey made on the ground under my supervision.

David M. Layman 3/30/08
Date
David M. Layman,
Texas Registration No. 5770
Dannenbaum Engineering Corp.
3100 West Alabama,
Houston, TX 77098





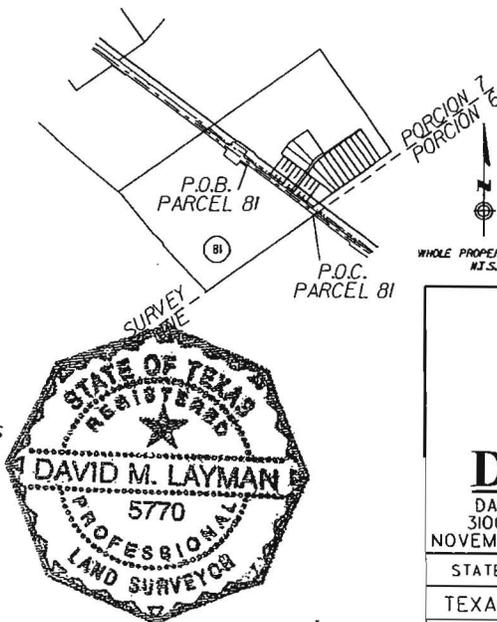
DATUM NOTE:
ALL BEARINGS AND COORDINATES SHOWN ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.000040.

- - 3/8" Iron rod w/ aluminum cap stamped "TXDOT"
- - Marker found "as noted"
- P.O.B. - Point Of Beginning
- P.O.C. - Point Of Commencing
- PL - Property Line
- SL - Survey Line
- Z - Fee Hook
- CL - Proposed Centerline

D.R.Z.C.T. - DEED RECORDS OF ZAPATA COUNTY, TEXAS

I, DAVID M. LAYMAN, A REGISTERED PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THE PLAT HEREON AND THE ACCOMPANYING LEGAL DESCRIPTION REPRESENT AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

David M. Layman 3/30/08
DAVID M. LAYMAN, DATE
TEXAS REGISTRATOR NO. 5770
DANNENBAUM ENGINEERING CORP.
3100 WEST ALABAMA
HOUSTON, TX 77098



AREA TABLE (ACRES)			
EXISTING	TAKING	REMAINDER	
		LEFT	RIGHT
405.82	0.1543 6,720 S.F.		405.6657

Scale in Feet
0 50 100 150

WHOLE PROPERTY INSET
N.T.S.

PLAT OF
PARCEL 81
DANNENBAUM

DANNENBAUM ENGINEERING CORPORATION
3100 W. ALABAMA, HOUSTON TEXAS 77098
NOVEMBER 15, 2004 SCALE: 1" = 100'

STATE	DIST.	COUNTY	
TEXAS	12	ZAPATA	
CONT.	SECT.	JOB	HIGHWAY NO.
0038	03	030	U.S. 83

County: Dallas
Highway: Loop 12 (Walton Walker Blvd. N)
R.O.W. CSJ: 0581-02-115
DGN. CSJ: 0581-02-077
ACCOUNT: 9118-01-024

Page 1 of 3
February 20, 2008

Description for Parcel 59

BEING a 5,150 square feet tract of land, more or less, in the Jesse Moon Survey, Abstract No. 879, and being a part of a tract as conveyed to Charlie Parnian and Sirous Barani as recorded in Document No. 200600415148 of the Deed Records of Dallas County, Texas, said 5,150 square feet being more particularly described by metes and bounds as follows:

COMMENCING at the southeast corner of said Parnian and Barani tract and also being an interior ell corner of a tract as conveyed to Bankston Nissan in Irving as recorded in Volume 97095, Page 1, of said Deed Records;

THENCE South 89 degrees 51 minutes 15 seconds West, along the common line of said Parnian and Barani tract and said Bankston Nissan in Irving tract, a distance of 93.96 feet to a 5/8" iron rod with TxDOT cap set on the new eastern right of way line of Loop 12 (Walton Walker Blvd. N) and being the POINT OF BEGINNING;

1) THENCE South 89 degrees 51 minutes 15 seconds West, continuing along said common line, a distance of 25.82 feet to a 5/8" iron rod with TxDOT cap found on the existing eastern right of way line of Loop 12 (Walton Walker Blvd. N) at the southeast corner of a tract as conveyed to the State of Texas as recorded in Document No. 200600396179 of said Deed Records;

2) THENCE along said existing eastern right of way line and around a curve to the left, having a radius of 2881.79 feet, a central angle of 00 degrees 38 minutes 55 seconds, and a chord distance of 32.62 feet that bears North 19 degrees 43 minutes 15 seconds East, for an arc distance of 32.62 feet to a magnail found in asphalt;

3) THENCE North 19 degrees 23 minutes 46 seconds East, continuing along the existing eastern right of way line of Loop 12 (Walton Walker Blvd. N), a distance of 145.81 feet to a 5/8" iron rod with TxDOT cap found;

4) THENCE North 53 degrees 54 minutes 44 seconds East, continuing along the existing eastern right of way line of Loop 12 (Walton Walker Blvd. N), a distance of 47.15 feet to a 5/8" iron rod with TxDOT cap set at the intersection of said existing eastern right of way line and the new eastern right of way line of Loop 12 (Walton Walker Blvd. N) and also being on the existing southern right of way line of Grauwylers Road E.;**

County: Dallas
Highway: Loop 12 (Walton Walker Blvd. N)
R.O.W. CSJ: 0581-02-115
DGN. CSJ: 0581-02-077
ACCOUNT: 9118-01-024

Page 2 of 3
February 20, 2003

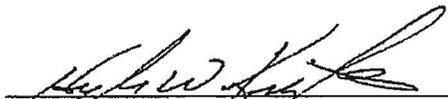
Description for Parcel 59

5) THENCE along said new eastern right of way line and along a curve to the right, having a central angle of 04 degrees 03 minutes 54 seconds, a radius of 2941.79 feet, and a chord distance of 208.68 feet that bears South 20 degrees 06 minutes 11 seconds West, around said curve an arc distance of 208.72 feet to the POINT OF BEGINNING and containing 5,150 square feet [0.1182 ac.] of land, more or less.

A plat at even survey date herewith accompanies this legal description.

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

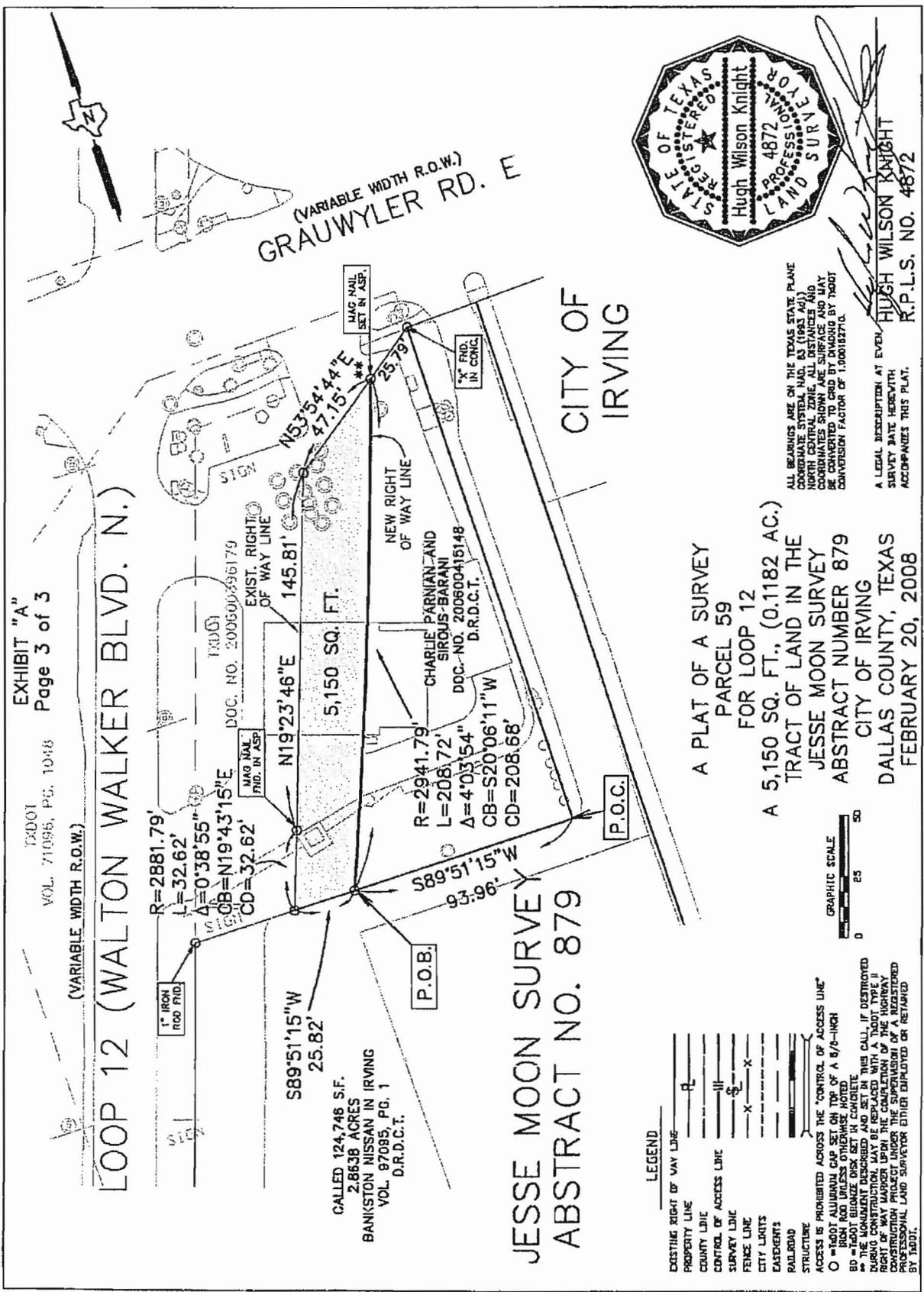
All bearings are based on the Texas State Plane Coordinate System, N.A.D. 83 (1993 Adj.), North Central Zone. All coordinates shown are surface and may be converted to grid by dividing by the TxDOT conversion factor of 1.000136506.



Hugh Wilson Knight, R.P.L.S.
Texas Registration No. 4872



Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004



County: Dallas
Highway: S.H. 183
R.O.W. CSJ: 0094-03-098

Page 1 of 3
May 20, 2005

Description for Parcel 75

BEING a 1,856 square feet tract of land, more or less, in the John C. Read Survey, Abstract No. 1182, City of Irving, Dallas County, Texas, and being a part of that tract as conveyed to RJT-MAS, Inc. as recorded in Volume 96024, Page 3377 of the Deed Records of Dallas County, Texas, and being part of Lot 2, Block A of 700 & 800 West Airport Freeway Addition, an Addition to the City of Irving as recorded in Volume 95241, Page 1736 of said Deed Records;

COMMENCING at the southeast corner of said RJT-MAS, Inc. tract and being on the western line of a tract as conveyed to Donnelly's Colonial Funeral Home as recorded in Volume 34, Page 1437 of said Deed Records;

THENCE North 00 degrees 10 minutes 57 seconds West, along the common line of said RJT-MAS, Inc. tract and said Donnelly's Colonial Funeral Home tract, a distance of 449.60 feet to a 5/8" iron rod with TxDOT cap set on the new southern right of way line of State Highway 183 and being the POINT OF BEGINNING;

1) THENCE South 84 degrees 29 minutes 49 seconds West, along the new southern right of way line of State Highway 183, a distance of 65.82 feet to a 5/8" iron rod with TxDOT cap set;**

2) THENCE South 82 degrees 43 minutes 30 seconds West, along the new southern right of way line of State Highway 183, a distance of 67.98 feet to a 5/8" iron rod with TxDOT cap set on the western line of said RJT-MAS, Inc. tract and also being on the eastern line of a tract as conveyed to Koll Bren Fund V, L.P. as recorded in Volume 98163, Page 5533 of said Deed Records and also being Lot 1, Block A of said 700 & 800 West Airport Freeway Addition;

3) THENCE North 00 degrees 10 minutes 57 seconds West, along the common line of said RJT-MAS, Inc. tract and said Koll Bren Fund V, L.P. tract, a distance of 21.34 feet to the existing southern right of way line of State Highway 183 at the northwest corner of said RJT-MAS, Inc. tract;

4) THENCE North 89 degrees 28 minutes 41 seconds East, along the existing southern right of way line of State Highway 183, a distance of 126.45 feet to a 5/8" iron rod with TxDOT cap found;

EXHIBIT "A"
Page 3 of 3



①
LOT 2, BLOCK A
700 & 800
WEST AIRPORT
FREEWAY ADDITION
VOL. 95241, PG. 1736
D.R.D.C.T.

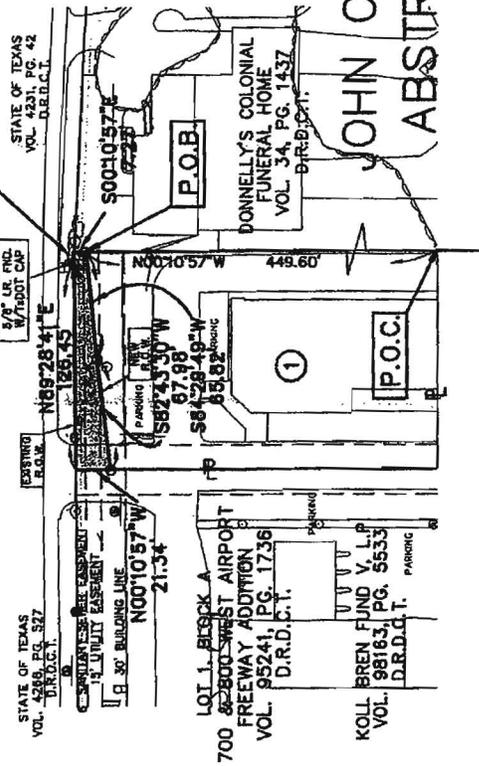
RJT-MAS, INC.
VOL. 96024, PG. 3377
D.R.D.C.T.

CITY OF
IRVING

S.H. 183

VARIABLE WIDTH R.O.W.

S87°19'00"E
6.56'



- LEGEND
- EXISTING RIGHT OF WAY LINE
 - PROPERTY LINE
 - SURVEY LINE
 - CONTROL OF ACCESS LINE
 - SURVEY LINE
 - FENCE LINE
 - CITY LIMITS
 - EASEMENTS
 - RAILROAD
 - STRUCTURE
 - ACCESS IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
 - - TROOT ALUMINUM CAP SET ON TOP OF A 5/8"-HIGH IRON ROD UNLESS OTHERWISE NOTED
 - BD - TROOT BRONZE DISK SET IN CONCRETE
 - THE MONUMENT DESCRIBED AND SET IN THIS CALL IF DESTROYED DURING CONSTRUCTION, MAY BE REPLACED WITH A TROOT TYPE II 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 TROOT.

A PLAT OF A SURVEY
PARCEL 75
FOR S.H. 183
A 1,856 SQ. FT., (0.0426 AC.)
TRACT OF LAND IN THE
JOHN C. READ SURVEY
ABSTRACT NUMBER 1182
CITY OF IRVING
DALLAS COUNTY, TEXAS
MAY 20, 2005



ALL BEARINGS ARE ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83 (NAD 83) AND NORTH CENTRAL ZONE. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY TROOT CONVERSION FACTOR OF 1.000136508

A LEGAL DESCRIPTION AT EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.



Hugh Wilson Knight
HUGH WILSON KNIGHT
R.P.L.S. NO. 4872

R.O.W. CSJ: 0094-03-098

County: COLLIN
Highway: US 380
CSJ: 0135-05-024

Page 1 of 5
February 20, 2006

Legal Land Description for Parcel 42

BEING a 12,060 square foot (0.2769 acre) tract of land situated in the Smallwood Owens Survey, Abstract No. 678, Collin County, Texas, being a portion of Lot 1, Montez Addition, an addition to Collin County, Texas as shown on the plat recorded in Cabinet H, Slide 652 of the Plat Records of Collin County, Texas, said Lot 1 being conveyed to Gregory K. McDonald et ux, Sheryl Ann McDonald as evidenced by the deed recorded in County Clerk's File Number 93-0034182 of the Deed Records of Collin County, Texas, said 12,060 square foot (0.2769 acre) tract of land being more particularly described by metes and bounds as follows:

COMMENCING at a 1/2 inch iron rod in the west line of said Lot 1 being the common most westerly northeast corner of a called 15.985 acre tract of land conveyed to Robert E. Leonheart and Sandra Leonheart, Husband and Wife, as evidenced by the deed recorded in Volume 04514, Page 02234 of said Deed Records and southeast corner of a called 2.491 acre tract of land conveyed to J. Edd McGee and Jackie S. McGee as evidenced by the deed recorded in Volume 05125, Page 03997 of said Deed Records, from said corner the southwest corner of said Lot 1, Montez Addition, common to an interior corner of said called 15.985 acre tract bears South 00°13'20" East, a distance of 247.50 feet;

THENCE, NORTH 00°13'20" WEST, (called North 0°43' West), along the common west line of said Lot 1 and east line of said called 2.491 acre tract, for a distance of 269.42 feet to a 5/8 inch iron rod with TxDOT aluminum cap set in the new south right of way of US 380 and **POINT OF BEGINNING** with a coordinate value of North 7,111,320.6078, East = 2,632,176.4508;

- (1) **THENCE**, NORTH 00°13'20" WEST, (called North 0°43' West), continuing along said common line, passing at a distance of 29.76 feet a 3/8 inch iron rod found, continuing for a total distance of 30.50 feet to the common northwest corner of said Lot 1 and northeast corner of said called 2.491 acre tract, said corner being in the existing south right of way line of US 380 (variable width) as described in the deed to the State of Texas recorded in Volume 590, Page 320 of said Deed Records;
- (2) **THENCE**, SOUTH 89°29'23" EAST, (called North 89°56' East), departing said common line and along the common north line

County: COLLIN
Highway: US 380
CSJ: 0135-05-024

Page 2 of 5

February 20, 2006

Legal Land Description for Parcel 42

of said Lot 1 and said existing south right of way line of US 380, a distance of 393.10 feet (called 393.2 feet) to a wood TxDOT monument found for an angle point in said right of way line and most northerly northeast corner of said Lot 1;

- (3) **THENCE**, SOUTH 45°31'34" EAST, (called South 45°44' East), continuing along said common line, a distance of 13.91 feet (called 13.93 feet) to the most easterly northeast corner of said Lot 1 being in the west line of FM 547 (variable width) as dedicated by said plat of Montez Addition;
- (4) **THENCE**, SOUTH 00°16'32" WEST, (called South 0°18' East), departing said common line and along the common east line of said Lot 1 and west right of way line of said FM 547, a distance of 20.20 feet to a 5/8 inch iron rod with TxDOT aluminum cap set** in said new south right of way of US 380;
- (5) **THENCE**, NORTH 89°31'51" WEST, departing said common line, across said Lot 1 and along said new south right of way of US 380, a distance of 299.61 feet to a 5/8 inch iron rod with TxDOT aluminum cap set** for an angle point;
- (6) **THENCE**, NORTH 89°43'24" WEST, continuing along said line, for a distance of 103.20 to the **POINT OF BEGINNING** and containing a calculated area of 12,060 square foot (0.2769 acre) of land.

County: COLLIN
Highway: US 380
CSJ: 0135-05-024

Page 3 of 5

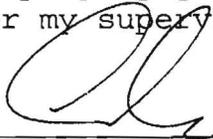
February 20, 2006

Legal Land Description for Parcel 42

Note: All bearings are on the Texas State Plane Coordinate System, N.A.D. 83 North Central Zone. All distances and coordinates shown are surface and may be converted to grid by dividing by TxDot conversion factor of 1.000152710.

Note: A plat survey of even survey date herewith accompanies this description.

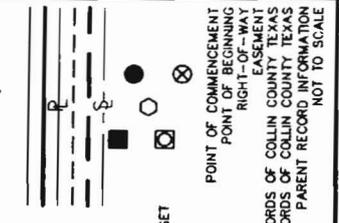
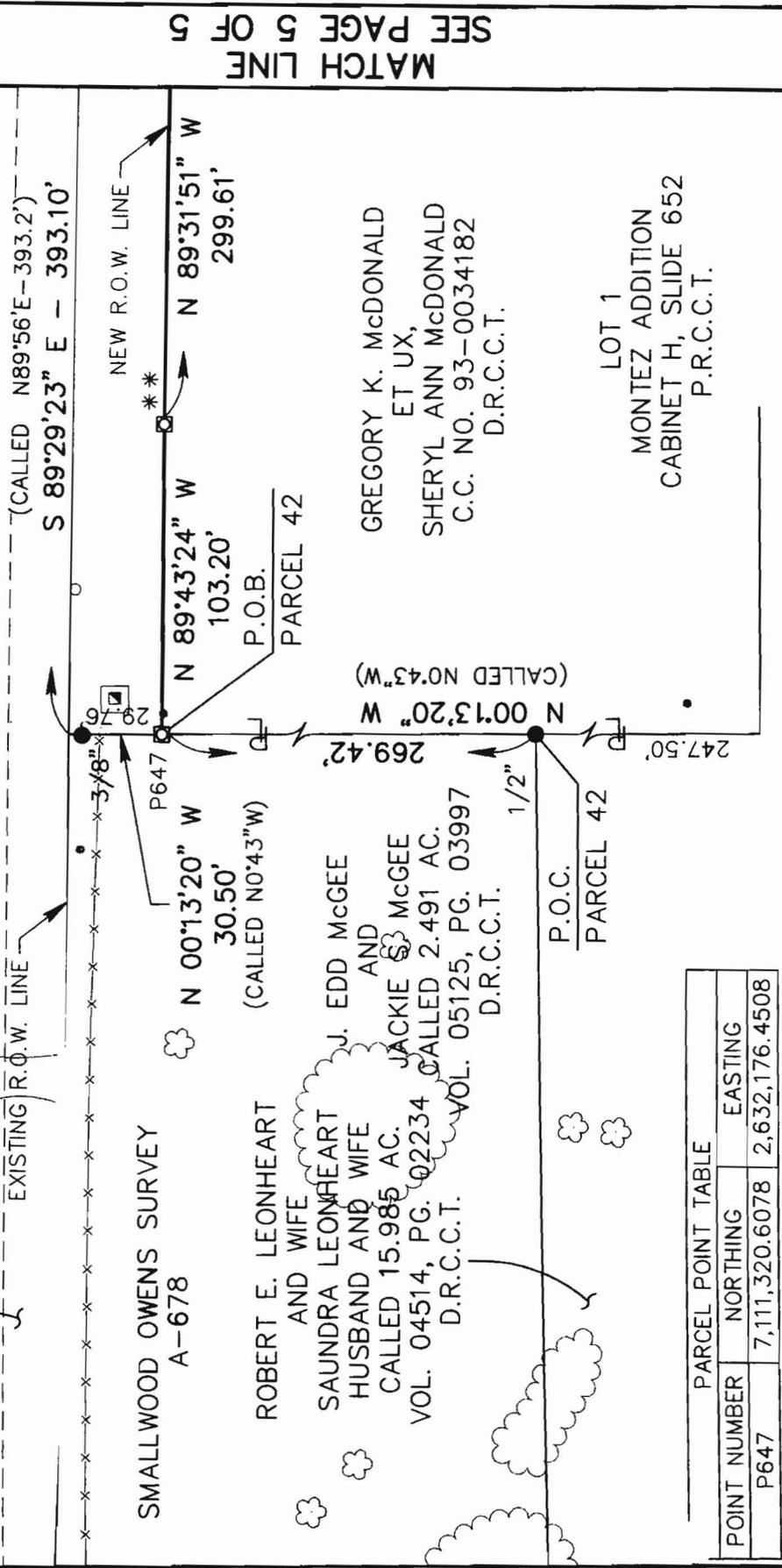
I, Calvin E. Cock III, a Registered Professional Land Surveyor, hereby certify that the legal description hereon and the accompanying plat represent an actual survey made on the ground under my supervision.



2-20-06

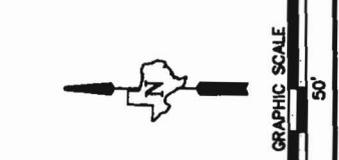
Calvin E. Cock III, R.P.L.S.
Texas Registration No. 5622

STATE OF TEXAS
VOL. 590, PG. 320
D.R.C.C.T.
EXHIBIT "A"
Page 4 of 5
US 380



LEGEND
 EXISTING R.O.W.
 PROPOSED R.O.W.
 PROPERTY LINE
 EXISTING EASEMENT LINE
 PROPOSED EASEMENT LINE
 PROPOSED SURVEY LINE
 TxDOT MONUMENT FOUND
 IRON ROD FOUND
 FENCE CORNER
 5/8" IRON ROD WITH TxDOT ALUMINUM CAP SET
 OTHER MONUMENTS SET (TYPE NOTED)
 P.O.C.
 P.O.B.
 R.O.W.
 ESMT
 D.R.C.C.T.
 P.R.C.C.T.
 ()
 N.T.S.

A PLAT OF A SURVEY OF PARCEL 42
 FOR STATE HIGHWAY 380
 A 12,060 SQ. FT., [0.2769 AC.]
 TRACT OF LAND
 IN THE SMALLWOOD OWENS SURVEY
 ABSTRACT NUMBER 678
 COLLIN COUNTY, TEXAS
 FEBRUARY 20, 2006



LG GROUP
 1825 Mainier Center Blvd.
 Suite 500
 Dallas, Texas 75207
 (214) 741-7777
 (214) 741-9413 Fax
 lggroup@inc.com

** THIS MONUMENT MAY BE REPLACED BY TxDOT TYPE 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 TxDOT.
 ALL BEARINGS ARE ON THE TEXAS STATE PLANE COORDINATE SYSTEM, N.A.D. 83 NORTH CENTRAL ZONE. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY TxDOT CONVERSION FACTOR OF 1.000152710.

PARCEL POINT TABLE

POINT NUMBER	NORTHING	EASTING
P647	7,111,320.6078	2,632,176.4508

R.O.W. CSJ: 0135-05-024

MATCH LINE
SEE PAGE 5 OF 5

County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039
ACCOUNT: 8018-02-051

Page 1 of 3
July 28, 2006

Description of Parcel 54

BEING a 200 square feet tract of land situated in the E. Teal Survey, Abstract No. 207, City of Heath, Rockwall County, Texas, and being a part of that tract as conveyed to Whittle Development Inc. as recorded in Volume 824, Page 3 of the Deed Records of Rockwall County, Texas, and also being Lot 1, Block 2 of Buffalo Creek Country Club Estates, Phase 1, an Addition to the City of Heath as recorded in Cabinet B, Slide 374 of the Plat Records of Rockwall County, Texas, said 200 square feet being more particularly described by metes and bounds as follows:

COMMENCING at the northeast corner of said Whittle tract at the intersection of the existing right of way line of Country Club Drive and the existing right of way line of Charlotte Court and being the beginning of a curve;

THENCE along the existing right of way line of Country Club Drive and along a curve to the left having a central angle of 22 degrees 51 minutes 44 seconds, a radius of 450.00 feet, a chord distance of 178.37 feet that bears North 81 degrees 13 minutes 02 seconds West, around said curve an arc distance of 179.56 feet to an angle point;

THENCE South 87 degrees 21 minutes 06 seconds West, along the existing right of way line of Country Club Drive, a distance of 32.30 feet to a 5/8" iron rod with TxDOT cap set** at the intersection of the existing right of way line of Country Club Drive and the new right of way line of Farm to Market 740 and being the POINT OF BEGINNING;

1) THENCE South 42 degrees 25 minutes 15 seconds West, along the new right of way line of Farm to Market 740, a distance of 28.32 feet to a 5/8" iron rod with TxDOT cap set** at the intersection of the new right of way line of Farm to Market 740 and the existing right of way line of Farm to Market 740 and being the beginning of a curve;

2) THENCE along the existing right of way line of Farm to Market 740 and along a curve to the left having a central angle of 00 degrees 05 minutes 59 seconds, a radius of 11,499.20 feet, a chord distance of 20.00 feet that bears North 02 degrees 30 minutes 36 seconds West, around said curve an arc distance of 20.01 feet to an angle point at the intersection of the existing right of way line of Farm to Market 740 and the existing right of way line of Country Club Drive;

County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039
ACCOUNT: 8018-02-051

Page 2 of 3
July 28, 2006

Description of Parcel 54

3) THENCE North 87 degrees 21 minutes 06 seconds East, along the existing right of way line of Country Club Drive, a distance of 20.00 feet to the POINT OF BEGINNING and containing 200 square feet [0.0046 acres] of land, more or less.

A plat at even survey date herewith accompanies this legal description.

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

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 1.000146135.



Hugh Wilson Knight, R.P.L.S.
Texas Registration No. 4872

Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004



County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039
ACCOUNT: 8018-02-051

Page 1 of 3
July 28, 2006

Description of Parcel 53

BEING a 200 square feet tract of land situated in the E. Teal Survey, Abstract No. 207, City of Heath, Rockwall County, Texas, and being a part of that tract as conveyed to Wellington/Heath Limited Partnership as recorded in Volume 1061, Page 199 of the Deed Records of Rockwall County, Texas, said 200 square feet being more particularly described by metes and bounds as follows:

COMMENCING at an angle point on the existing northern right of way line of Country Club Drive and being on the southern line of said Wellington/Heath Limited Partnership tract;

THENCE South 87 degrees 21 minutes 06 seconds West, along the existing northern right of way line of Country Club Drive, a distance of 32.58 feet to a 5/8" iron rod with TxDOT cap set** at the intersection of the existing northern right of way line of Country Club Drive and the new right of way line of Farm to Market 740 and being the POINT OF BEGINNING;

1) THENCE South 87 degrees 21 minutes 06 seconds West, along the existing northern right of way line of Country Club Drive, a distance of 20.00 feet to an angle point at the intersection of the existing northern right of way line of Country Club Drive and the existing right of way line of Farm to Market 740;

2) THENCE along the existing right of way line of Farm to Market 740 and along a curve to the left having a central angle of 00 degrees 05 minutes 59 seconds, a radius of 11,499.20 feet, a chord distance of 20.00 feet that bears North 03 degrees 06 minutes 28 seconds West, around said curve an arc distance of 20.01 feet to a 5/8" iron rod with TxDOT cap set** at the intersection of the existing right of way line of Farm to Market 740 and the new right of way line of Farm to Market 740;

3) THENCE South 47 degrees 52 minutes 40 seconds East, along the new right of way line of Farm to Market 740, a distance of 28.40 feet to the POINT OF BEGINNING and containing 200 square feet [0.0046 acres] of land, more or less.

County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039
ACCOUNT: 8018-02-051

Page 2 of 3
July 28, 2006

Description of Parcel 53

A plat at even survey date herewith accompanies this legal description.

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

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 1.000146135.



Hugh Wilson Knight, R.P.L.S.
Texas Registration No. 4872

Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004



County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039
ACCOUNT: 8018-02-051

Page 1 of 3
Revised July 28, 2006

Description for Parcel 26

BEING 14,408 square feet of land, more or less, in the E. Teal Survey, Abstract No. 207, City of Rockwall, Rockwall County, Texas, and being part of a called 15.637 acre tract as conveyed to George R. Roland and wife, Julia Roland, as recorded in Volume 1266, Page 274 of the Deed Records of Rockwall County, Texas, said 14,408 square feet being more particularly described by metes and bounds as follows:

COMMENCING at the northeast corner of said 15.637 acre tract, said point being on the southerly line of Benton Court Addition, an addition to the City of Rockwall as recorded in Cabinet D, Slide 69 of the Plat Records of Rockwall County, Texas, from which a ½" iron rod found bears South 38 degrees 34 minutes 47 seconds West, a distance of 0.41 feet;

THENCE North 85 degrees 47 minutes 25 seconds West, along the northerly line of said Roland tract, a distance of 559.77 feet to a 60 D nail set for corner** on the new right of way line of Farm to Market 740 from which a 5/8" iron rod found bears South 86 degrees 22 minutes 46 seconds East, a distance of 5.66 feet and the POINT OF BEGINNING;

1) THENCE South 05 degrees 35 minutes 24 seconds West, along the new right of way line of Farm to Market 740, a distance of 701.50 feet to a 5/8" iron rod with TxDOT cap set for corner;**

2) THENCE South 06 degrees 03 minutes 52 seconds West, along the new right of way line of Farm to Market 740, a distance of 14.12 feet to a 5/8" iron rod with TxDOT cap set for corner;**

3) THENCE North 89 degrees 13 minutes 59 seconds West, continuing along the new right of way line of Farm to Market 740, a distance of 20.19 feet to a 5/8" iron rod with TxDOT cap set** at the intersection of the new right of way line of Farm to Market 740 and the existing right of way line of Farm to Market 740;

4) THENCE North 05 degrees 36 minutes 32 seconds East, along the existing right of way line of Farm to Market 740, a distance of 716.83 feet to an angle point at the northwest corner of said Roland tract from which a ½" iron rod found bears South 85 degrees 47 minutes 15 seconds East, a distance of 2.72 feet;

County: Rockwall
Highway: Farm to Market 740
R.O.W. CSJ: 1014-03-047
DGN. CSJ: 1014-03-039
ACCOUNT: 8018-02-051

Page 2 of 3
Revised July 28, 2006

Description for Parcel 26

5) THENCE South 85 degrees 47 minutes 25 seconds East, leaving the existing right of way line of Farm to Market 740 and along the northern line of said Roland tract, a distance of 20.01 feet to the POINT OF BEGINNING and containing 14,408 square feet [0.3308 ac.] of land, more or less.

A plat at even survey date herewith accompanies this legal description.

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

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 1.000146135.



Hugh Wilson Knight, R.P.L.S.
Texas Registration No. 4872

Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004



County: Dallas
Highway: S.H. 183
R.O.W. CSJ: 0094-03-098

Page 1 of 3
May 20, 2005

Description for Parcel 78

BEING a 1,051 square feet tract of land, more or less, in the John C. Read Survey, Abstract No. 1182, City of Irving, Dallas County, Texas, and being a part of that tract as conveyed to Saljesco, Inc. as recorded in Volume 82146, Page 3619 of the Deed Records of Dallas County, Texas, and also being part of Lot 21, Block 2 of Braeswood Addition No. 2, an Addition to the City of Irving as recorded in Volume 29, Page 75 of said Deed Records, said 1,051 square feet being more particularly described by metes and bounds as follows:

COMMENCING at the southwest corner of said Saljesco, Inc. tract and being the northwest corner of a tract as conveyed to Salvador A. Compos Jr. as recorded in Volume 82109, Page 0804 of said Deed Records and also being Lot 22, Block 2 of said Braeswood Addition No. 2;

THENCE North 83 degrees 58 minutes 50 seconds East, along the common line of said Saljesco, Inc. tract and said Compos tract, a distance of 113.94 feet to a 5/8" iron rod with TxDOT cap set on the new western right of way line of O'Connor Road and being the POINT OF BEGINNING;

1) THENCE along the new western right of way line of O'Connor Road in a curve to the right having a central angle of 02 degrees 14 minutes 47 seconds, a radius of 665.00 feet, a chord distance of 26.07 feet that bears North 16 degrees 05 minutes 35 seconds West, around said curve an arc distance of 26.07 feet to a 5/8" iron rod with TxDOT cap set;**

2) THENCE along the new western right of way line of O'Connor Road in a curve to the left having a central angle of 01 degrees 45 minutes 27 seconds, a radius of 1202.50 feet, a chord distance of 36.88 feet that bears North 16 degrees 20 minutes 15 seconds West, around said curve an arc distance of 36.89 feet to a 5/8" iron rod with TxDOT cap set on the northern line of said Saljesco, Inc. tract and being the southern line of a tract as conveyed Bolla Investments, Inc. as recorded in Volume 91065, Page 4905 of said Deed Records and also being Lots 19 & 20, Block 2 of said Braeswood Addition No. 2;

3) THENCE North 81 degrees 29 minutes 56 seconds East, along the common line of said Saljesco, Inc. tract and said Bolla Investments, Inc. Tract, a distance of 21.51 feet to the northeast corner of said Saljesco, Inc. tract on the existing western right of way line of O'Connor Road;

County: Dallas
Highway: S.H. 183
R.O.W. CSJ: 0094-03-098

Page 2 of 3
May 20, 2005

Description for Parcel 78

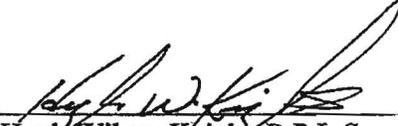
4) THENCE along the existing western right of way line of O'Connor Road in a curve to the right having a central angle of 02 degrees 24 minutes 13 seconds, a radius of 1499.42 feet, a chord distance of 62.90 feet that bears South 07 degrees 14 minutes 58 seconds East, around said curve an arc distance of 62.90 feet to the southeast corner of said Saljesco, Inc. tract and being the northeast corner of said Compos tract;

5) THENCE South 83 degrees 58 minutes 50 seconds West, leaving the existing western right of way line of O'Connor Road and along the common line of said Saljesco, Inc. tract and said Compos tract, a distance of 11.68 feet to the POINT OF BEGINNING and containing 1,051 square feet [0.0241 ac.] of land, more or less.

A plat at even survey date herewith accompanies this legal description.

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

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.



Hugh Wilson Knight, R.P.L.S. 05-20-05 Date
Texas Registration No. 4872

Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004



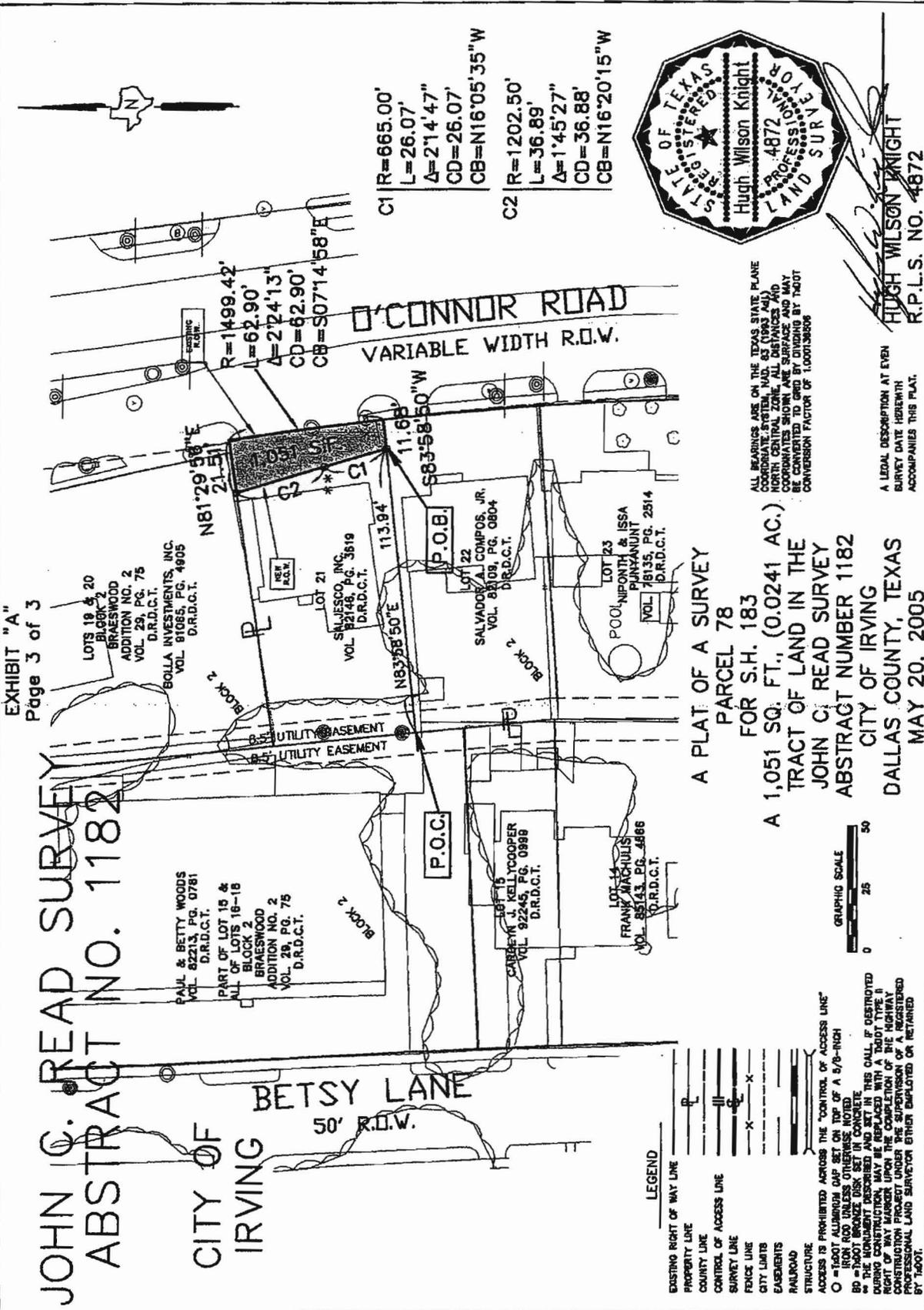


EXHIBIT "A"
Page 3 of 3

**JOHN C. READ SURVEY
ABSTRACT NO. 1182**

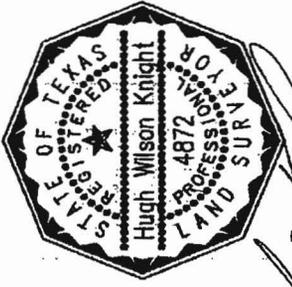
**CITY OF
IRVING**

**BETSY LANE
50' R.O.W.**

**O'CONNOR ROAD
VARIABLE WIDTH R.O.W.**

**A PLAT OF A SURVEY
PARCEL 78
FOR S.H. 183
A 1,051 SQ. FT., (0.0241 AC.)
TRACT OF LAND IN THE
JOHN C. READ SURVEY
ABSTRACT NUMBER 1182
CITY OF IRVING
DALLAS COUNTY, TEXAS
MAY 20, 2005**

- C1 R=665.00'
L=26.07'
Δ=214'47"
CD=26.07'
CB=N16°05'35"W
- C2 R=1202.50'
L=36.89'
Δ=1°45'27"
CD=36.88'
CB=N16°20'15"W



ALL BEARINGS ARE ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83 (NAD 83) AND HORIZONTAL DISTANCES ARE SURFACE DISTANCES. COORDINATES SHOWN ARE SURFACE COORDINATES. BE CONVERTED TO GRID BY DIVIDING BY TAUT CONVERSION FACTOR OF 1.000138506

A LEGAL DESCRIPTION AT EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.

**HUGH WILSON KNIGHT
R.P.L.S. NO. 4872**

R.O.W. CSU: 0094-03-098

LEGEND

- EXISTING RIGHT OF WAY LINE
- PROPERTY LINE
- COUNTY LINE
- CONTROL OF ACCESS LINE
- SURVEY LINE
- FENCE LINE
- CITY LIMITS
- EASEMENTS
- RAILROAD
- STRUCTURE

ACCESS IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
O = TAUT ALUMINUM CAP SET ON TOP OF A 6"/8"-HIGH
BD = TAUT BRONZE DISK SET IN CONCRETE
* = THE MONUMENT DESCRIBED AND SET IN THIS CALL, IF DESTROYED DURING CONSTRUCTION, MAY BE REPLACED WITH A TAUT TYPE II RIGHT OF WAY MARKER UPON THE COMPLETION OF THE HIGHWAY CONSTRUCTION UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR EITHER EMPLOYED OR RETIRED BY TAUT.



County: Dallas
Highway: S.H. 183
R.O.W. CSJ: 0094-03-098

Page 1 of 3
May 20, 2005

Description for Parcel 71

BEING a 14,703 square feet tract of land, more or less, in the Anton Kuhn Survey, Abstract No. 728, City of Irving, Dallas County, Texas, and being part of Albertson's Addition, an Addition to the City of Irving as recorded in Volume 84049, Page 2182 of the Deed Records of Dallas County, Texas, said 14,703 square feet being more particularly described by metes and bounds as follows:

COMMENCING at a northeast corner of said Albertson's, Addition and being the northwest corner of a tract as conveyed to O P & J Investments, Inc. as recorded in Volume 92204, Page 4831 of said Deed Records and being Lot 25, Block 837 of Cindy Addition, an Addition to the City of Irving as recorded in Volume 78244, Page 816 of said Deed Records;

THENCE South 00 degrees 23 minutes 42 seconds East, along the common line of said Albertson's, Addition and said O P & J Investments, Inc. tract, a distance of 216.41 feet to a 5/8" iron rod with TxDOT cap set on the new northern right of way line of State Highway 183 and being the POINT OF BEGINNING;

1) THENCE South 00 degrees 23 minutes 42 seconds East, along the common line of said Albertson's, Addition and said O P & J Investments, Inc. tract, a distance of a distance of 122.52 feet to the existing northern right of way line of State Highway 183, from which a 1/2" iron rod found bears South 00 degrees 23 minutes 42 seconds East, a distance of 0.51 feet;

2) THENCE South 89 degrees 28 minutes 41 seconds West, along the existing northern right of way line of State Highway 183, a distance of 89.50 feet to an angle point from which a 1/2" iron rod found bears North 76 degrees 48 minutes 41 seconds West, a distance of 0.84 feet;

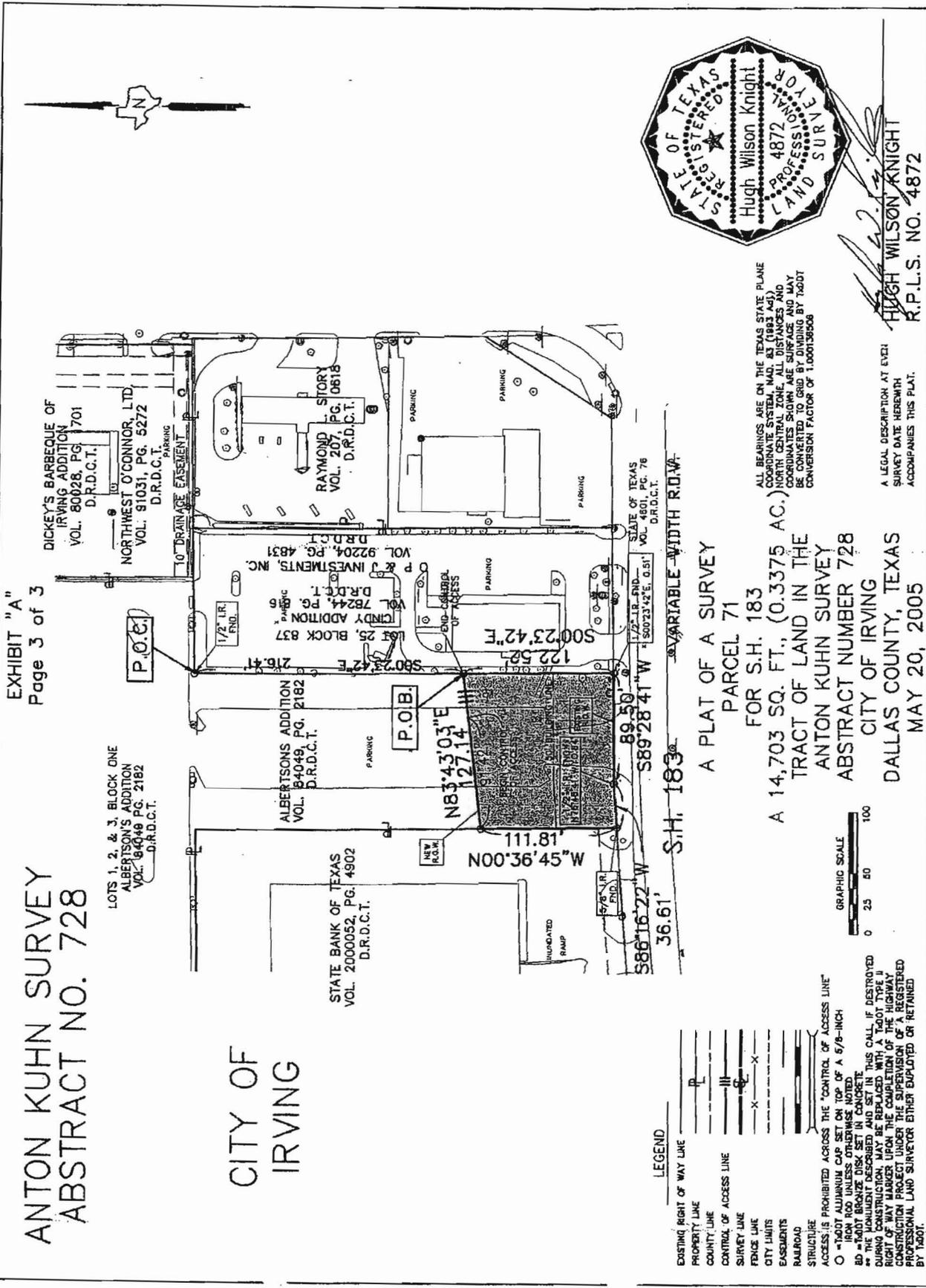
3) THENCE South 86 degrees 16 minutes 22 seconds West, along the existing northern right of way line of State Highway 183, a distance of 36.61 feet to a 5/8" iron rod found at the southwest corner of said Albertson's Addition and being the southeast corner of a tract as conveyed to State Bank of Texas as recorded in Volume 2000052, Page 4902 of said Deed Records;

4) THENCE North 00 degrees 36 minutes 45 seconds West, leaving the existing northern right of way line of State Highway 183 and along the common line of said Albertson's, Addition and said State Bank of Texas tract, a distance of 111.81 feet to a 5/8" iron rod with TxDOT cap set on the new northern right of way line of State Highway 183;

EXHIBIT "A"
Page 3 of 3

ANTON KUHN SURVEY
ABSTRACT NO. 728

CITY OF
IRVING



ALL BEARINGS ARE ON THE TEXAS STATE PLANE
COORDINATE SYSTEM, NAD 83 (1983 ADJ)
NORTH CENTRAL ZONE. ALL DISTANCES AND
COORDINATES SHOWN ARE SURFACE AND MAY
BE CONVERTED TO GRID BY DIVIDING BY TADDT
CONVERSION FACTOR OF 1.00019656

A LEGAL DESCRIPTION AT EVERY
SURVEY DATE HEREWTH
ACCOMPANIES THIS PLAT.

HUGH WILSON KNIGHT
R.P.L.S. NO. 4872

R.O.W. CSJ: 0094-03-098

A PLAT OF A SURVEY
PARCEL 71
FOR S.H. 183
A 14,703 SQ. FT., (0.3375 AC.)
TRACT OF LAND IN THE
ANTON KUHN SURVEY
ABSTRACT NUMBER 728
CITY OF IRVING
DALLAS COUNTY, TEXAS
MAY 20, 2005



- LEGEND
- EXISTING RIGHT OF WAY LINE
 - PROPERTY LINE
 - COUNTY LINE
 - CONTROL OF ACCESS LINE
 - SURVEY LINE
 - FENCE LINE
 - CITY LIMITS
 - EASEMENTS
 - RAILROAD
 - STRUCTURE
 - ACCESS: IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
 - O = TADDT ALUMINUM CAP SET ON TOP OF A 5/8-INCH IRON ROD UNLESS OTHERWISE NOTED
 - ED = TADDT BRONZE DISK SET IN CONCRETE
 - ALL DISTANCES AND BEARINGS IN THIS CALL IF DESTROYED OR DAMAGED DURING CONSTRUCTION MAY BE REPRODUCED WITH THE 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 TADDT.

Revised Date: January 30 2009

Page 1 of 2 Pages

ROW CSJ: 0922-33-109
County: Webb
Highway: VA
Limits: From: 1.0 Miles South of SH 359
To: SH 359

FIELD NOTES FOR PARCEL 4, PHASE 1

Being 0.1066 of one acre (4,642 square feet) of land, situated in Porcion No. 31, Abstract No. 3116, Jose Trevino Original Grantee, Webb County, Texas, being out of that certain 1.5498 acre tract of land, also referred to as Tract No. 4, conveyed from Arguindegui Investments, Ltd., to Arguindegui Real Estate, Ltd., by deed dated September 14, 2007, recorded in Document No. 979474, Official Public Records of Webb County, Texas; the subject 0.1066 of one acre of land, being more particularly described by metes and bounds as follows:

COMMENCING at a 5/8 inch iron rod with a plastic cap marked "RODS Surveying," set for the southeasterly corner of said 1.5498 acre tract, being on the northeasterly line of that certain 81.6 acre tract, conveyed to Evelyn B. Summers, by deed executed February 24, 1959, recorded in Volume 268, Page 393, Deed Records Webb County, Texas, thence as follows:

North 79°50'37" West, with the common line between said 1.5498 acre tract and said 81.6 acre tract, a distance of 269.80 feet to a 5/8 inch iron rod with a plastic cap marked "RODS Surveying," set for the **POINT OF BEGINNING** and the southeasterly corner of the herein described parcel, having surface coordinates of X=678,312.93 and Y=17,070,653.31; bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum of 1983, 1993 Adjustment. All distances and coordinates shown are surface and may be converted to grid by dividing a reciprocal combined scale factor of 1.00003.

1. **THENCE, NORTH 79°50'37" WEST**, continuing with said common boundary line, a distance of 30.28 feet to the southeasterly corner of that certain 1.5968 acre tract of land, also referred to as Tract No. 5, conveyed from Arguindegui Investments, Ltd., to Fleet Fueling Systems, Ltd., by deed dated September 14, 2007, recorded in Document No. 979473, Official Public Records of Webb County, Texas;
2. **THENCE, NORTH 11°25'19" EAST**, with the common line between said Tract No. 4 and Tract No. 5, a distance of 229.88 feet to a point for the northeasterly corner of said Tract 5 and the northwesterly corner of said Tract No. 4 and the herein described parcel, being on the existing southerly right of way line of State Highway 359 based on 120 foot width;
3. **THENCE, SOUTH 78°35'09" EAST**, with said existing southerly right of way line of State Highway 359, distance of 48.91 feet to a 5/8-inch iron rod with TxDOT aluminum disk in concrete set for a cut-back corner on a proposed easterly right of way line of Cuatro Vientos Road and the beginning of an "Access Denial Line";

Parcel 4, Phase 1
Page 2 of 2 Pages

4. **THENCE, SOUTH 48°52'12" WEST**, with said "Access Denial Line" and said proposed easterly right of way line of Cuatro Vientos Road, along said cut-back line, a distance of 62.75 feet to a 5/8 inch iron rod with TxDOT aluminum disk in concrete set for corner;
5. **THENCE, SOUTH 11°15'23" WEST**, continuing with said "Access Denial Line" and said proposed easterly right of way line of Cuatro Vientos Road, a distance of 110.78 feet to a 5/8 inch iron rod with TxDOT aluminum disk in concrete set for corner;
6. **THENCE, SOUTH 42°21'34" EAST**, continuing with said "Access Denial Line" and said proposed easterly right of way line of Cuatro Vientos Road, along a cut-back line, a distance of 23.60 feet to a 5/8 inch iron rod with TxDOT aluminum disk in concrete set for corner and the end of the "Access Denial Line";
7. **THENCE, SOUTH 11°15'23" WEST**, continuing with said proposed easterly right of way line, a distance 54.67 feet to the **POINT OF BEGINNING** of the herein described parcel and containing 0.1066 of one acre (4,642 square feet) of land.

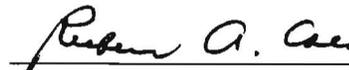
A plat of even date herewith accompanies this metes and bounds description (See Exhibit Plat "B")

Access is prohibited across the "ACCESS DENIAL LINE" to the transportation facility from the adjacent property.

STATE OF TEXAS:
COUNTY OF WEBB:

I hereby certify that this description is true and correct according to an actual survey made on the ground under my supervision.

This 30th day of January 2009 A.D.



Ruben A. Calderon
RPLS No. 5109



PORCION NO. 31, ABSTRACT NO. 3116,
JOSE TREVINO ORIGINAL GRANTEE

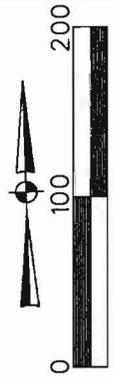
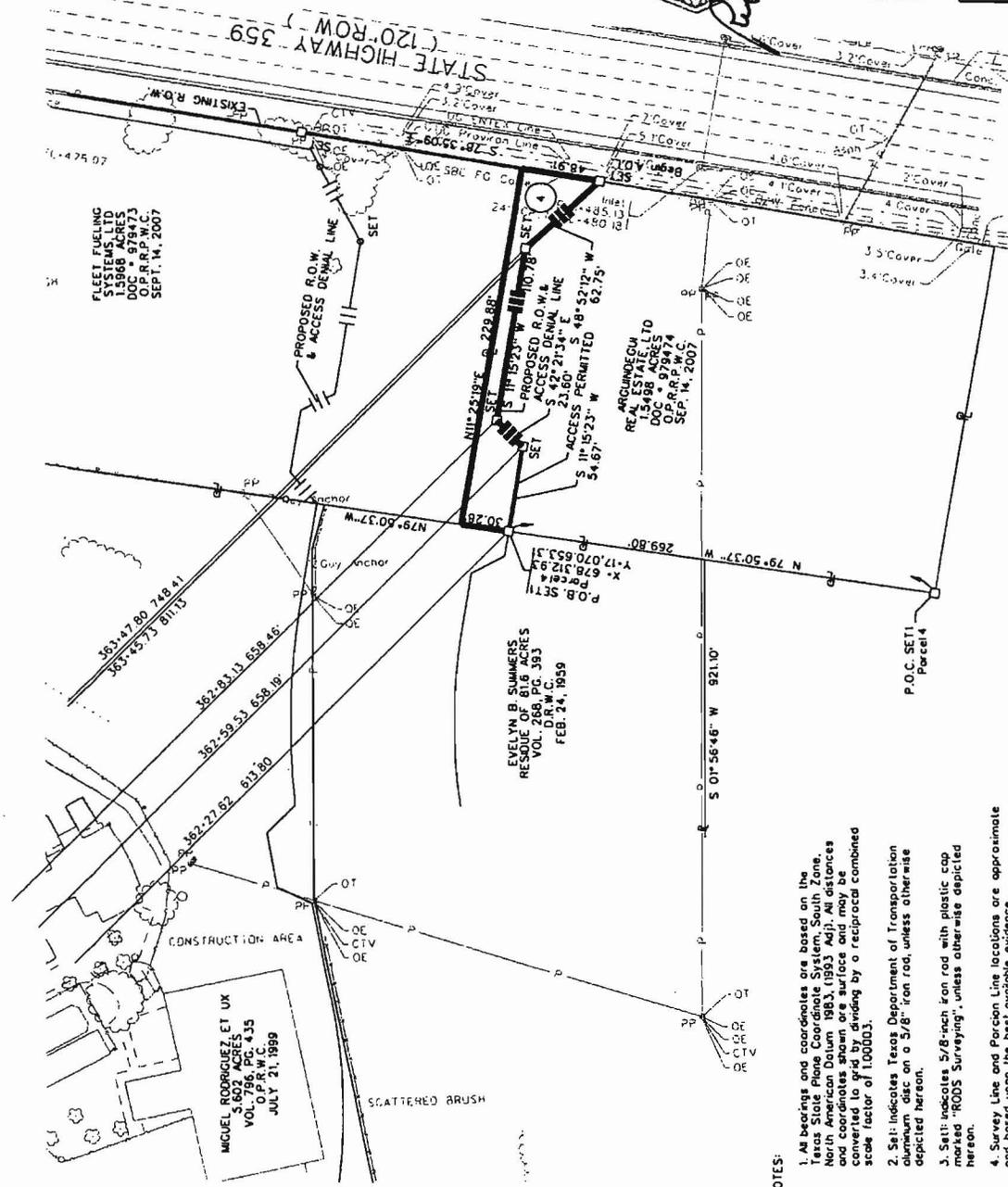


EXHIBIT "B"
SEE EXHIBIT "A" PREPARED EVEN DATE



EXISTING	TAKING	REMAINING
1.5498 AC.	0.1066 AC.	1.4432 AC.
		4.642 SQ. FT.

PARCEL PLAT
SHOWING PARCEL NO. 4
PROPERTY OF
ARGUNDEQUI REAL ESTATE,
LTD
R.O.W. CSJ : 0922-33-109
RODS SURVEYING, INC. REVISED: JAN. 30, 2009

Parcel 4
Sheet 1 of 2

- NOTES:
- All bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum 1983, (1993 Adj). All distances and coordinates shown are surface and may be converted to true by dividing by a reciprocal combined scale factor of 1.00003.
 - Set 1: Indicates Texas Department of Transportation aluminum disc on a 5/8" iron rod, unless otherwise depicted hereon.
 - Set 2: Indicates 5/8-inch iron rod with plastic cap marked "RODS Surveying", unless otherwise depicted hereon.
 - Survey Line and Parcel Line locations are approximate and based upon the best available evidence.
 - A.D.L. signifies Access Denial Line
 - Remainder Acreage is based in difference between Acreage called for in deed, minus acreage taken.
 - Access widths changed to Parcels 1, 3, 4 and 5.
 - Parcel 4 split into Parcels 4, 5, 6, and 7AC

Revised Date: July 7, 2008
Page 1 of 3 Pages

ROW CSJ: 0922-33-109
County: Webb
Highway: VA
Limits: From: 1.0 Miles South of SH 359
To: SH 359

FIELD NOTES FOR PARCEL 5

Being 0.591 of one acre (25,731 square feet) of land, situated in Porcion No. 31, Abstract No. 3116, Jose Trevino Original Grantee, Webb County, Texas, being out of that certain 1.5968 acre tract of land, also referred to as Tract No. 5, conveyed from Arguindegui Investments, Ltd., to Fleet Fueling Systems, Ltd., by deed dated September 14, 2007, recorded in Document No. 979473, Official Public Records of Webb County, Texas; the subject 0.591 of one acre of land, being more particularly described by metes and bounds as follows:

COMMENCING at a 5/8 inch iron rod with a plastic cap marked "RODS Surveying," set for the southwesterly corner of said 1.5968 acre tract, and the southeasterly corner of that certain 1.6013 acre tract of land also referred to as Tract No. 6, conveyed from Arguindegui Investments, Ltd., to Arguindegui Oil, Co. II, Ltd., by deed dated September 14, 2007, recorded in Document No. 979472, Official Public Records of Webb County, Texas; being on the northerly line of that certain 5.602 acre tract of land, conveyed from Ramiro A. Gonzalez, et ux, to Miguel Rodriguez, et ux, by deed dated July 21, 1999, recorded in Volume 796, Page 435, Official Public Records of Webb County, Texas; thence as follows:

North 11°25'16" East, with the common line between said Tract No. 5 and Tract No. 6, a distance of 226.51 feet to a 5/8 inch iron rod with a plastic cap marked "RODS Surveying," set for the **POINT OF BEGINNING** and the southeasterly corner of the herein described parcel, having surface coordinates of X=678,032.61 and Y=17,070,933.59; bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum of 1983, 1993 Adjustment. All distances and coordinates shown are surface and may be converted to grid by dividing a reciprocal combined scale factor of 1.00003.

1. **THENCE, NORTH 11°25'16" EAST**, continuing with said common boundary line, a distance of 10.00 feet to a point for the northeasterly corner of said Tract No. 6 and the northwesterly corner of said Tract No. 5 and the herein described parcel, being on the existing southerly right of way line of State Highway 359 based on 120 foot width;
2. **THENCE, SOUTH 78°34'41" EAST**, with said existing southerly right of way line of State Highway 359, distance of 300.00 feet to a point for the northeasterly corner of said Tract No. 5, the northwesterly corner of that certain 1.5498 acre tract of land also referred to as Tract No. 4, conveyed from Arguindegui Investments, Ltd., to Arguindegui Real Estate, Ltd., by deed dated September 14, 2007, recorded in Document No. 979474, Official Public Records of Webb County, Texas; and the northeasterly corner of the herein described parcel;

Parcel 5
Page 2 of 3 Pages

3. **THENCE, SOUTH 11°25'19" WEST**, with the common line between said Tract No.4 and said Tract No. 5, a distance of 229.88 feet to a point for the southeasterly corner of Tract No. 5 and the southwesterly corner of said Tract No. 4, being on the northeasterly line of that certain 81.6 acre tract, conveyed to Evelyn B. Summers, by deed executed February 24, 1959, recorded in Volume 268, Page 393, Deed Records Webb County, Texas;
4. **THENCE, NORTH 79°50'37" WEST** with the common line between said 81.6 acre tract and said Tract No. 5, at a distance of 87.65 feet pass the northeasterly corner of said 5.602 acre tract, an continue for a total distance of 92.75 feet to a 5/8 inch iron rod with TX DOT aluminum disk in concrete set for the southwest corner of the herein described parcel on the proposed westerly right of way line and beginning of an "Access Denial Line";
5. **THENCE, NORTH 38°19'24" WEST**, with said proposed westerly right of way line, and said "Access Denial Line", a distance of 26.27 feet to a 5/8 inch iron rod with TX DOT aluminum disk in concrete set for corner and the end of said "Access Denial Line";
6. **THENCE, NORTH 11°15'23" EAST**, with said proposed westerly right of way line, a distance of 40.00 feet to a 5/8 inch iron rod with TxDOT aluminum disk in concrete set for corner and beginning of an "Access Denial Line";
7. **THENCE, NORTH 66°15'53" EAST**, continuing with said "Access Denial Line" and said proposed westerly right of way line of Cuatro Vientos Road, a distance of 24.41 feet to a 5/8 inch iron rod with TxDOT aluminum disk in concrete set for corner;
8. **THENCE, NORTH 11°15'23" EAST**, continuing with said "Access Denial Line" and said proposed westerly right of way line of Cuatro Vientos Road, a distance of 98.21 feet to a 5/8 inch iron rod with TxDOT aluminum disk in concrete set for a cut-back corner from the existing southerly right of way line of State Highway 359;
9. **THENCE, NORTH 26°14'09" WEST**, continuing with said "Access Denial Line" and said proposed westerly right of way line of Cuatro Vientos Road, along said cut-back line, distance of 66.56 feet to a 5/8 inch iron rod with TxDOT aluminum cap in concrete set for corner on the proposed southeasterly right of way line of State Highway 359 and the end of said "Access Denial Line";
10. **THENCE, NORTH 78°34'42" WEST**, continuing with said proposed southeasterly right of way line of State Highway 359, a distance of 166.13 feet to the **POINT OF BEGINNING** of the herein described parcel and containing 0.591 of one acre (25,731 square feet) of land.

A plat of even date herewith accompanies this metes and bounds description (See Exhibit Plat "B")

Parcel 5
Page 3 of 3 Pages

Access is prohibited across the "ACCESS DENIAL LINE" to the transportation facility from the adjacent property.

STATE OF TEXAS:
COUNTY OF WEBB:

I hereby certify that this description is true and correct according to an actual survey made on the ground under my supervision.

This 7th day of July 2008 A.D.



Ruben A. Calderon RUBEN A. CALDERON
RPLS No. 5109



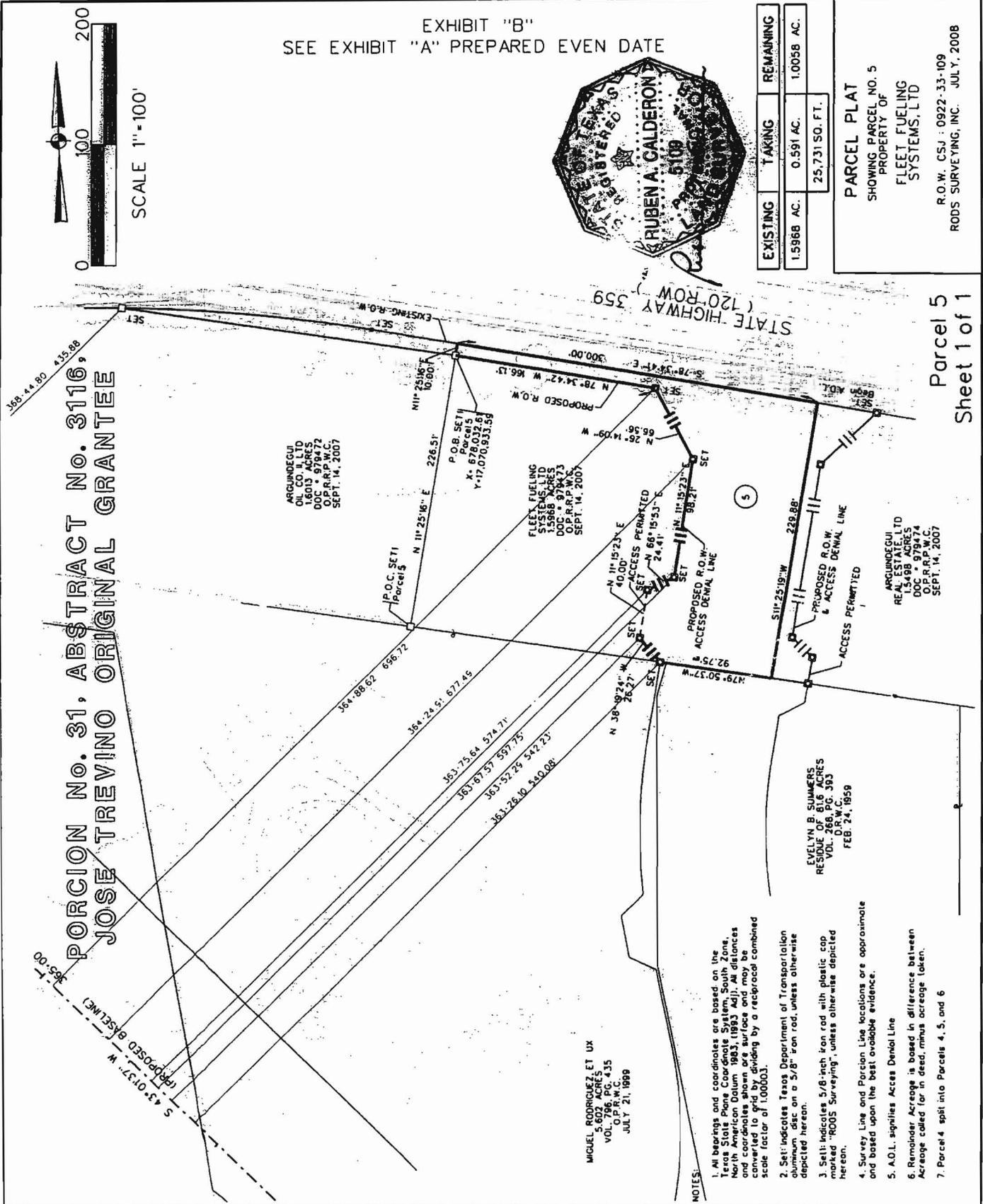
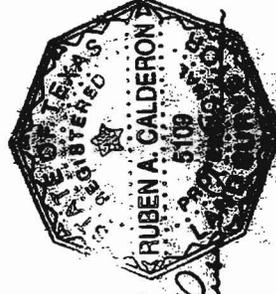
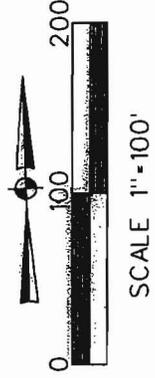


EXHIBIT "B"
SEE EXHIBIT "A" PREPARED EVEN DATE



EXISTING	TAKING	REMAINING
1.5968 AC.	0.591 AC.	1.0058 AC.
		25,731 SQ. FT.

PARCEL PLAT
SHOWING PARCEL NO. 5
PROPERTY OF
**FLEET FUELING
SYSTEMS, LTD**

R.O.W. CSJ : 0922-33-109
RODS SURVEYING, INC. JULY, 2008

Parcel 5
Sheet 1 of 1

**PORCION No. 31, ABSTRACT No. 3116,
JOSE TREVINO ORIGINAL GRANTEE**

ARGUNDEGUI
OIL CO. I, LTD
1.6013 ACRES
DOC # 978472
O.P.R.P.W.C.
SEPT. 14, 2007

FLEET FUELING
SYSTEMS, LTD
1.5498 ACRES
DOC # 978473
O.P.R.P.W.C.
SEPT. 14, 2007

ARGUNDEGUI
REAL ESTATE LTD
1.3498 ACRES
DOC # 979474
O.P.R.P.W.C.
SEPT. 14, 2007

EVELYN B. SUMMERS
RESIDUE OF 81.6 ACRES
VOL. 266, PG. 383
D.R.W.C.
FEB. 24, 1959

MIGUEL RODRIGUEZ, ET UX
5.602 ACRES CSJ
O.P.R.W.C.
JULY 21, 1999

- NOTES:
- All bearings and coordinates are based on the Texas State Plane Coordinate System, South Zone, North American Datum 1983 (1983 Adj). All distances and coordinates shown are surfaces and may be rounded to the nearest 0.01 feet, unless otherwise indicated by a reciprocal combined scale factor of 1.00003.
 - Set indicates Texas Department of Transportation aluminum disc on a 5/8" iron rod, unless otherwise depicted hereon.
 - Set indicates 5/8-inch iron rod with plastic cap and "RODS Surveying", unless otherwise depicted hereon.
 - Survey Line and Parcel Line locations are approximate and based upon the best available evidence.
 - A.O.L. signifies Access Denial Line
 - Remainder Acreage is based in difference between Acreage called for in deed, minus acreage taken.
 - Parcel 4 split into Parcels 4, 5, and 6

Revised January 23, 2008
September 25, 2007
Parcel 703
Page 1 of 6 Pages

County: Harris
Highway: I.H. 10
Project Limits: From 0.41 miles west of Washington Avenue to Taylor Street
RCSJ Number: 0271-07-260

PROPERTY DESCRIPTION FOR PARCEL 703

Being 0.3911 of one acre (17,037 square feet) parcel of land situated in the John Austin Survey, Abstract Number 1, City of Houston, Harris County, Texas, and being all that certain tract described in deed from Regene Vertene Thomas Jordan and Josie Faye Thomas Campbell to Robert S. Harrell (herein referred to as the "Harrell Tract"), dated February 3, 1987, as recorded under Harris County Clerk's File (H.C.C.F.) Number K969339, Official Public Records of Real Property of Harris County, Texas (O.P.R.R.P.H.C.); the herein described 0.3911 of one acre parcel being more particularly described by metes and bounds as follows;

Revised January 23, 2008
September 25, 2007
Parcel 703
Page 2 of 6 Pages

BEGINNING at a P.K. nail set in the existing north right-of-way and access denial line of Interstate Highway 10, based on a varying width, described in deeds to the State of Texas, as recorded in: Volume 5960, Page 355, dated May 24, 1965; Volume 5815, Page 145, dated January 2, 1965; Volume 5971, Page 594, dated April 22, 1965; Volume 5822, Page 444, dated January 14, 1965; Volume 5565, Page 595, dated May 25, 1964; Volume 5506, Page 19, dated April 9, 1964; Volume 5713, Page 102, dated October 7, 1964; Volume 5777, Page 530, dated October 8, 1964; Volume 5589, Page 9, dated June 26, 1964; and Volume 5518, Page 257, dated April 9, 1964, all in the Deed Records of Harris County, Texas (D.R.H.C.); said nail also marking the southeast corner of said Harrell Tract, and the most southwesterly corner of those certain tracts described in deeds to Harris County Flood Control District (herein referred to collectively as the "HCFCD Tract") from: 1) Swift & Company, dated June 18, 1956, and being that certain called 5.446 acres, referred to as Parcel "A", as recorded in Volume 3225, Page 107, D.R.H.C.; 2) Dora B. Purdy, Jackson A. Purdy, Dorothy Coe McGuffin, Ruth Isabel Isaac, and Ed C. Isaac, Jr., dated September 25, 1957, and being that certain called 5.691 acres, as recorded in Volume 3467, Page 400, D.R.H.C.; 3) Jackson A. Purdy, Dorothy Coe McGuffin, Ruth Isabel Isaac, and Ed C. Isaac, Jr., dated January 29, 1962, and being that certain called 6.146 acres, as recorded in Volume 4651, Page 133, D.R.H.C.; 4) Norvell Sessums, dated January 8, 1962, and being that certain called 31,603 square feet, as recorded in Volume 4696, Page 90, D.R.H.C.; and 5) in judgment, dated May 22, 1962, and being that certain called 1,184 square feet, as recorded in Volume 4753, Page 295, D.R.H.C.; said nail also having surface coordinates of X=3,110,450.23 and Y=13,849,427.95, from which a 5/8-inch iron rod found for reference bears North 04°56' West, 0.90 feet; all bearings and coordinates are based on the Texas State Plane Coordinate System, South Central Zone, NAD 83, 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; **

- 1) THENCE, South 89°21'47" West, with the existing north right-of-way of said Interstate Highway 10, a distance of 200.15 feet to an angle point;
- 2) THENCE, North 02°38'15" West, continuing with the existing north right-of-way of said Interstate Highway 10, a distance of 10.00 feet to an angle point;
- 3) THENCE, South 87°16'30" West, continuing with the existing north right-of-way of said Interstate Highway 10, a distance of 65.00 feet to the point of intersection of said north right-of-way line with the existing east right-of-way line of Bonner Street, based on a varying width, as described in deed recorded in Volume 54, Page 446, D.R.H.C., also being the most westerly southwest corner of the aforesaid Harrell Tract;

Revised January 23, 2008
September 25, 2007
Parcel 703
Page 3 of 6 Pages

- 4) THENCE, North 02°38'15" West, with the existing east right-of-way line of said Bonner Street, a distance of 63.16 feet to a 5/8-inch iron rod with TxDOT aluminum cap set in the proposed north right-of-way and being the beginning of the access denial line of Interstate Highway 10, based on a varying width; said iron rod also marking the northwest corner of said Harrell Tract, and the southwest corner of that certain called 0.6972 acre tract described in deeds to Joyce Beatrice Thomas (herein referred to as the "Thomas Tract") from Michael Royce Thomas, Kay Lynn Thomas, Donna Vertene Thomas, and Kelvin Lee Thomas, as recorded under H.C.C.F. Numbers Y402570, Y402574, Y402576, and Y402579, respectively; all in the O.P.R.R.P.H.C. and dated August 31, 2004; **

- 5) THENCE, North 87°16'30" East, with the north line of said Harrell Tract and the south line of said Thomas Tract, and along the proposed north right-of-way and access denial line of said I.H. 10, a distance of 189.80 feet to a 5/8-inch iron rod with TxDOT aluminum cap set marking the northeast corner of said Harrell Tract, the southeast corner of said Thomas Tract, and being in a west line of that certain tract described in deeds to Harris County Flood Control District (herein referred to collectively as the "HCFCFD Tract") from: 1) Swift & Company, dated June 18, 1956, and being that certain called 5.446 acre tract, referred to as Parcel "A", as recorded in Volume 3225, Page 107, D.R.H.C.; 2) Dora B. Purdy, Jackson A. Purdy, Dorothy Coe McGuffin, Ruth Isabel Isaac, and Ed C. Isaac, Jr., dated September 25, 1957, and being that certain called 5.691 acre tract, as recorded in Volume 3467, Page 400, D.R.H.C.; 3) Jackson A. Purdy, Dorothy Coe McGuffin, Ruth Isabel Isaac, and Ed C. Isaac, Jr., dated January 29, 1962, and being that certain called 6.146 acre tract, as recorded in Volume 4651, Page 133, D.R.H.C.; 4) Norvell Sessums, dated January 18, 1962, and being that certain called 31,603 square foot tract, as recorded in Volume 4696, Page 90, D.R.H.C.; and 5) in judgment, dated May 22, 1962, and being that certain called 1,184 square foot tract, as recorded in Volume 4753, Page 295, D.R.H.C.; said iron rod also marking an angle point in said proposed north right-of-way and access denial line; **

THENCE, Southerly, with the east line of said Harrell Tract, the west line of said HCFCFD Tract, and along the proposed north right-of-way and access denial line of said I.H. 10, the following courses:

- 6) South 41°23'00" East, a distance of 1.32 feet to a 5/8-inch iron rod with TxDOT aluminum cap set marking an angle point; **

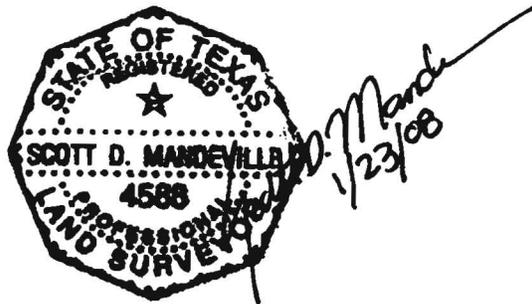
Revised January 23, 2008
September 25, 2007
Parcel 703
Page 4 of 6 Pages

- 7) South 53°59'40" East, a distance of 77.55 feet to a 5/8-inch iron rod with TxDOT aluminum cap set marking an angle point; **
- 8) South 26°45'30" East, a distance of 33.84 feet to the POINT OF BEGINNING and containing 0.3911 of one acre (17,037 square feet) parcel of land.

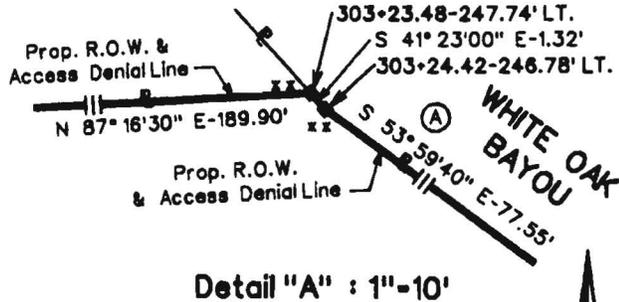
** The monument described and set may be replaced with a TxDOT Type II right-of-way marker upon completion of the highway construction project under the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

This description was revised on January 23, 2008, to reflect a change to the monumentation of the beginning point.

A parcel plat of even date was prepared in conjunction with this property description.



- Ⓐ IN DEEDS TO HARRIS COUNTY FLOOD CONTROL DISTRICT:
FROM SWIFT & COMPANY
VOL. 3225, PG. 107, D.R.H.C. (JUNE 18, 1956)
CALL 5.446 AC. (PARCEL "A");
FROM DORA B. PURDY, JACKSON A. PURDY, DOROTHY COE MCGUFFIN, RUTH ISABEL ISAAC & ED C. ISAAC, JR.
VOL. 3467, PG. 400, D.R.H.C. (SEPT. 25, 1957)
CALL 5.691 AC.;
FROM JACKSON A. PURDY, DOROTHY COE MCGUFFIN, RUTH ISABEL ISAAC & ED C. ISAAC, JR.
VOL. 4651, PG. 133, D.R.H.C. (JAN. 29, 1962)
CALL 6.146 AC.;
FROM NORVELL SESSUMS
VOL. 4696, PG. 90, D.R.H.C. (JAN. 8, 1962)
CALL 31,803 SQ. FT.;
AND IN JUDGMENT
VOL. 4753, PG. 295, D.R.H.C. (MAY 22, 1962)
CALL 1,184 SQ. FT.



Detail "A" : 1"=10'



LEGEND OF CORNER MONUMENTATION:

- FOUND CORNER MONUMENT, AS INDICATED
- FOUND TXDOT CAP/MONUMENT
- SET 5/8" x 38" IRON ROD WITH PLASTIC CAP STAMPED, "A.L. SIKES RPLS 2914", UNLESS OTHERWISE INDICATED
- SET 5/8" x 38" IRON ROD WITH TXDOT ALUMINUM CAP

GENERAL NOTES:

1. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM; SOUTH CENTRAL ZONE; NAD 1983, 1993 ADJUSTMENT. ALL DISTANCES AND COORDINATES ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.00013.
2. ** THE MONUMENT DESCRIBED AND SET MAY BE REPLACED WITH A TXDOT TYPE II RIGHT-OF-WAY MARKER UPON COMPLETION OF THE HIGHWAY CONSTRUCTION PROJECT UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR.

3	1/23/08	REVISE P.O.B. MONUMENTATION
2	9/25/07	RENAME PARCEL TO 703
1	12/8/06	COMBINE PARCEL 703 WITH 836 AND CALL IT 836

NO.	DATE	REVISION
-----	------	----------

**PARCEL PLAT OF
PARCEL 703**

PARCEL NUMBER	EXISTING ACREAGE	TAKING ACRES	SQ. FT.	REMAINDER ACREAGE
703	0.3911	0.3911	17,037	0

ANDREW LONNIE SIKES, INC.



• SURVEYING & MAPPING •

11415 BEDFORD ST. HOUSTON, TX 77031
1825 LONGMIRE RD. #3 CONROE, TX 77304
PHONE (281) 561-8118 PHONE (936) 441-7132

STATE	COUNTY	HWY. NO.	DATE
TEXAS	HARRIS	I.H. 10	12/8/06
CONTROL NO.	SECTION NO.	JOB NO.	SCALE
0271	07	260	1"=50'



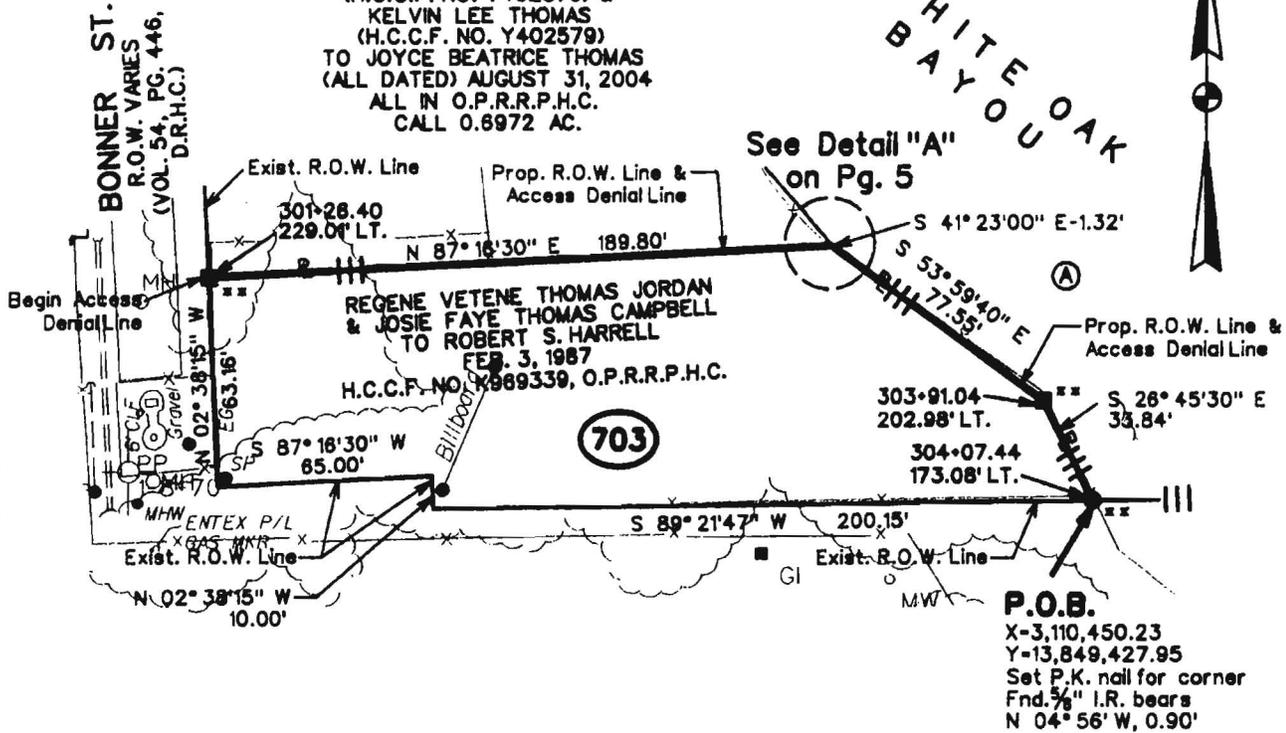
SCALE: 1"=50'



MICHAEL ROYCE THOMAS
(H.C.C.F. NO. Y402570),
KAY LYNN THOMAS
(H.C.C.F. NO. Y402574),
DONNA VERTENE THOMAS
(H.C.C.F. NO. Y402576) &
KELVIN LEE THOMAS
(H.C.C.F. NO. Y402579)
TO JOYCE BEATRICE THOMAS
(ALL DATED) AUGUST 31, 2004
ALL IN O.P.R.R.P.H.C.
CALL 0.8972 AC.

WHITE OAK
BAYOU

See Detail "A"
on Pg. 5



JOHN AUSTIN SURVEY
ABSTRACT NO. 1

INTERSTATE HIGHWAY 10
(R.O.W. VARIES)

TO THE STATE OF TEXAS:
(ALL IN THE D.R.H.C.)
VOL. 5960, PG. 355 (MAY 24, 1965);
VOL. 5815, PG. 145 (JAN. 2, 1965);
VOL. 5971, PG. 594 (APR. 22, 1965);
VOL. 5822, PG. 444 (JAN. 14, 1965);
VOL. 5565, PG. 595 (MAY 25, 1964);
VOL. 5506, PG. 19 (APR. 9, 1964);
VOL. 5713, PG. 102 (OCT. 7, 1964);
VOL. 5777, PG. 530 (OCT. 8, 1964);
VOL. 5589, PG. 9 (JUNE 26, 1964);
AND VOL. 5518, PG. 257 (APR. 9, 1964)

PARCEL PLAT OF
PARCEL 703

ANDREW LONNIE SIKES, INC.

• SURVEYING & MAPPING •



1415 BEDFORD ST. HOUSTON, TX 77031
1925 LONGMIRE RD. #3 CONROE, TX 77304
PHONE (281) 561-6118 PHONE (936) 441-7132

STATE	COUNTY	HWY. NO.	DATE
TEXAS	HARRIS	I.H. 10	12/8/06
CONTROL NO.	SECTION NO.	JOB NO.	SCALE
0271	07	260	1"=50'

County: Dallas
Highway: S.H. 183
R.O.W. CSJ: 0094-03-098

Page 1 of 3
May 20, 2005

Description for Parcel 56

BEING a 7,996 square feet tract of land, more or less, in the John C. Read Survey, Abstract No. 1182, City of Irving, Dallas County, Texas, and being a part of that tract as conveyed to Ten Ten West Airport Freeway as recorded in Volume 2002149, Page 3423 of the Deed Records of Dallas County, Texas, and also being part of Lot 1, Block A of 183 Animal Hospital Addition, an Addition to the City of Irving as recorded in Volume 93031, Page 311 of said Deed Records, said 7,996 square feet being more particularly described by metes and bounds as follows:

COMMENCING at the southeast corner of said Ten Ten West Airport Freeway tract and also being a southwest corner of a tract as conveyed to Fisher Investments, Inc. as recorded in Volume 80251, Page 0424 of said Deed Records;

THENCE North 00 degrees 24 minutes 22 seconds West, along the common line of said Ten Ten West Airport Freeway tract and said Fisher Investments, Inc. tract, a distance of 43.66 feet to a 5/8" iron rod with TxDOT cap set on the new southern right of way line of State Highway 183 at the beginning of a Control of Access Line and also being the POINT OF BEGINNING;

1) THENCE South 86 degrees 43 minutes 30 seconds West, along the new southern right of way line of State Highway 183 and the Control of Access Line, a distance of 60.06 feet to a 5/8" iron rod with TxDOT cap set on the western line of said Ten Ten West Airport Freeway tract and also being the eastern line of a tract as conveyed to Chevron U.S.A., Inc. as recorded in Volume 4709, Page 39 of said Deed Records and being Lot 1, Block 1 of Chevron No. 2 Addition, an Addition to the City of Irving as recorded in Volume 97094, Page 4223 of said Deed Records;

2) THENCE North 00 degrees 24 minutes 40 seconds West, along the common line of said Ten Ten West Airport Freeway tract and said Chevron U.S.A., Inc. tract, for a distance of 134.23 feet to the northwest corner of said Ten Ten West Airport Freeway on the existing southern right of way line of State Highway 183;

3) THENCE North 89 degrees 28 minutes 41 seconds East, along the existing southern right of way line of State Highway 183, a distance of 60.00 feet to the northeast corner of said Ten Ten West Airport Freeway tract and being the northwest corner of said Fisher Investments, Inc. tract;

County: Dallas
Highway: S.H. 183
R.O.W. CSJ: 0094-03-098

Page 2 of 3
May 20, 2005

Description for Parcel 56

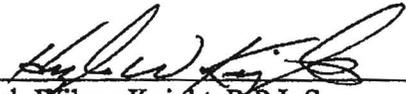
4) THENCE South 00 degrees 24 minutes 22 seconds East, along the common line of said Ten Ten West Airport Freeway tract and said Fisher Investments, Inc. tract, a distance of 131.34 feet to the POINT OF BEGINNING and containing 7,966 square feet [0.1829 ac.] of land, more or less.

A plat at even survey date herewith accompanies this legal description.

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

** 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 the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

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.


Hugh Wilson Knight, R.P.L.S. 5-20-05 Date
Texas Registration No. 4872



Douphrate & Associates, Inc.
2235 Ridge Road, Suite 200
Rockwall, Texas 75087
Ph. (972) 771-9004

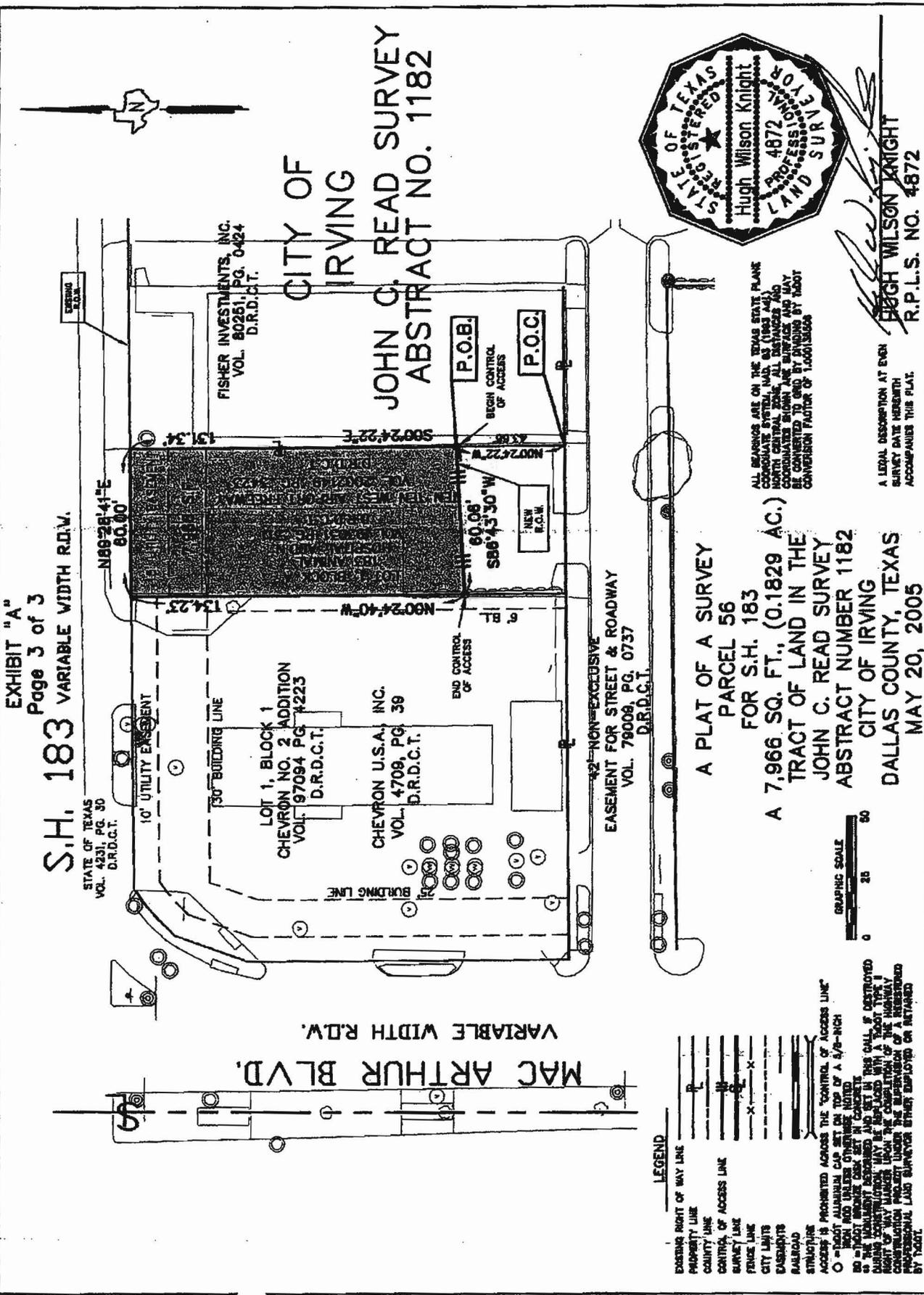


EXHIBIT "A"
Page 3 of 3
S.H. 183 VARIABLE WIDTH R.O.W.

STATE OF TEXAS
VOL. 4231, PG. 30
D.R.D.C.T.

10' UTILITY EASEMENT

130' BUILDING LINE

LOT 1, BLOCK 1
CHEVRON NO. 2 ADDITION
VOL. 97094 PG. 4223
D.R.D.C.T.

CHEVRON U.S.A., INC.
VOL. 4709, PG. 39
D.R.D.C.T.

MAC ARTHUR BLVD.
VARIABLE WIDTH R.O.W.

FISHER INVESTMENTS, INC.
VOL. 80261, PG. 0424
D.R.D.C.T.

CITY OF IRVING
JOHN C. READ SURVEY
ABSTRACT NO. 1182

END CONTROL OF ACCESS

9 BL.

60.08'

S86°43'30"W

N00°24'40"W

S00°24'22"E

60.08'

S86°43'30"W

N00°24'22"W

43.88'

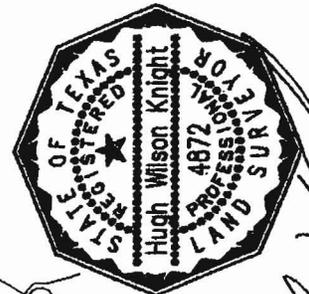
43.88'

42'-NON-EXCESSIVE
EASEMENT FOR STREET & ROADWAY
VOL. 79009, PG. 0737
D.R.D.C.T.

A PLAT OF A SURVEY
PARCEL 56
FOR S.H. 183
A 7,966 SQ. FT., (0.1829 AC.)
TRACT OF LAND IN THE
JOHN C. READ SURVEY
ABSTRACT NUMBER 1182
CITY OF IRVING
DALLAS COUNTY, TEXAS
MAY 20, 2005



- LEGEND
- EXISTING RIGHT OF WAY LINE
 - PROPERTY LINE
 - COUNTY LINE
 - CONTROL OF ACCESS LINE
 - SURVEY LINE
 - FRONT LINE
 - CITY LIMITS
 - EASEMENTS
 - RAILROAD
 - STRUCTURE
 - ACCESS IS PROHIBITED ACROSS THE "CONTROL OF ACCESS LINE"
 - - HOOT ALUMINUM CAP SET ON TOP OF A 4/8-INCH HOOT AND UNLESS OTHERWISE NOTED, TO BE MAINTAINED PERMANENTLY AS THE MANDATORY REQUIREMENT AND SET IN THIS CALL, IF DESTROYED DURING CONSTRUCTION, MAY BE REPLACED WITH A HOOT TYPE 1 RIGHT OF WAY MARKER UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL LAND SURVEYOR EMPLOYED OR RETAINED BY HOOT.



HUGH WILSON KNIGHT
R.P.L.S. NO. 4872

A LEGAL DESCRIPTION AT EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.

R.O.W. CSJ: 0094-03-098

County: Dallas
Highway: State Highway -183
R.O.W.CSJ: 0094-03-~~065~~ 100

Page 1 of 3
June 18, 2005

Description for Parcel 88

BEING 37,893 square feet of land, more or less, situated in the Henry Gough Survey, Abstract No. 493 and the S. A. & M. G. RR Survey, Abstract No. 1440, Dallas County, Texas and being part of the Safeway Addition No. 1, an addition to the City of Irving, Texas as recorded in Volume 80243, Page 0801, of the Deed Records of Dallas County, Texas and also being part of tract "A-1" as conveyed to Metroplex Plaza, L.P. by deed recorded in Volume 97241, Page 03735 of said Deed Records and being more particularly described by metes and bounds as follows:

COMMENCING at the northeast corner of the Lamar Savings Addition, an addition to the City of Irving, Texas as recorded in Volume 84203, Page 1827 of said Deed Records, and also being an interior corner of the Park Oaks Shopping Center Addition, as recorded in Volume 80243, Page 0810 of said Deed Records, at a cut "X" in concrete found for corner;

THENCE South 00°55'49" East, along the east line of said Lamar Savings Addition, and the most southerly west line of said Park Oaks Shopping Center Addition, a distance of 165.91 feet to the new north line of S. H. 183, at a set Brass Disk stamped TXDOT;

THENCE North 89°04'23" East along the new north line of S.H. 183, a distance of 178.52 feet to the west line of said Safeway Addition No. 1, at a set Brass Disk stamped TXDOT and the POINT OF BEGINNING of the herein described tract (surface northing 6992038.20, easting 2436262.54);

- 1) THENCE North 89°04'23" East continuing along the new north line of S.H. 183, passing at 77.50 feet the beginning of a Control of Access Line at a set 5/8" iron rod with red cap marked "LTRA", and continuing a total distance of 301.45 feet to an angle point in said new north right of way line, at a set 5/8" iron rod with aluminum cap marked TXDOT**;
- 2) THENCE North 44°09'30" East along the new north right of way line, a distance of 151.01 feet to the west line of Story Road (100' right of way) at a set 5/8" iron rod with aluminum cap marked TXDOT ** and the end of this Control of Access Line;
- 3) THENCE South 00°51'06" East along said west right of way line of Story Road, a distance of 128.69 feet to a corner cut off line;
- 4) THENCE South 38°52'32" West along said corner cut off line, a distance of 78.23 feet to the existing north right of way line of S. H. 183;
- 5) THENCE South 88°59'01" West along the existing north right of way line of S. H. 183, a distance of 321.45 feet, to an angle point in said right of way, from which point a found "X" cut in concrete bears North 89°17'06" West, 1.92 feet;
- 6) THENCE South 83°35'22" West along said south right of way line, a distance of 36.73 feet to the west line of said Park Oaks Shopping Center Addition;

County: Dallas
Highway: State Highway -183
R.O.W.CSJ: 0094-03-065

Page 2 of 3
June 18, 2005

Description for Parcel 88

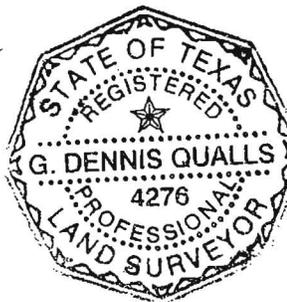
7) THENCE North 01°00'44" West along the west line of said Park Oaks Shopping Center Addition, same being the east line of said Safeway Addition No. 1, a distance of 86.19 feet to the POINT OF BEGINNING and containing 37,893 square feet [0.8699 acre] of land, more or less.

** 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 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.

BASIS OF BEARING: 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.


G. Dennis Qualls, R.P.L.S. 7-27-05
Texas Registration No. 4276 Date



Lina T. Ramey & Associates, Inc.
400 N. St. Paul, Suite 540
Dallas, Texas 75201
Ph. 214-979-1144

Parcel: 88
SH 183
CSJ: 0094-03-100
Dallas County
Limits: From Dallas/Tarrant County Line to Story Rd.

CATEGORY I BISECTION CLAUSE
AND IN ADDITION THERETO:

Title to all that Taco Cabana Fast Food Restaurant Building located partially on the remainder of the herein described parcel, said improvement being bisected by the proposed northerly right-of-way line, with the result that the portion of the said improvement lying adjacent to 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 said improvement.

Page 1 of 7
Parcel 654
Rev.1
August 15, 2008

County: Caldwell **Segment:** 6.1
Parcel No.: 654 **From:** Sta. 3376+00
Highway: SH 130 Segments 5 & 6 **To:** Sta. 4223+00
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-01-002

PROPERTY DESCRIPTION FOR PARCEL 654

DESCRIPTION OF 26.502 ACRES (1,154,423 SQUARE FEET) OF LAND OUT OF THE FRANCIS BERRY LEAGUE, ABSTRACT NO. 002, IN CALDWELL COUNTY, TEXAS, SAME BEING A PORTION OF THAT TRACT DESCRIBED AS 50 ACRES IN A DEED TO LEONARD W. SCOTT, OF RECORD IN VOLUME 204, PAGE 362, DEED RECORDS, CALDWELL COUNTY, TEXAS; SAID 26.502 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 1/2" iron pipe found at the north corner of that tract described as 52.743 acres in a deed to James R. Parrish, of record in Volume 415, Page 493, Deed Records, Caldwell County, Texas and the northwest corner of that tract described as 97.50 acres in a deed to Robert C. Armstrong, of record in Volume 404, Page 180, Deed Records, Caldwell County, Texas, and in various deeds for 23.693% interest to Linda Fae Armstrong, Palma Zell Armstrong, and Pamela Sue Armstrong, of record in Volume 227, Page 12, Volume 257, Page 513, Volume 324, Page 208, and Volume 327, Page 312, all in the Official Public Records of Real Property, Caldwell County, Texas, same being in the southeast line of that tract described as 190.6 acres in a deed to Peggy Evans Goldman, Kathleen O'Kelley Auer, and Valli Sue Powell, of record in Volume 442, Page 111, Deed Records, Caldwell County, Texas;

THENCE, with the northwest line of said Armstrong tract and the southeast line of said Goldman tract, N58°21'40"E 411.87 feet to a calculated point at the south corner of said Scott tract and the east corner of said Goldman tract;

THENCE, with the southwest line of said Scott tract and the northeast line of said



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Goldman tract, N32°33'46"W, passing at 2.97 feet a 60d nail found in a fence post and continuing 241.96 feet for a total distance of 244.93 feet to a 1/2" iron rod set with a TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) aluminum cap, for the POINT OF BEGINNING and the southwest corner of the herein described tract and the beginning of this "access denial line", same being in the proposed west ROW line of S.H. 130, 341.00 feet right of S.H. 130 Baseline Station 3748+47.66;

THENCE, with the west line of this tract, this "access denial line", and the proposed west ROW line of S.H. 130, crossing said Scott tract, the following four (4) courses, numbered 1 through 4;

- 1) with a curve to the left, whose intersection angle is 18°03'08", radius is 4754.00, arc distance is 1497.85 feet, the chord of which bears N09°21'01"E 1491.66 feet to a TxDOT Type II concrete monument set;
- 2) N49°31'16"W 78.78 feet to a TxDOT Type II concrete monument set;
- 3) S58°32'24"W 234.46 feet to a TxDOT Type II concrete monument set;
and
- 4) N31°27'36"W 53.73 feet to a TxDOT Type II concrete monument set for the west corner of this tract and the end of this "access denial line", same being in the northwest line of said Scott tract and the existing southeast ROW line of County Road 218, 628.73 feet right of S.H. 130 Baseline Station 3732+73.19;
- 5) THENCE, with the northwest line of this tract and said Scott tract and the existing southeast ROW line of County Road 218, N58°29'21"E 692.09 feet to a calculated point at the north corner of this tract and said Scott tract, the west corner of that tract described as 60.866 acres in a deed to Jay D. Remley, of record in Volume 411, Page 823, Official Public Records of Real Property, Caldwell County, Texas, and the south corner of that tract described as 0.127 of one acre, First Tract, in a deed to the County of Caldwell, of record in Volume 41, Page 644, Official Public Records of Real Property, Caldwell County, Texas;
- 6) THENCE, with the northeast line of this tract and said Scott tract and the southwest line of said Remley tract, S32°42'50"E 690.56 feet to a 1/2" iron



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rod set with TxDOT aluminum cap at the northeast corner of this tract and the beginning of this "access denial line", same being in the proposed east ROW line of S.H. 130;

- 7) THENCE, with the east line of this tract, this "access denial line", and the proposed east ROW line of S.H. 130, crossing said Scott tract, with a curve to the right, whose intersection angle is $11^{\circ}09'07''$, radius is **5436.00**, passing at an arc distance of 899.55 feet a TxDOT Type II concrete monument set, continuing an arc distance of 79.57 feet, passing at 979.12 feet, a 1/2" iron rod set with TxDOT aluminum cap stamped "ADL" for the end of this "access denial line", continuing at an arc distance of 30.08 feet, passing at an arc distance of 1009.20 feet a 1/2" iron rod set with TxDOT aluminum cap stamped "ADL" for the beginning of this "access denial line", and continuing with this "access denial line" an arc distance of 48.85 feet for a total arc distance of **1058.05 feet**, the chord of which bears **S08°26'23"W 1056.38 feet** to a 1/2" iron rod set with TxDOT aluminum cap for the southeast corner of this tract and the end of this "access denial line", same being in the southeast line of said Scott tract and the northwest line of said Armstrong tract;
- 8) THENCE, with the southeast line of this tract and said Scott tract and the northwest line of said Armstrong tract, **S58°21'40"W 740.89 feet** to a calculated point at the south corner of this tract and said Scott tract and the east corner of said Goldman tract;
- 9) THENCE, with the southwest line of this tract and said Scott tract and the northeast line of said Goldman tract, **N32°33'46"W**, passing at 2.97 feet a 60d nail found in a fence post and continuing 241.96 feet for a total distance of **244.93 feet** to the POINT OF BEGINNING and containing 26.502 acres (1,154,423 square feet) within these metes and bounds, more or less.

All bearings are based on the Texas State Plane Coordinate System, South Central Zone, NAD83(96) CORS. All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.



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August 15, 2008

ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY
ACROSS THE "ACCESS DENIAL LINE".

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

That I, Chris Conrad, 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 15th day of August, 2008 A.D.

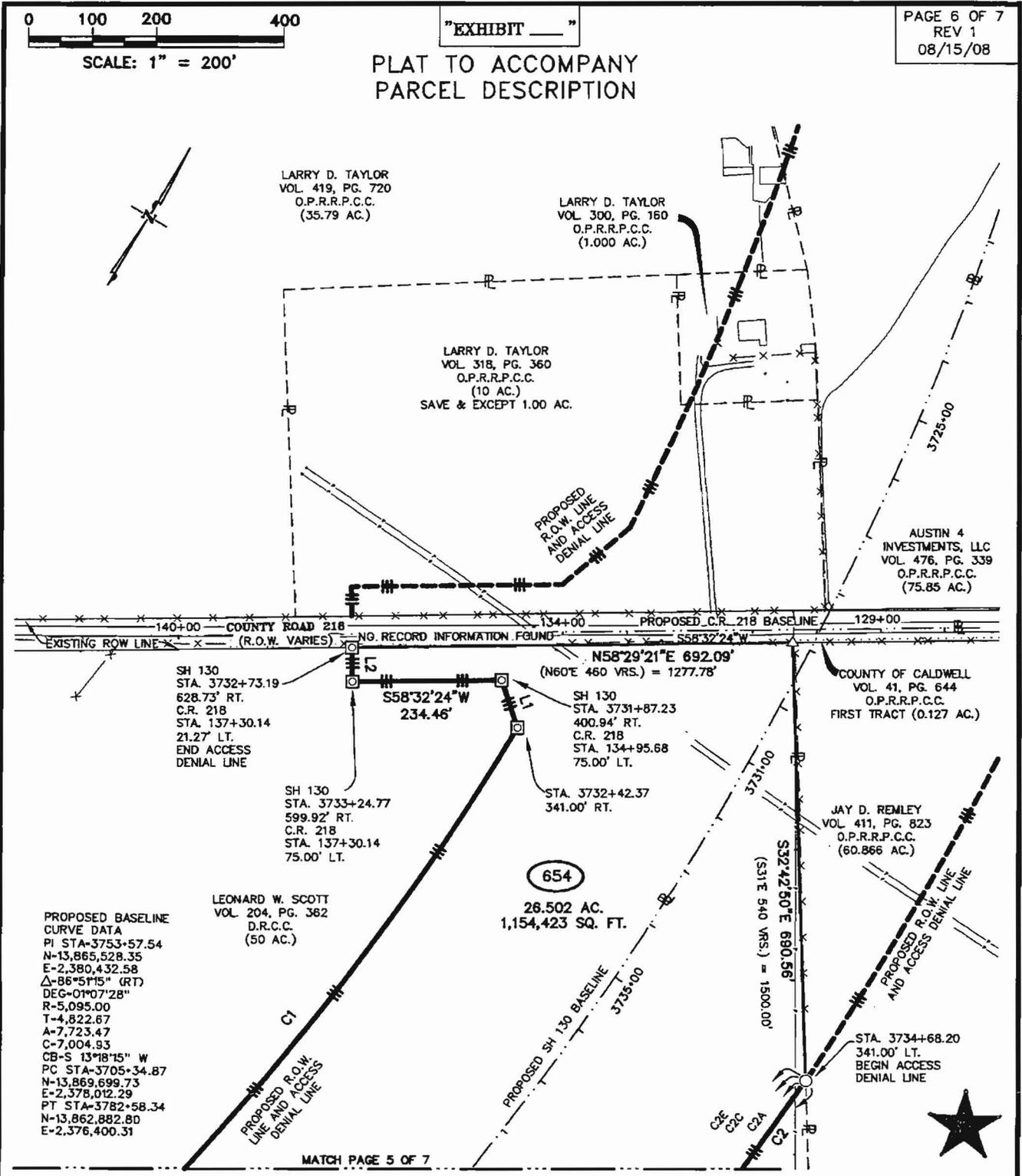
SURVEYED BY:

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



Chris Conrad, Reg. Professional Land Surveyor No. 5623
Note: There is a plat to accompany this description. S.H. 130/Parcel 654, R2, 2008





McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #8
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF LEONARD W. SCOTT			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 654
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL

Texas
Department
of Transportation
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"EXHIBIT ____"

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PLAT TO ACCOMPANY
PARCEL DESCRIPTION

NOTES:

- 1) BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(96) CORS. ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, GF NO. 0703002, EFFECTIVE DATE, DECEMBER 10, 2007.
- 4) ITEM 10.c. (VOL. 103, PG. 562) IN SCHEDULE B OF THE TITLE COMMITMENT MAY AFFECT THIS TRACT.
- 5) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 6) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE".

LEGEND

- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ◼ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP
- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ◐ SQUARE-HEAD BOLT FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- △ CALCULATED POINT
- ℙ PROPERTY LINE
- ℙ S.H. 130 BASELINE
- N.T.S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- P.O.B POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R.O.W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.R.C.C. DEED RECORDS, CALDWELL COUNTY
- O.P.R.R.P.C.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY
- +— DISTANCE SHOWN NOT TO SCALE
- - - APPROXIMATE SURVEY LINE
- ≡≡≡ ACCESS DENIAL LINE



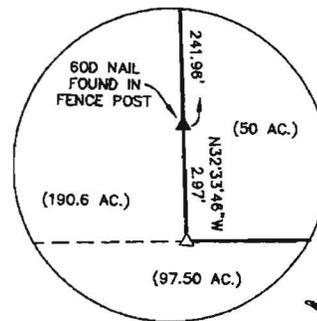
I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

08/15/08

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE

LINE TABLE		
LINE	BEARING	LENGTH
L1	N49°31'16"W	78.78
L2	N31°27'36"W	53.73
L3	N58°21'40"E	411.87

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	BEARING	CHORD
C1	1497.85	4754.00	18°03'08"	755.18	N09°21'01"E	1491.66
C2	1058.05	5436.00	11°09'07"	530.70	S08°26'23"W	1056.38
C2A	899.55	5436.00	09°28'53"	450.80	S07°36'16"W	898.52
C2B	79.57	5436.00	00°50'19"	39.79	S12°45'52"W	79.57
C2C	979.12	5436.00	10°19'12"	490.89	S08°01'26"W	977.80
C2D	30.08	5436.00	00°19'01"	15.04	S13°20'32"W	30.08
C2E	1009.20	5436.00	10°38'14"	506.06	S08°10'56"W	1007.76
C2F	48.85	5436.00	00°30'53"	24.42	S13°45'30"W	48.85



DETAIL A:
N.T.S.



McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #6
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF
LEONARD W. SCOTT

DISTRICT AUS	STATE HIGHWAY 130	PARCEL 654
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	COUNTY CALDWELL
	R.O.W.-C. S. J. NO. 3583-01-002	

Texas
Department
of Transportation
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Parcel 664
Rev. 1
August 15, 2008

County: Caldwell **Segment:** 6.1
Parcel No.: 664 **From:** Sta. 3376+00
Highway: SH 130 Segments 5 & 6 **To:** Sta. 4223+00
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-01-002

PROPERTY DESCRIPTION FOR PARCEL 664

DESCRIPTION OF 3.285 ACRES (143,085 SQUARE FEET) OF LAND OUT OF THE DRURY MCGEE SURVEY, ABSTRACT NO. 186, IN CALDWELL COUNTY, TEXAS, SAME BEING A PORTION OF THAT TRACT REFERENCED IN A DEED TO JIMMY L. WILSON, OF RECORD IN VOLUME 463, PAGE 593, OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY, TEXAS AND DESCRIBED AS 56.287 ACRES IN VOLUME 179, PAGE 282, OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY, TEXAS; SAID 3.285 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 60d nail found at the south corner of said 56.287 acre Wilson tract described in Volume 179, Page 282, and the east corner of that tract described as 56.287 acres, Exhibit B, in a deed to Jimmy L. Wilson, of record in Volume 463, Page 593, Official Public Records of Real Property, Caldwell County, Texas, same being in the northwest line of that tract described as 24.5 acres in a deed to Daniel A. Womble, of record in Volume 402, Page 450, Deed Records, Caldwell County, Texas;

THENCE, with the southeast line of said Wilson tract described in Volume 179, Page 282 and the northwest line of said Womble tract, continuing with the northwest line of that tract described as 11.06 acres in a deed to John R. Morris and wife, Maryanne R. Morris, of record in Volume 409, Page 435, Deed Records, Caldwell County, Texas, and continuing with the northwest line of that tract described as 6.830 acres in a deed to Mark Hagan and wife, Linda Hagan, of



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record in Volume 86, Page 382, Official Public Records of Real Property, Caldwell County, Texas, N48°24'02"E 1889.57 feet to a fence corner post found at the east corner of said Wilson tract described in Volume 179, Page 282 and the north corner of said Hagan tract, same being in the existing southwest right-of-way (ROW) line of County Road 109;

THENCE, with the northeast line of said Wilson tract described in Volume 179, Page 282 and the southwest ROW line of County Road 109, N41°53'51"W 942.68 feet to a TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) Type II concrete monument set, for the POINT OF BEGINNING and east corner of the herein described tract and the beginning of this "access denial line", same being in the proposed south ROW line of S.H. 130, 887.30 feet left of S.H. 130 Baseline Station 3878+11.29;

THENCE, with the south line of this tract and the proposed south ROW line of S.H. 130, crossing said Wilson tract described in Volume 179, Page 282, the following two (2) courses numbered 1 and 2;

- 1) with this "access denial line", S48°26'43"W 11.67 feet to a TxDOT Type II concrete monument set, and
- 2) with this "access denial line", S71°49'48"W, passing at 445.08 feet a 1/2" iron rod set with a TxDOT aluminum cap, stamped "ADL" for the end of this "access denial line", and continuing 108.98 feet, passing at 554.06 feet a TxDOT Type II concrete monument set, and continuing 332.72 feet for a total distance of **886.78 feet** to a TxDOT Type II concrete monument set for the west corner of this tract, same being in the northwest line of said Wilson tract described in Volume 179, Page 282 and the existing southeast ROW line of County Road 110, 514.28 feet left of S.H. 130 Baseline Station 3885+68.01;
- 3) THENCE, with the northwest line of this tract and said Wilson tract described in Volume 179, Page 282 and the existing southeast ROW line of County Road 110, N49°06'09"E **823.61 feet** to an angle iron found at the north corner of this tract and said Wilson tract described in Volume 179, Page 282, same at the point of intersection of the existing southeast ROW line of County Road 110 and the existing southwest ROW line of County Road 109;



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4) THENCE, with the northeast line of this tract and said Wilson tract described in Volume 179, Page 282 and the existing southwest ROW line of County Road 109, S41°53'51"E 342.53 feet to the POINT OF BEGINNING and containing 3.285 acres (143,085 square feet) within these metes and bounds, more or less.

All bearings are based on the Texas State Plane Coordinate System, South Central Zone, NAD83(96) CORS. All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE".

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

That I, Chris Conrad, 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 15th day of August, 2008 A.D.

SURVEYED BY:

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



Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description. S.H. 130/Parcel 664 R3, 2008



"EXHIBIT ____"

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REV 1
08/15/08

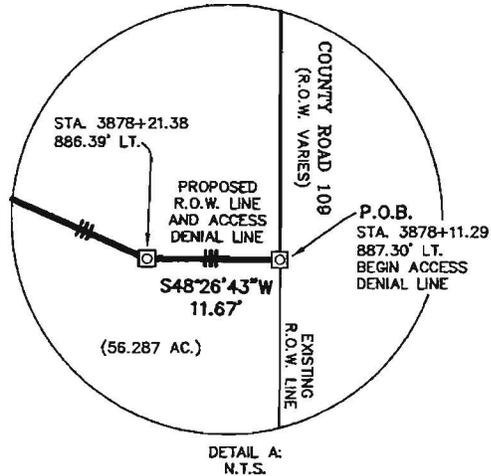
PLAT TO ACCOMPANY
PARCEL DESCRIPTION

NOTES:

- 1) BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(96) CORS. ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, GF NO. 0703003, EFFECTIVE DATE, APRIL 2, 2007.
- 4) ITEMS 10.c. (VOL. 103, PG. 226) AND 10.f. (VOL. 371, PG. 443) IN SCHEDULE B OF THE TITLE COMMITMENT ARE BLANKET RIGHT-OF-WAY EASEMENTS.
- 5) ITEM 10.e. (VOL. 338, PG. 459) IN SCHEDULE B OF THE TITLE COMMITMENT IS A 10' WATER PIPELINE EASEMENT GRANTED TO MAXWELL WATER SUPPLY CORPORATION AND IS TO BE CENTERED ON THE PIPE AS INSTALLED.
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 7) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE".

LEGEND

- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ▣ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP
- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ⊙ ANGLE IRON FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- △ CALCULATED POINT
- ⊙ FENCE POST
- ⊙ PROPERTY LINE
- ⊙ S.H. 130 BASELINE
- N.T.S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- P.O.B POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R.O.W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.R.C.C. DEED RECORDS, CALDWELL COUNTY
- O.P.R.R.P.C.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY
- Distance shown NOT TO SCALE
- - - APPROXIMATE SURVEY LINE
- ≡ ACCESS DENIAL LINE



I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.



Chris Conrad

08/15/08

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE



McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #8
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF JIMMY L. WILSON			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 664
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL

Texas
Department
of Transportation
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County: Caldwell **Segment:** 6.1
Parcel No.: 689 **From:** Sta. 3376+00
Highway: SH 130 Segments 5 & 6 **To:** Sta. 4223+00
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-01-002

PROPERTY DESCRIPTION FOR PARCEL 689

DESCRIPTION OF 22.426 ACRES (976,873 SQUARE FEET) OF LAND OUT OF THE FRANCIS BERRY SURVEY, ABSTRACT NO. 2, IN CALDWELL COUNTY, TEXAS, SAME BEING A PORTION OF THAT TRACT DESCRIBED AS 97.50 ACRES IN A DEED TO ROBERT C. ARMSTRONG, OF RECORD IN VOLUME 404, PAGE 180, DEED RECORDS, CALDWELL COUNTY, TEXAS, AND IN VARIOUS DEEDS FOR 23.693% INTEREST TO LINDA FAE ARMSTRONG, PALMA ZELL ARMSTRONG, AND PAMELA SUE ARMSTRONG, OF RECORD IN VOLUME 227, PAGE 12, VOLUME 257, PAGE 513, VOLUME 324, PAGE 208, AND VOLUME 327, PAGE 312, ALL OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY, TEXAS; SAID 22.426 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 1/2" iron pipe found at the west corner of said Armstrong tract and the north corner of that tract described as 52.743 acres in a deed to James R. Parrish, of record in Volume 415, Page 493, Deed Records, Caldwell County, Texas, same being in the southeast line of that tract described as 190.6 acres in a deed to Peggy Evans Goldman, Kathleen O'Kelley Auer, and Valli Sue Powell, of record in Volume 442, Page 111, Deed Records, Caldwell County, Texas;

THENCE, with the west line of said Armstrong tract and the east line of said Parrish tract, S04°14'32"W 144.19 feet to a 1/2" iron rod set with TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) aluminum cap set, for the POINT OF BEGINNING and southerly west corner of the herein described tract and the beginning of this "access denial line", same being in the proposed northwest right-of-way (ROW) line of S.H. 130, 341.00 feet right of S.H. 130 Baseline Station 3755+02.95;

- 1) THENCE, with a northwest line of this tract and the proposed northwest ROW line of S.H. 130, crossing said Armstrong tract, with a curve to the left, whose intersection angle is 02°31'34", radius is 4,754.00, passing at an arc distance of 174.91 feet a 1/2"



iron rod set with a TxDOT aluminum cap stamped "ADL" for the end of this "access denial line", continuing an arc distance of 29.91 feet, passing at an arc distance of 204.82 feet a 1/2" iron rod set with a TxDOT aluminum cap stamped "ADL" for the beginning of this "access denial line", and continuing with this "access denial line" an arc distance of 4.78 feet, for a total distance of **209.60 feet**, the chord of which bears **N24°28'57"E 209.58 feet** to a 1/2" iron rod set with TxDOT aluminum cap at the northerly west corner of this tract and the end of this "access denial line", same being in the northwest line of said Armstrong tract and the southeast line of said Goldman tract;

- 2) **THENCE, with a northwest line of this tract and the northwest line of said Armstrong tract and the southeast line of said Goldman tract, and continuing with the southeast line of that tract described as 50 acres in a deed to Leonard W. Scott, of record in Volume 204, Page 262, Deed Records, Caldwell County, Texas, N58°21'40"E 1063.27 feet** to a 1/2" iron rod set with TxDOT aluminum cap at the north corner of this tract and the beginning of this "access denial line", same being in the proposed southeast ROW line of S.H. 130, 341.00 feet left of S.H. 130 Baseline Station 3744+59.88;

THENCE, with the southeast line of this tract, this "access denial line", and the proposed southeast ROW line of S.H. 130, crossing said Armstrong tract, the following four (4) courses, numbered 3 through 6;

- 3) with a curve to the right, whose intersection angle is **22°56'32"**, radius is **5,436.00**, passing at an arc distance of 1483.16 feet a TxDOT Type II concrete monument set and continuing an arc distance of 693.50 feet for a total arc distance of **2176.66 feet**, the chord of which bears **S25°29'12"W 2162.15 feet** to a TxDOT Type II concrete monument set;
- 4) **S32°10'15"W 107.26 feet** to a TxDOT Type II concrete monument set;
- 5) with a curve to the right, whose intersection angle is **01°50'41"**, radius is **5446.00**, an arc distance of **175.34 feet**, the chord of which bears **S39°00'17"W 175.33 feet** to a TxDOT Type II concrete monument set; and
- 6) **S36°18'34"E 267.83 feet** to a TxDOT Type II concrete monument set at the southeast corner of this tract and the end of this "access denial line", same being in the southeast line of said Armstrong tract and the existing northwest ROW line of County Road 217, 611.50 feet left of S.H. 130 Baseline Station 3768+20.93;



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Parcel 689
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July 14, 2008

- 7) THENCE, with the southeast line of this tract and said Armstrong tract and the existing northwest ROW line of County Road 217, **S58°01'46"W 216.24 feet** to a calculated point at the south corner of this tract and said Armstrong tract and the southeast corner of said Parrish tract;
- 8) THENCE, with the west line of this tract and said Armstrong tract, and the east line of said Parrish tract, **N04°14'32"E 1765.45 feet** to the POINT OF BEGINNING and containing 22.426 acres (976,873 square feet) within these metes and bounds, more or less.

ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY
ACROSS THE "ACCESS DENIAL LINE".

All bearings are based on the Texas State Plane Coordinate System, South Central Zone, NAD83(96) CORS. All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

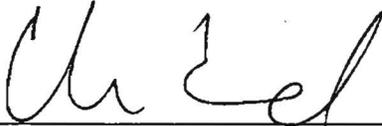
STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

That I, Chris Conrad, 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 14th day of July, 2008 A.D.

SURVEYED BY:

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



Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description. S.H. 130/Parcel 689 R2, 2008



"EXHIBIT ____"

PAGE 5 OF 5
REV 1
07/14/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

NOTES:

- 1) BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(96) CORS. ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, GF NO. 0703084, EFFECTIVE DATE, AUGUST 17, 2007.
- 4) ITEM 10.c. (VOL. 173, PG. 276) IN SCHEDULE B OF THE TITLE COMMITMENT CANNOT BE LOCATED WITH THE INFORMATION PROVIDED.
- 5) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 6) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE."

LEGEND

- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ▣ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ⊠ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP
- 1/2" IRON ROD FOUND (UNLESS NOTED)
- SQUARE-HEAD BOLT FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- △ CALCULATED POINT
- PROPERTY LINE
- S.H. 130 BASELINE
- N.T.S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- P.O.B POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R.O.W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.R.C.C. DEED RECORDS, CALDWELL COUNTY
- O.P.R.R.P.C.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY
- DISTANCE SHOWN NOT TO SCALE
- APPROXIMATE SURVEY LINE
- ACCESS DENIAL LINE

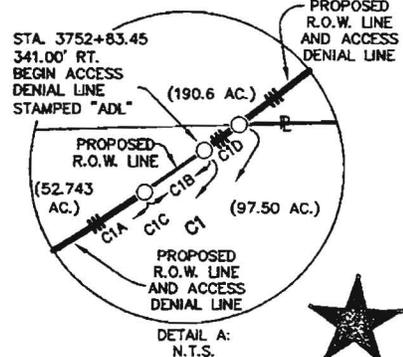
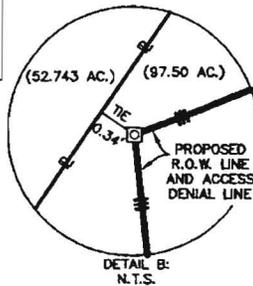


I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

Chris Conrad

07/14/08

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE



LINE TABLE

LINE	BEARING	LENGTH
L1	S32°10'15"W	107.26
L2	S58°01'46"W	216.24
L3	S04°14'32"W	144.19
L4	S58°21'40"W	89.49

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	BEARING	CHORD
C1	209.60	4754.00	02°31'34"	104.82	N24°28'57"E	209.58
C1A	174.91	4754.00	02°06'29"	87.47	N24°41'30"E	174.90
C1B	29.91	4754.00	00°21'38"	14.95	N23°27'27"E	29.91
C1C	204.82	4754.00	02°28'06"	102.42	N24°30'41"E	204.80
C1D	4.78	4754.00	00°03'28"	2.39	N23°14'54"E	4.78
C2	2176.66	5436.00	22°56'32"	1103.11	S25°29'12"W	2162.15
C2A	1483.18	5436.00	15°37'57"	746.21	S21°49'55"W	1478.56
C2B	693.50	5436.00	07°18'34"	347.22	S33°18'11"W	693.03
C3	175.34	5446.00	01°50'41"	87.68	S39°00'17"W	175.33

McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #6
AUSTIN, TEXAS 78731
(512) 451-8501

PARCEL PLAT SHOWING PROPERTY OF
ROBERT C. ARMSTRONG, ET AL

DISTRICT AUS	STATE HIGHWAY 130		PARCEL 689
SCALE 1" = 300'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL



Page 1 of 5
Parcel 1811
Rev. 1
August 15, 2008

County: Caldwell **Segment:** 6.1
Parcel No.: 1811 **From:** Sta. 3376+00
Highway: SH 130 Segments 5 & 6 **To:** Sta. 4223+00
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-01-002

PROPERTY DESCRIPTION FOR PARCEL 1811

DESCRIPTION OF 11.789 ACRES (513,542 SQUARE FEET) OF LAND OUT OF THE J.D. DIAL SURVEY, ABSTRACT NO. 97, IN CALDWELL COUNTY, TEXAS, SAME BEING A PORTION OF THAT TRACT DESCRIBED AS 23.08 ACRES IN A DEED TO CECILIA R. VILLARICO, OF RECORD IN VOLUME 419, PAGE 675, OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY, TEXAS; SAID 11.789 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 1/2" iron rod found at the north corner of said Villarico tract, same being in the southwest line of that tract described as 97.3 acres in Exhibit D, in a deed to Jimmy L. Wilson, individually, of record in Volume 463, Page 593, Official Public Records of Real Property, Caldwell County, Texas, and an east corner of that tract described as 20.0 acres in a contract of sale between Ernest Culver Dailey and the Texas Veterans Land Board, of record in Volume 422, Page 294, Deed Records, Caldwell County, Texas;

THENCE, with the northwest and southwest lines of said Villarico tract and a southeast and northeast line of said Dailey and Texas Veterans Land Board tract, the following two (2) courses:

S48°49'44"W 602.07 feet to a fence post; and

S41°48'16"E 821.27 feet to a 1/2" iron rod set with a TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) aluminum cap, for the POINT OF BEGINNING and west corner of the herein described tract, and the beginning of this "access denial line", same being in the proposed



Page 2 of 5
Parcel 1811
Rev. 1
August 15, 2008

northwest right-of-way (ROW) line of S.H. 130, 415.00 feet right of S.H. 130 Baseline Station 3904+75.58;

- 1) THENCE, with the northwest line of this tract, this “access denial line”, and the proposed northwest ROW line of S.H. 130, crossing said Villarico tract, **N48°23’22”E**, passing at 175.58 feet a TxDOT Type II concrete monument set, continuing with this “access denial line” 285.00 feet, passing at 460.58 feet a 1/2” iron rod set with a TxDOT aluminum cap stamped “ADL” for the end of this “access denial line”, continuing 30.00 feet, passing at 490.58 feet a 1/2” iron rod set with a TxDOT aluminum cap stamped “ADL” for the beginning of this “access denial line”, and continuing with this “access denial line” 109.77 feet for a total distance of **600.35 feet** to a 1/2” iron rod set with a TxDOT aluminum cap at the north corner of this tract and the end of this “access denial line”, same being in the northeast line of said Villarico tract and the southwest line of said Wilson tract, 415.00 feet right of S.H. 130 Baseline Station 3898+75.23
- 2) THENCE, with the northeast line of this tract and said Villarico tract and the southwest line of said Wilson tract, **S41°48’16”E 858.50 feet** to a 1” iron pipe found at the east corner of this tract and said Villarico tract, the south corner of said Wilson tract, same being in the proposed southeast ROW line of SH 130, and the beginning of this “access denial line”, same being in the existing northwest ROW line of County Road 110;
- 3) THENCE, with the southeast line of this tract and the proposed southeast ROW line of SH 130, and with the southeast line of said Villarico tract, the existing northwest ROW line of County Road 110 , and this “access denial line”, **S48°53’45”W** passing at 427.69 feet a TxDOT Type II concrete monument set, and continuing 172.04 feet for a total distance of **599.73 feet** to a 1” iron pipe found at the south corner of this tract and said Villarico tract, the east corner of the tract described as 11.99 acres in a deed to Eduardo Felipe Reyna, of record in Volume 326, Page 574, Official Public Records of Real Property, Caldwell County, Texas, and the end of this “access denial line”;
- 4) THENCE, with the southwest line of this tract and said Villarico tract and the northeast line of said Reyna tract, **N41°51’08”W 790.67 feet** to a 1/2” iron rod found at the north corner of said Reyna tract and the east corner of said Dailey and Texas Veterans Land Board tract;



Page 3 of 5
Parcel 1811
Rev. 1
August 15, 2008

5) THENCE, with the southwest line of this tract and said Villarico tract and the northeast line of said Dailey and Texas Veterans Land Board tract, N41°48'16"W 62.53 feet to the POINT OF BEGINNING and containing 11.789 acres (513,542 square feet) within these metes and bounds, more or less.

All bearings are based on the Texas State Plane Coordinate System, South Central Zone, NAD83(96) CORS. All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE".

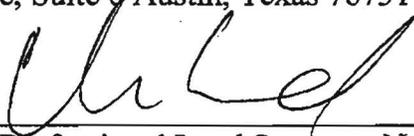
STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

That I, Chris Conrad, 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 15th day of August, 2008 A.D.

SURVEYED BY:

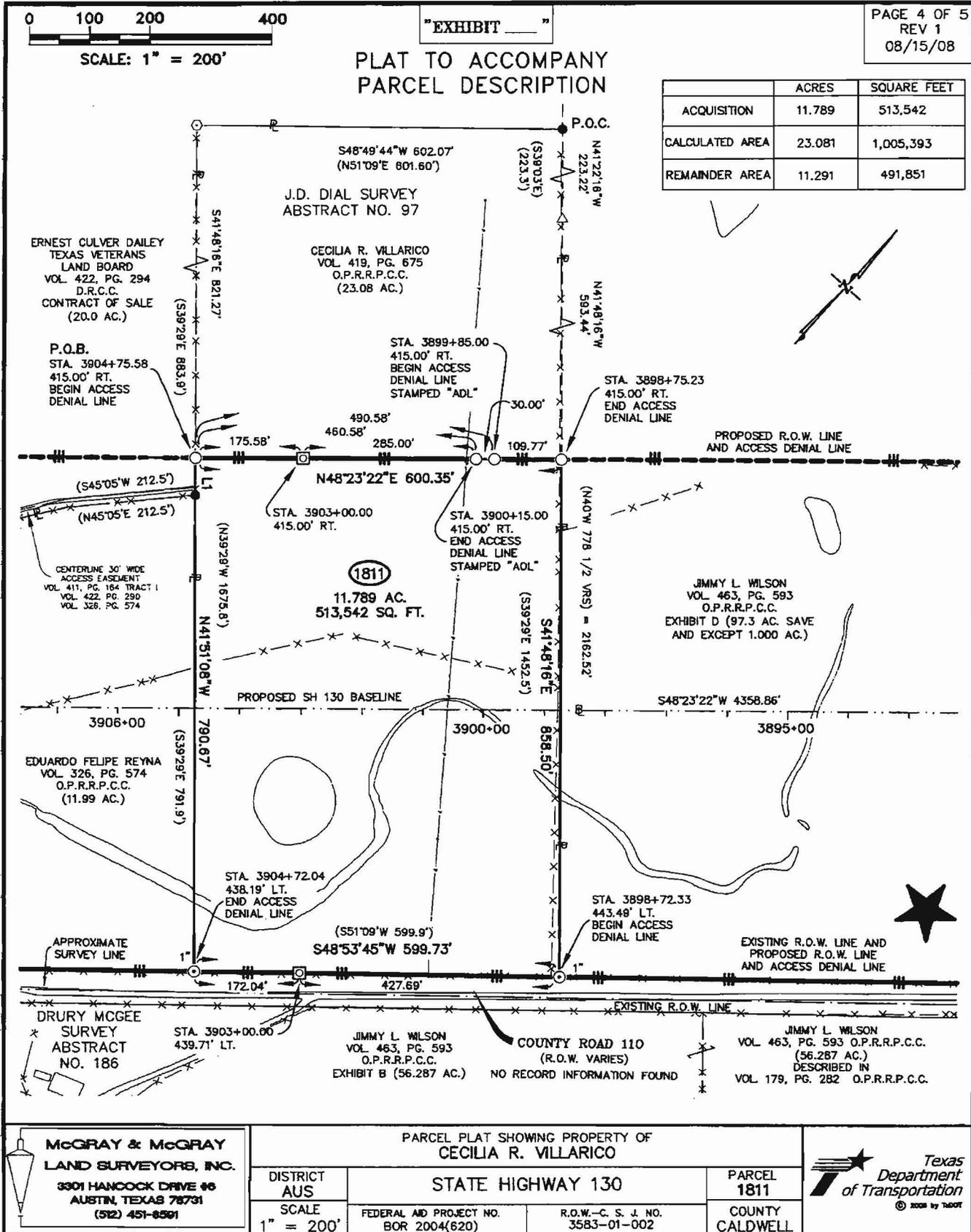
McGRAY & McGRAY LAND SURVEYORS, INC.
3301 Hancock Drive, Suite 6 Austin, Texas 78731
(512) 451-8591



Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description. S.H. 130/Parcel 1811 Rev.4, 2008





"EXHIBIT ____"

PAGE 5 OF 5
REV 1
08/15/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

NOTES:

- 1) BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(96) CORS. ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, GF NO. 0703096, EFFECTIVE DATE, JUNE 18, 2007.
- 4) ITEM 10.d. (VOL. 338, PG. 9 AND VOL. 340, PG. 739) IN SCHEDULE B OF THE TITLE COMMITMENT ARE 10' WATER PIPELINE EASEMENTS GRANTED TO MAXWELL WATER SUPPLY CORPORATION AND ARE TO BE CENTERED ON THE PIPE AS INSTALLED.
- 5) THE RESTRICTIONS CITED IN ITEM 1. (VOL. 389, PG. 558 AND VOL. 389, PG. 561) IN SCHEDULE B OF THE TITLE COMMITMENT ARE EITHER NOTED ON THE SURVEY PLAT OR ADDRESSED ABOVE.
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 7) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE".

LEGEND

- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP
- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ANGLE IRON FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ⊙ FENCE POST
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- △ CALCULATED POINT
- ℙ PROPERTY LINE
- ℙ S.H. 130 BASELINE
- N.T.S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R.O.W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.R.C.C. DEED RECORDS, CALDWELL COUNTY
- O.P.R.R.P.C.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY
- DISTANCE SHOWN NOT TO SCALE
- - - APPROXIMATE SURVEY LINE
- ≡≡≡ ACCESS DENIAL LINE

LINE TABLE

LINE	BEARING	LENGTH
L1	N41°48'16"W	62.53

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.



08/15/08



CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE

McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #6
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF CECILIA R. VILLARICO			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 1811
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL



Page 1 of 5
Parcel 1814
Rev.1
July 14, 2008

County: Caldwell **Segment:** 6.1
Parcel No.: 1814 **From:** Sta. 3376+00
Highway: SH 130 Segments 5 & 6 **To:** Sta. 4223+00
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-01-002

PROPERTY DESCRIPTION FOR PARCEL 1814

DESCRIPTION OF 0.623 OF ONE ACRE (27,136 SQUARE FEET) OF LAND OUT OF THE ALMERION DICKINSON SURVEY, ABSTRACT NO. 5, IN CALDWELL COUNTY, TEXAS, SAME BEING A PORTION OF THAT TRACT DESCRIBED AS 200.000 ACRES, TRACT F, IN A DEED TO ROBERT GLASS LANGFORD, OF RECORD IN VOLUME 158, PAGE 711, OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY, TEXAS; SAID 0.623 OF ONE ACRE OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 1/2" iron pipe found at an east corner of said Langford tract, and at an angle point in the southwest line of that tract described as 20.45 acres in a deed to Gayle L. Turner, of record in Volume 489, Page 465, Official Public Records of Real Property, Caldwell County, Texas, same being in the existing northeast right-of-way (ROW) line of County Road 242;

THENCE, with a northeast line of said Langford tract and the southwest line of said Turner tract, N30°17'33"W 337.19 feet to a fence corner post found at an interior ell corner of said Langford tract and the west corner of said Turner tract;

THENCE, with a southeast line of said Langford tract and the northwest line of said Turner tract, N48°47'45"E 1500.53 feet to a 1/2" iron rod set with a TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) aluminum cap, for the POINT OF BEGINNING and south corner of the herein described tract and the beginning of this "access denial line", same being in the proposed west ROW line of S.H. 130, 931.12 feet right of S.H. 130 Baseline Station 4133+70.11;



Page 2 of 5
Parcel 1814
Rev.1
July 14, 2008

THENCE, with the west line of this tract and the proposed west ROW line of S.H. 130, crossing said Langford tract, the following three (3) courses, numbered 1 through 3;

- 1) with this "access denial line", **N08°22'47"W**, passing at 133.77 feet a 1/2" iron rod set with a TxDOT aluminum cap stamped "ADL" for the end of this "access denial line", and continuing 106.50 feet for a total distance of **240.27 feet** to a TxDOT Type II concrete monument set;
- 2) **N15°22'50"W 319.71 feet** to a TxDOT Type II concrete monument set;
and
- 3) **N64°31'27"E 5.35 feet** to a TxDOT Type II concrete monument set for the north corner of this tract, same being in the existing southwest ROW line of S.H. 80 and the southwest line of that tract described as 5.007 acres in a deed to the State of Texas, of record in Volume 142, Page 459, Deed Records, Caldwell County, Texas, 1278.42 feet right of S.H. 130, Baseline Station 4129+30.57 from which a 3/4" iron rod found bears **N25°53'59"W 17.56 feet**;

THENCE, with the northeast line of this tract and a northeast line of said Langford tract, and the existing southwest ROW line of S.H. 80 and the southwest line of said 5.007 acre State of Texas tract, the following two (2) courses, numbered 4 and 5;

- 4) with a curve to the right, whose intersection angle is **04°15'44"**, radius is **5679.65**, an arc distance of **422.52 feet**, the chord of which bears **S23°40'48"E 422.42 feet** to a calculated point, from which a 1" iron rod found bears **N87°51'02"W 0.23 feet**; and
- 5) **S21°26'28"E 90.77 feet** to a 3/4" iron rod found at the east corner of this tract and an east corner of said Langford tract and the north corner of said Turner tract;
- 6) THENCE, with the southeast line of this tract and a southeast line of said Langford tract and the northwest line of said Turner tract, **S48°47'45"W 116.77 feet** to the POINT OF BEGINNING and containing 0.623 of one acre (27,136 square feet) within these metes and bounds



Page 3 of 5
Parcel 1814
Rev.1
July 14, 2008

ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY
ACROSS THE "ACCESS DENIAL LINE".

All bearings are based on the Texas State Plane Coordinate System, South Central
Zone, NAD83(96) CORS. All distances and coordinates were adjusted to surface
using a combined scale factor of 1.00013.

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

That I, Chris Conrad, 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
14th day of July, 2008 A.D.

SURVEYED BY:

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



Chris Conrad, Reg. Professional Land Surveyor No. 5623

Note: There is a plat to accompany this description. S.H. 130/Parcel 1814-Rev.1, 2008



0 100 200 400

SCALE: 1" = 200'

"EXHIBIT ____"

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

ALMERION DICKINSON SURVEY
ABSTRACT NO. 5

	ACRES	SQUARE FEET
ACQUISITION	0.623	27,136
DEED AREA	200.000	8,712,000
REMAINDER AREA	199.377	8,684,864

SH 80
BASELINE
CURVE DATA
PI STA=133+08.80
N=13,837,893.55
E=2,352,750.75
 $\Delta=06^{\circ}30'00"$ (LT)
DEG=00^{\circ}30'00"
R=11,459.16'
T=650.66'
A=1,299.99'
C=1,299.29'
CB=S 24^{\circ}42'42" E
PC STA=126+58.11
N=13,837,287.98
E=2,352,988.83
PT STA=139+58.10
N=13,838,468.28
E=2,352,445.66

0.623 AC.
27,136 SQ. FT.

PROPOSED
R.O.W. LINE
SH 130
STA. 4131+72.93
1068.41' RT.
SH 80
STA. 131+34.32
95.45' LT.

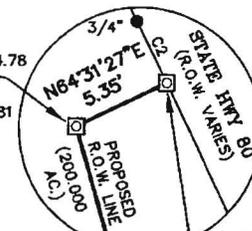
SH 130
STA. 4132+60.33
1007.56' RT.
END ACCESS
DENIAL LINE
STAMPED "ADL"

ROBERT GLASS LANGFORD
VOL. 158, PG. 711
O.P.R.R.P.C.C.
TRACT F EXHIBIT "3"
(200.000 AC.)

P.O.B.
SH 130
STA. 4133+70.11
931.12' RT.
BEGIN ACCESS
DENIAL LINE

STATE OF TEXAS
VOL. 142, PG. 459
D.R.C.C.
(5.007 AC.)

SH 130
STA. 4129+34.78
1281.72' RT.
SH 80
STA. 134+51.81
44.02' LT.
SH 130
STA. 4131+04.87
866.87' RT.
SH 80
STA. 130+23.52
86.16' RT.



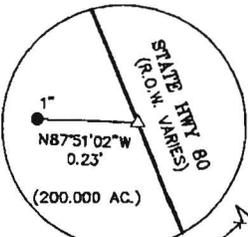
SH 130
STA. 4129+30.57
1278.42' RT.
SH 80
STA. 134+51.81
38.67' LT.

GAYLE GLASS ROCHE AND
ALISON CLAIRE SAUNDERS,
CO-TRUSTEES OF THE ALISON
CLAIRE SAUNDERS
TRUST NUMBER TWO
AND
GAYLE GLASS ROCHE AND
ALFRED ROY CURRY, IV,
CO-TRUSTEES OF THE
ALFRED FOY CURRY, IV
TRUST NUMBER TWO
VOL. 121, PG. 40
O.P.R.R.P.C.C.
TRACT I (913.9 AC.)

GAYLE L TURNER
VOL. 489, PG. 465
O.P.R.R.P.C.C.
(20.45 AC.)

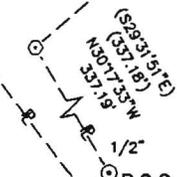
STATE OF TEXAS
VOL. 144, PG. 529
D.R.C.C.
(9.508 AC.)

JEARL LEDBETTER AND
MARIA LEDBETTER
VOL. 159, PG. 804
O.P.R.R.P.C.C.
(261.796 AC.)



DETAIL B:
N.T.S.

N48°47'45"E 1500.53'
(5483'153"W 1617.50')



P.O.C.

COUNTY ROAD 242
(R.O.W. VARIES)

CEMETERY



McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #6
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF ROBERT GLASS LANGFORD			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 1814
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL



"EXHIBIT ____"

PAGE 5 OF 5
REV 1
07/14/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

NOTES:

- 1) BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(96) CORS. ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, GF NO. 0703029, EFFECTIVE DATE, DECEMBER 17, 2007.
- 4) ITEMS 10.c. (VOL. 104, PG. 312) AND 10.d. (VOL. 104, PG. 314) IN SCHEDULE B OF THE TITLE COMMITMENT CANNOT BE LOCATED WITH THE INFORMATION PROVIDED.
- 5) ITEMS 10.h. (VOL. 150, PG. 141) AND 10.k. (VOL. 150, PG. 168) IN SCHEDULE B OF THE TITLE COMMITMENT DO NOT APPLY TO THIS TRACT.
- 6) ITEM 1. IN SCHEDULE B OF THE TITLE COMMITMENT - SUBJECT TO THE RESTRICTIONS RECORDED IN VOL. 150, PG. 141 AND VOL. 189, PG. 450.
- 7) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 8) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE."

LEGEND

- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ▣ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP
- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ANGLE IRON FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- ⊙ FENCE POST
- △ CALCULATED POINT
- ℙ PROPERTY LINE
- ℙ S.H. 130 BASELINE
- N.T.S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- P.O.B POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R.O.W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.R.C.C. DEED RECORDS, CALDWELL COUNTY
- O.P.R.R.P.C.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY
- +— DISTANCE SHOWN NOT TO SCALE
- - - APPROXIMATE SURVEY LINE
- ≡≡≡ ACCESS DENIAL LINE

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.



07/14/08

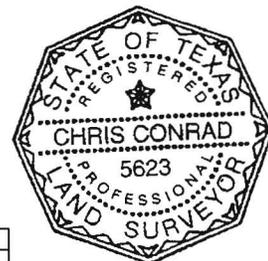
CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE

LINE TABLE

LINE	BEARING	LENGTH
L1	S21°26'28"E	90.77
(L1)	(S20°46'00"E)	(90.58)
L2	S48°47'45"W	116.77

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	BEARING	CHORD
C1	422.52	5679.65	04°15'44"	211.36	S23°40'48"E	422.42
(C1)	(441.12)	(5679.58)	(04°27'00")		(S22°59'30"E)	(441.01)
C2	17.56	5679.65	00°10'38"	8.78	N25°53'59"W	17.56



McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #B
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF
ROBERT GLASS LANGFORD

DISTRICT
AUS
SCALE
1" = 200'

STATE HIGHWAY 130

PARCEL
1814
COUNTY
CALDWELL

FEDERAL AID PROJECT NO.
BOR 2004(620)

R.O.W.-C. S. J. NO.
3583-01-002



County: Caldwell **Segment:** 6.1
Parcel No.: 1816 **From:** Sta. 3376+00
Highway: SH 130 Segments 5 & 6 **To:** Sta. 4223+00
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-01-002

PROPERTY DESCRIPTION FOR PARCEL 1816

DESCRIPTION OF 4.280 ACRES (186,420 SQUARE FEET) OF LAND OUT OF THE ALMERION DICKINSON SURVEY, ABSTRACT NO. 5, IN CALDWELL COUNTY, TEXAS, SAME BEING A PORTION OF THAT TRACT DESCRIBED AS 91.59 ACRES IN A DEED TO ALBERT F. REEH AND PATSY A. REEH, TRUSTEES, A. F. AND P. A. REEH LIVING TRUST, OF RECORD IN VOLUME 254, PAGE 86, OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY, TEXAS; SAID 4.280 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED, IN TWO (2) PARTS, BY METES AND BOUNDS AS FOLLOWS:

Part 1 – 1.775 acres (77,335 square feet)

COMMENCING at a 1/2" iron rod found at an east corner of that tract described as 261.796 acres in a deed to Jearl Ledbetter and Maria Ledbetter, of record in Volume 159, Page 804, Official Public Records of Real Property, Caldwell County, Texas and a north corner of that tract described as 44.925 acres in a deed to Jerome V. Miller and wife, Paula M. Kelley, of record in Volume 63, Page 593, Official Public Records of Real Property, Caldwell County, Texas, same being in the southwest line of said Reeh tract;

THENCE, with the southwest line of said Reeh tract and a northeast line of said Ledbetter tract, N41°05'16"W 642.91 feet to a 1/2" iron rod found at the west corner of said Reeh tract and an interior ell corner of said Ledbetter tract;

THENCE, with the northwest line of said Reeh tract and a southeast line of said Ledbetter tract, the following three (3) courses:

N48°24'08"E 2992.05 feet to a 1/2" iron rod found;



S49°54'22"E 13.41 feet to a 1/2" iron rod found; and

N48°43'49"E 1135.08 feet to a 1/2" iron rod set with a TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT) aluminum cap, for the POINT OF BEGINNING and west corner of the herein described tract, same being in the proposed southwest right-of-way (ROW) line of S.H. 130, 796.84 feet left of S.H. 130 Baseline Station 4150+01.61;

- 1) THENCE, with the northwest line of this tract and said Reeh tract and a southeast line of said Ledbetter tract, **N48°43'49"E**, passing at 171.53 feet a 5/8" iron rod found and continuing 1.12 feet for a total distance of **172.65 feet** to a calculated point at the north corner of this tract and said Reeh tract and an east corner of said Ledbetter tract, same being in the existing southwest ROW line of S.H. 80 and the southwest line of that tract described as 9.508 acres in a deed to the State of Texas, of record in Volume 144, Page 529, Deed Records, Caldwell County, Texas;
- 2) THENCE, with the northeast line of this tract and said Reeh tract, same being the existing southwest ROW line of S.H. 80 and the southwest line of said 9.508 acre State of Texas tract, **S21°26'28"E 952.32 feet** to a TxDOT Type II concrete monument to be set after acquisition at the south corner of this tract, same being in the proposed southwest ROW line of S.H. 130, 1569.75 feet left of S.H. 130 Baseline Station 4154+56.28;
- 3) THENCE, with the southwest line of this tract and the proposed southwest ROW line of S.H. 130, crossing said Reeh tract, **N31°44'26"W 908.40 feet** to the POINT OF BEGINNING and containing 1.775 acres (77,335 square feet) within these metes and bounds, more or less.

Part 2 – 2.504 acres (109,085 square feet)

COMMENCING at a 1/2" iron rod found at an east corner of that tract described as 261.796 acres in a deed to Jearl Ledbetter and Maria Ledbetter, of record in Volume 159, Page 804, Official Public Records of Real Property, Caldwell County, Texas and a north corner of that tract described as 44.925 acres in a deed to Jerome V. Miller and wife, Paula M. Kelley, of record in Volume 63, Page 593, Official Public Records of Real Property, Caldwell County, Texas, same being in the southwest line of said Reeh tract;



Page 3 of 8
Parcel 1816
Rev.2
October 03, 2008

THENCE, with the southwest line of said Reeh tract and a northeast line of said Ledbetter tract, N41°05'16"W 642.91 feet to a 1/2" iron rod found at the west corner of said Reeh tract and an interior ell corner of said Ledbetter tract;

THENCE, with the northwest line of said Reeh tract and a southeast line of said Ledbetter tract, N48°24'08"E 214.16 feet to a 1/2" iron rod set with a TxDOT aluminum cap for the POINT OF BEGINNING and south corner of the herein described tract, same being in the proposed southeast right-of-way (ROW) line of S.H. 130, 250.00 feet left of S.H. 130 Baseline Station 4186+85.53;

4) THENCE, with the northwest line of this tract and said Reeh tract and a southeast line of said Ledbetter tract, N48°24'08"E 2556.53 feet to a 1/2" iron rod set with a TxDOT aluminum cap at the north corner of this tract and the beginning of this "access denial line", same being in the proposed southeast ROW line of S.H. 130, 340.99 feet left of S.H. 130 Baseline Station 4162+03.77;

THENCE, with the southeast line of this tract, this "access denial line", and the proposed southeast ROW line of S.H. 130, crossing said Reeh tract, the following three (3) courses, numbered 5 through 7;

- 5) S34°15'06"W 348.67 feet to a TxDOT Type II concrete monument set;
- 6) S50°35'56"W, passing at 1103.23 feet a TxDOT Type II concrete monument set and continuing 645.02 feet for a total distance of 1748.25 feet to a TxDOT Type II concrete monument set; and
- 7) S50°37'01"W 471.82 feet to the POINT OF BEGINNING and end of this "access denial line", and containing 2.504 acres (109,085 square feet) within these metes and bounds, more or less.

All bearings are based on the Texas State Plane Coordinate System, South Central Zone, NAD83(96) CORS. All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "ACCESS DENIAL LINE".



Page 4 of 8
Parcel 1816
Rev.2
October 03, 2008

The monuments cited for this parcel were not set as of the date of this parcel description. The monuments cited will be set after acquisition of the parcel by a Registered Professional Land Surveyor, under the supervision of McGray & McGray Land Surveyors, Inc.

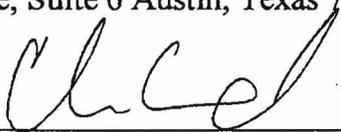
STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

That I, Chris Conrad, 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 3rd day of October, 2008 A.D.

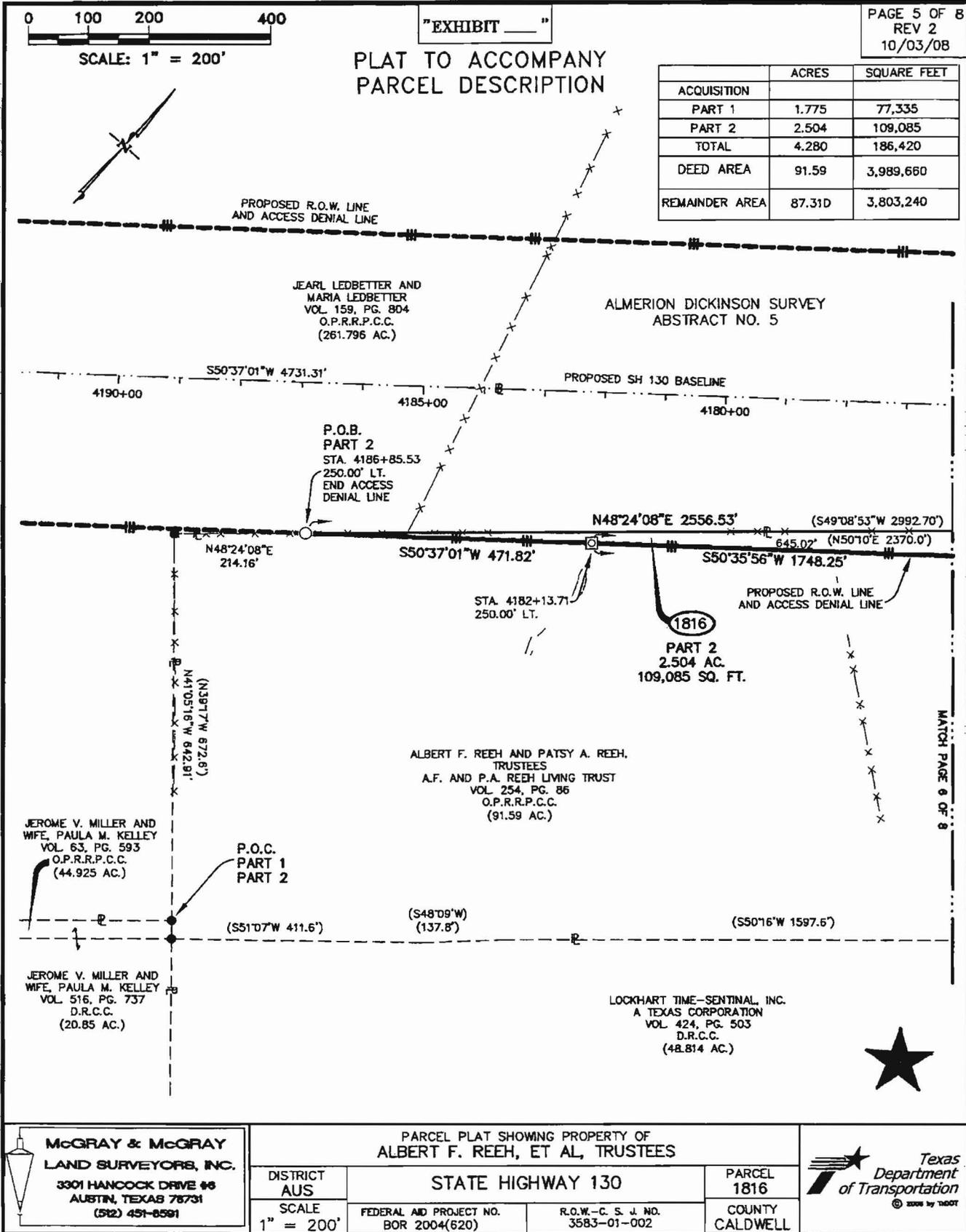
SURVEYED BY:

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



Chris Conrad, Reg. Professional Land Surveyor No. 5623
Note: There is a plat to accompany this description. S.H. 130/Parcel 1816 R2, 2008



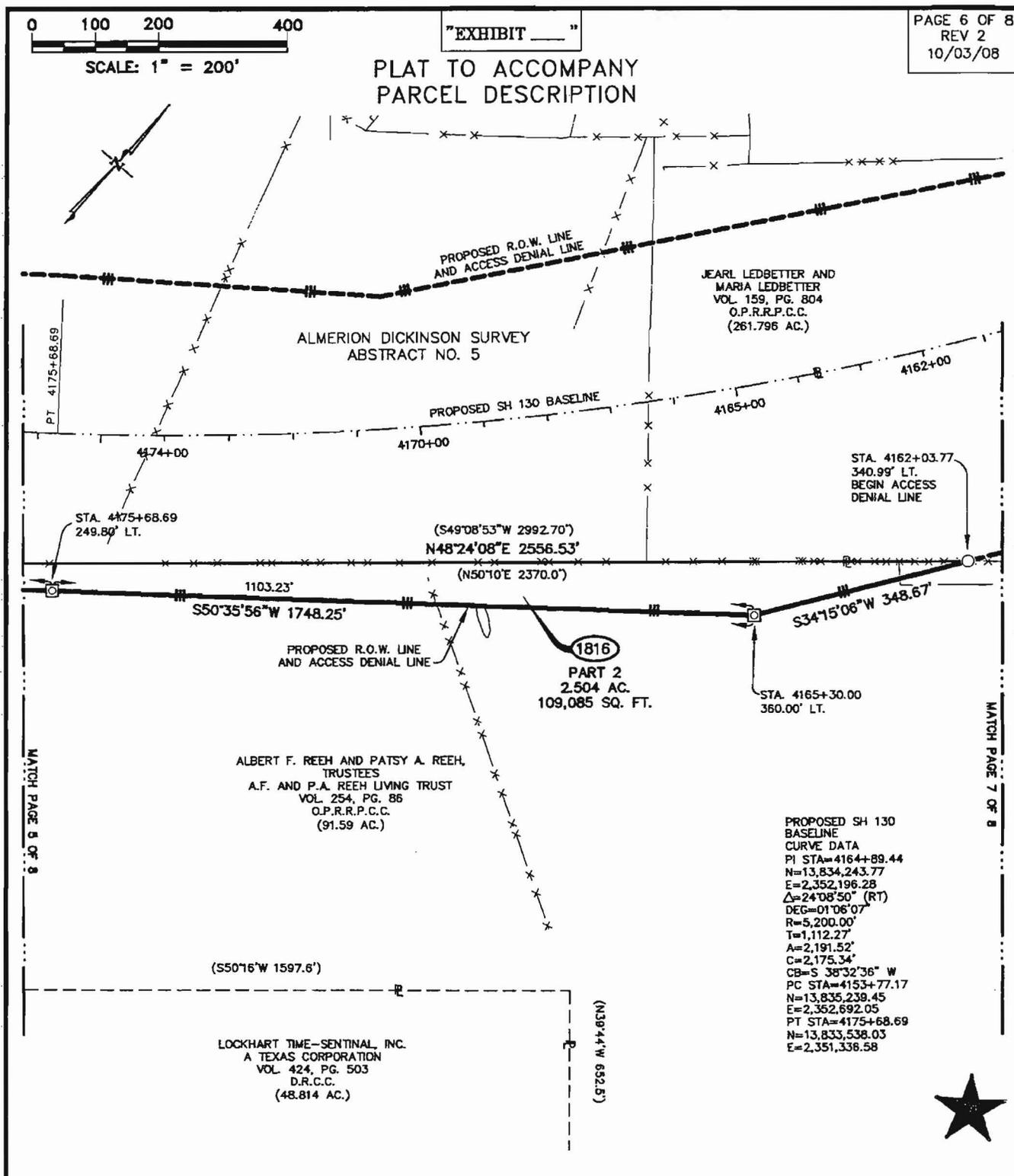


McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #8
AUSTIN, TEXAS 78731
(512) 451-6591

PARCEL PLAT SHOWING PROPERTY OF
ALBERT F. REEH, ET AL, TRUSTEES

DISTRICT AUS	STATE HIGHWAY 130	PARCEL 1816
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002
	COUNTY CALDWELL	

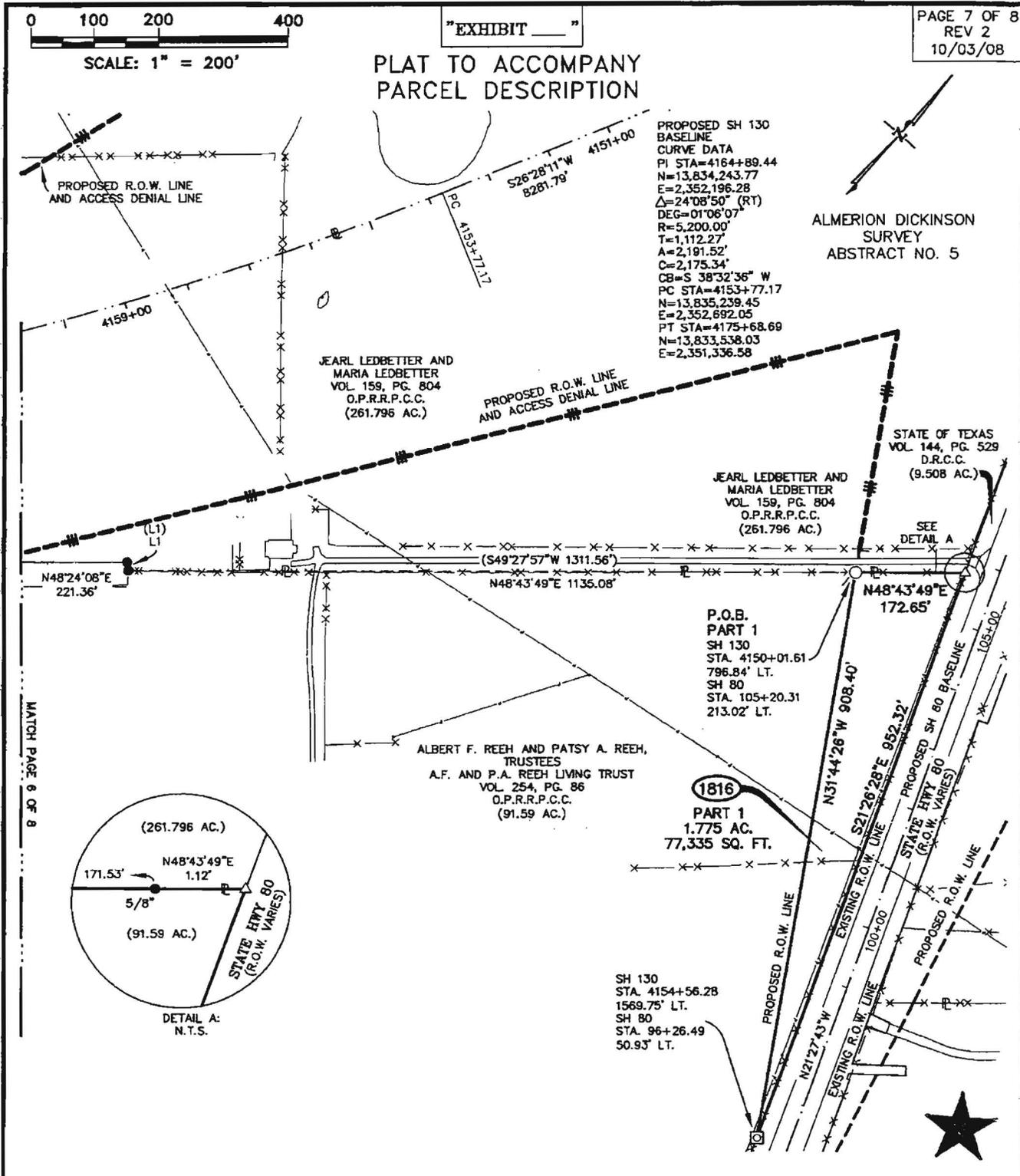




McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #8
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF ALBERT F. REEH, ET AL, TRUSTEES			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 1816
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL





McGRAY & McGRAY LAND SURVEYORS, INC. 3301 HANCOCK DRIVE #6 AUSTIN, TEXAS 78731 (512) 451-8591	PARCEL PLAT SHOWING PROPERTY OF ALBERT F. REEH, ET AL, TRUSTEES		 Texas Department of Transportation © 2008 by TxDOT
	DISTRICT AUS	STATE HIGHWAY 130	
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL

"EXHIBIT ____"

PAGE 8 OF 8
REV 2
10/03/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

NOTES:

- 1) BEARINGS AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83(96) CORS. ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, GF NO. 0703031, EFFECTIVE DATE, DECEMBER 17, 2007.
- 4) ITEMS 10.c. (VOL 104, PG. 309) AND 10.e. (VOL 104, PG. 314) IN SCHEDULE B OF THE TITLE COMMITMENT CANNOT BE LOCATED WITH THE INFORMATION PROVIDED.
- 5) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 6) ACCESS IS DENIED TO AND FROM THE HIGHWAY FACILITY ACROSS THE "ACCESS DENIAL LINE".
- 7) THE MONUMENTS CITED FOR THIS PARCEL WERE NOT SET AS OF THE DATE OF THIS PARCEL PLAT. AFTER ACQUISITION OF THIS PARCEL, THE MONUMENTS WILL BE SET BY A REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE SUPERVISION OF McGRAY & McGRAY LAND SURVEYORS, INC.

LEGEND

- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP
- 1/2" IRON ROD FOUND (UNLESS NOTED)
- ANGLE IRON FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- ⊙ FENCE POST
- △ CALCULATED POINT
- ℙ PROPERTY LINE
- ℙ S.H. 130 BASELINE
- N.T.S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- P.O.B POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R.O.W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.R.C.C. DEED RECORDS, CALDWELL COUNTY
- O.P.R.R.P.C.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY, CALDWELL COUNTY
- +— DISTANCE SHOWN NOT TO SCALE
- APPROXIMATE SURVEY LINE
- ≡≡≡ ACCESS DENIAL LINE

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.



10/03/08

CHRIS CONRAD, REG. PROF. LAND SURVEYOR NO. 5623 DATE

LINE TABLE		
LINE	BEARING	LENGTH
L1 (L1)	S49°54'22"E (N43°59'11"W)	13.41 (13.23)



McGRAY & McGRAY
LAND SURVEYORS, INC.
3301 HANCOCK DRIVE #8
AUSTIN, TEXAS 78731
(512) 451-8591

PARCEL PLAT SHOWING PROPERTY OF ALBERT F. REEH, ET AL, TRUSTEES			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 1816
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 3583-01-002	COUNTY CALDWELL



County: Guadalupe
Parcel No.: 803
Highway: SH 130 Segments 5 & 6
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County, Texas
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-02-002

Segment: 6.2
From: Sta. 4223+00
To: Sta. 4996+11.52

Property Description for Parcel 803

BEING A 76.298 ACRE 3,323,522 SQ. FT. TRACT OF LAND SITUATE IN THE STATE OF TEXAS, COUNTY OF GUADALUPE, LOCATED IN THE EDWARD PETTUS SURVEY NO. 16, ABSTRACT NO. 31, THE GEORGE ALLEN SURVEY NO. 17, ABSTRACT NO. 1, BEING A PORTION OF A CALLED 113.682 ACRE TRACT OF LAND DESCRIBED IN DEED TO LA IGLESIA DEL SEÑOR AS RECORDED IN VOLUME 2224, PAGE 0099, OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY (O.P.R.G.C.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a found 1/2 inch iron rod in the northwest line of the said La Iglesia Del Señor tract, located in the southeast line of a called 200.00 acre tract of land described in deed to Richard Allen Mckean, Sr., Julia Mae Hamby, Ruth Bauerlein, and Elaine Dorow as recorded in Volume 486, Page 877, of the Deed Records of Guadalupe County (D.R.G.C.);

THENCE, with the northwest line of the said La Iglesia Del Señor tract and the southeast line of said Richard Allen Mckean Sr., Julia Mae Hamby, Ruth Bauerlein, and Elaine Dorow tract, S 48° 02' 34" W (N 49° 41' 32" E) 4,889.02 feet to a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap in the proposed west right-of-way of SH 130 located 516.90 feet right of SH 130 Baseline Station 4276+83.04, beginning the Access Denial Line, and being the POINT OF BEGINNING;

1) THENCE, with the proposed west right-of-way of SH 130, the Access Denial Line, S 32° 58' 59" E passing at 30.15 feet, a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap stamped ADL, located 486.94 feet right of SH 130 Baseline Station 4276+86.40, ending the Access Denial Line, at 60.15 feet, a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap stamped ADL, located 457.13 feet right of SH 130 Baseline Station 4276+89.75, beginning the Access Denial Line, and continuing in all 73.96 feet to a set Texas Department of Transportation Type II Monument, located 443.40 feet right of SH 130 Baseline Station 4276+91.29;

2) THENCE, with the proposed west right-of-way of SH 130, the Access Denial Line, N 52° 10' 21" E 1,830.16 feet to a set Texas Department of Transportation Type II Monument, located 393.73 feet right of SH 130 Baseline Station 4258+61.81;

3) THENCE, with the proposed west right-of-way of SH 130, the Access Denial Line, N 63° 48' 56" E 629.36 feet to a set Texas Department of Transportation Type II Monument, located 250.03 feet right of SH 130 Baseline Station 4252+49.07;



4) THENCE, continuing with the proposed west right-of-way of SH 130, the Access Denial Line, N 50° 37' 01" E 2,318.09 feet to a set Texas Department of Transportation Type II Monument, located 250.03 feet right of SH 130 Baseline Station 4229+30.99;

5) THENCE, continuing with the proposed west right-of-way of SH 130, the Access Denial Line, N 31° 30' 39" E 305.51 feet to a set Texas Department of Transportation Type II Monument, located 350.03 feet right of SH 130 Baseline Station 4226+42.31;

6) THENCE, continuing with the proposed west right-of-way of SH 130, N 50° 37' 01" E 199.76 feet to a calculated point ending the Access Denial Line, at the northeast corner of the said La Iglesia Del Señor tract, located 350.03 feet right of SH 130 Baseline Station 4224+42.54, also located on the vegetation line of the San Marcos River;

7) THENCE, with the northeast line of the said La Iglesia Del Señor tract and the meanders of the vegetation line of the San Marcos River, the following calls;

8) THENCE, S 50° 50' 28" E 118.54 feet to a calculated point;

9) THENCE, S 61° 09' 27" E 101.21 feet to a calculated point;

10) THENCE, S 51° 58' 30" E 126.47 feet to a calculated point;

11) THENCE, S 41° 12' 35" E 55.88 feet to a calculated point in the northeast corner of the said La Iglesia Del Señor tract, and located the northwest corner of a 22.00 Acre tract consisting of Tract Two described in deed to Steven T. Minor and Elma Minor as recorded in Volume 1666, Page 0447 (O.P.R.G.C.);

12) THENCE, with the southeast line of the said La Iglesia Del Señor tract, S 48° 04' 30" W (S 49° 54' 09" W) 3,127.16 feet to a found wooden post in the southeast line of the said La Iglesia Del Señor tract;

13) THENCE, continuing with the southeast line of the said La Iglesia Del Señor tract, S 48° 04' 30" W (S 49° 54' 09" W) 3,366.01 feet to a calculated point in the existing easterly right-of-way of FM 621 as established by Texas Department of Transportation CSJ 987-1-1 (1947), and being at the southwest corner of the said La Iglesia Del Señor tract, located 278.16 feet left of realignment of FM 621 Baseline Station 111+38.87, 35.00 feet right of existing FM 621 Baseline Station 778+42.13, and 327.38 feet left of SH 130 Baseline Station 4288+38.88;

14) THENCE, with the said easterly right-of-way of FM 621 and with the arc of a curve to the right a distance of 401.85 feet, having a radius of 1,110.95 feet, a central angle of 20° 43' 29", a tangent distance of 203.14 feet and a chord that bears N 17° 37' 34" W 399.66 feet to a calculated point;

15) THENCE, continuing with the said easterly right-of-way of FM 621, N 07° 15' 50" W (N 06° 49' W) 388.97 (388.97) feet to a calculated point;



EXHIBIT
PLAT TO ACCOMPANY
PARCEL DESCRIPTION



200 AC.
RICHARD ALLEN MCKEAN, SR,
JULIA MAE HAMBY,
RUTH BAUERLEIN,
& ELAINE DOROW
VOL. 486, PG. 877
D. R. G. C.

EXISTING FM 621 R.O.W.
TXDOT CSJ 987-1-1 (1947)

GEORGE ALLEN SURVEY No. 17
ABSTRACT No. 1



P. O. C.

INS0° 16' 00" E 1,227.20'
S48° 02' 34" W 4,889.02'
APPROX. SURVEY LINE

4258+61.81
393.73' RT
SH 130

PC 133+48.49
PROPOSED SH 130 R.O.W.
N 35° 13' 46" W 830.86'
FM ROAD 621

IRS WITH ALUMINUM CAP
STAMPED "ADL"
126+75.96 314.98' RT
FM 621 REALIGNMENT
795+22.41 403.47' RT
FM 621 EXISTING
4276+49.82 813.06' RT
SH 130

P. O. B.
4276+83.04
516.90' RT
SH 130
BEGIN ACCESS
DENIAL LINE

DETAIL "B"

DETAIL "A"

113.682 AC.
LA IGLESIA DEL SENOR
VOL. 2224, PG. 0099
O. P. R. G. C.

TRACT ONE
176.00 AC.
STEVEN T. MINOR AND
ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

EDWARD PETTUS SURVEY No. 16
ABSTRACT No. 31

	ACRES	SQUARE FEET
ACQUISITION	76.298	3,323,522
DEED AREA	113.682	4,951,988
REMAINDER AREA	37.384	1,628,466

LINE	BEARING	DISTANCE
L1	S32° 58' 59" E	73.96'
L2	N63° 48' 56" E	629.36'
L3	N07° 15' 50" W	388.97'
(L2)	(N06° 49' W)	(388.97')

CURVE	RADIUS	DELTA	TAN	LENGTH	CHORD BEARING	DISTANCE
C1	1,110.95'	20° 43' 29"	203.14'	401.85'	N17° 37' 34" W	399.66'
C2	2,829.84'	02° 41' 35"	66.52'	133.01'	N05° 55' 02" W	133.00'
(C3)	(1,145.92')	(29° 06' 00")	(297.42')	(582.00')	--	(575.76')
(C4)	(2,864.79')	(10° 10' 00")	(254.84')	(508.33')	--	(507.66')

300 E. SON TERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78256
TEL (210) 798-1895
FAX (210) 798-1896

PARCEL PLAT SHOWING PROPERTY OF
LA IGLESIA DEL SENOR

DISTRICT AUS	STATE HIGHWAY 130	PARCEL 803
SCALE 1" = 400'	FEDERAL AID PROJECT NO. BOR 2004(620)	R. O. W. C. S. J. NO. 3583-02-002
		COUNTY GUADALUPE

Texas
Department
of Transportation

8/26/2008 9:12:59 AM a:\2300 TXDOT 130000\3583-02-002\gms_z\arc\0803\REV\SECT\REV_SV_2007\HALFF_841.dwg 8/23/08 MP2000_8-5-11.plt

MATCH LINE PAGE 5

PLAT TO ACCOMPANY
PARCEL DESCRIPTION



200 AC.
RICHARD ALLEN MCKEAN, SR,
JULIA MAE HAMBY,
RUTH BAUERLEIN,
AND ELAINE DOROW
VOL. 486, PG. 877
D. R. G. C.

GEORGE ALLEN SURVEY No. 17
ABSTRACT No. 1

(N49° 52' 34" E 351.00')

P. O. C.

4224+42.54
350.03' RT
SH 130

START:
SH 130 SECTION 8
STA: 4223+00.00

4226+42.31
350.03' RT
S. H. 130

4229+56.99
250.03' RT
S. H. 130

1/3-682 AC.
LA IGLESIA DEL SENOR
VOL. 2224, PG. 0699
O. P. R. G. C.

TRACT TWO
22.00 AC.
STEVEN T. MINOR AND
ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

TRACT ONE
176.00 AC.
STEVEN T. MINOR AND
ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

EDWARD PETTUS SURVEY No. 16
ABSTRACT No. 31

S86° 37' 15" W 458.90'
(S88° 26' 45" W 458.90')

(N50° 20' 12" E 1,632.99')



LINE	BEARING	DISTANCE
L1	N31° 30' 39" E	305.51'
L2	N50° 37' 01" E	199.76'
L3	S50° 50' 28" E	118.54'
L4	S61° 09' 27" E	101.21'
L5	S51° 58' 30" E	126.47'
L6	S41° 12' 35" E	55.88'
L7	S48° 04' 30" E	3,366.01'

MATCHLINE PAGE 4

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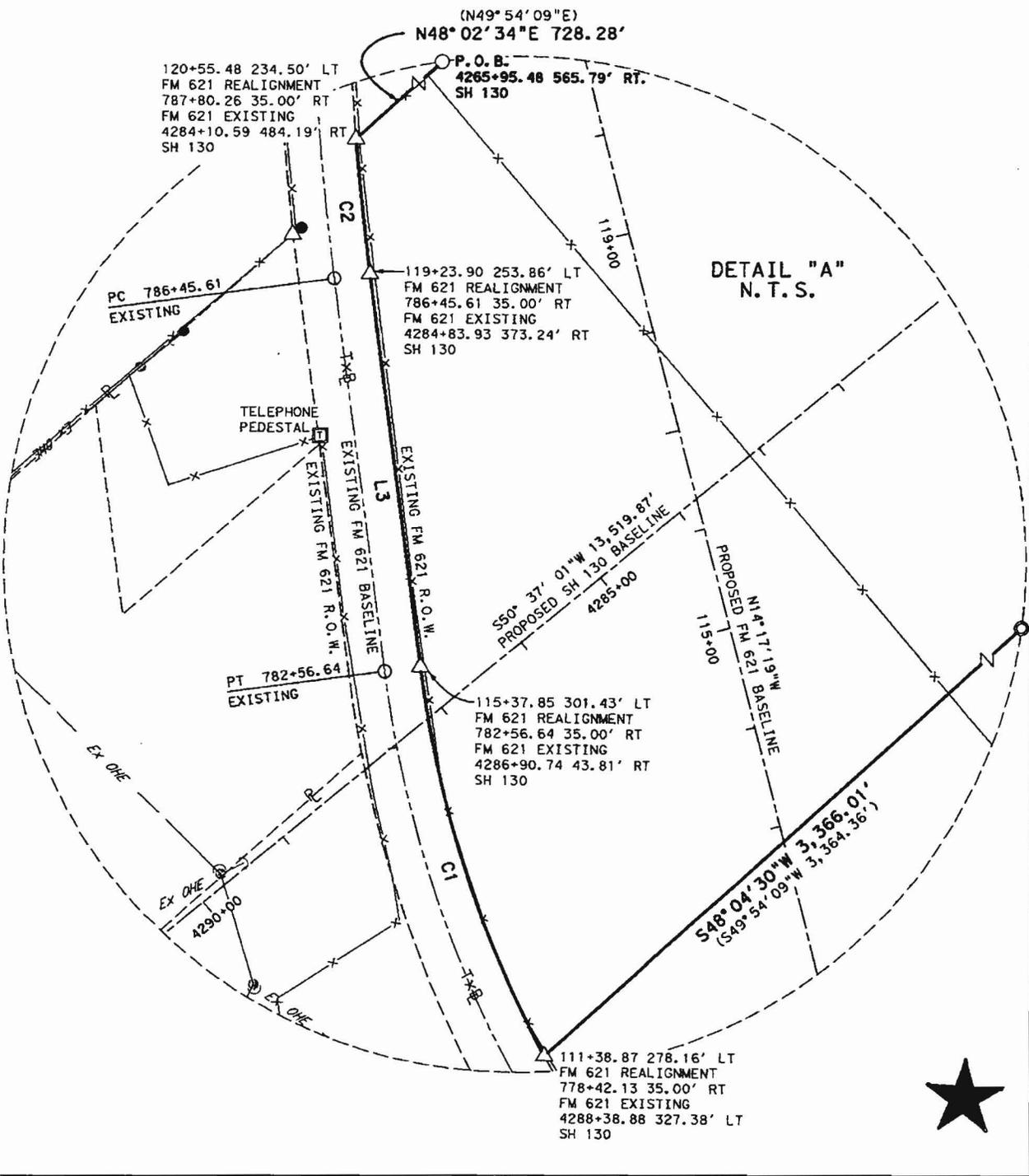
300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1895
FAX (210) 798-1896

PARCEL PLAT SHOWING PROPERTY OF LA IGLESIA DEL SENOR			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 803
SCALE 1" = 400'	FEDERAL AID PROJECT NO. BOR 2004 (620)	R. O. W. C. S. J. NO. 3583-02-002	COUNTY GUADALUPE

Texas
Department
of Transportation

PAGE 6 OF 8
08/26/08

EXHIBIT
PLAT TO ACCOMPANY
PARCEL DESCRIPTION



DETAIL "A"
N. T. S.



8/28/2008 8:12:56 AM #12309 TX001 I:\26500\025540\pbase_26500\03\REVISE\REVISE.DWG EV: BOD\JMBUR_S44.dgn 8230_HPO000_8-6111.plt

HALFF
300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1895
FAX (210) 798-1896

PARCEL PLAT SHOWING PROPERTY OF LA IGLESIA DEL SENOR			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 803
SCALE 1" = 400'	FEDERAL AID PROJECT NO. BOR 2004 (620)	R.O.W. C.S.J. NO. 3583-02-002	COUNTY GUADALUPE

Texas
Department
of Transportation

EXHIBIT

PAGE 8 OF 8
08/26/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

LEGEND

■	TXDOT TYPE I CONCRETE MONUMENT FOUND	B.L.	BUILDING SETBACK LINE
◼	TXDOT TYPE II CONCRETE MONUMENT FOUND	P.U.E.	PUBLIC UTILITY EASEMENT
◻	TXDOT TYPE II CONCRETE MONUMENT SET	P.R.G.C.	PROBATE RECORDS, GUADALUPE COUNTY
○	1/2" IRON ROD SET WITH TXDOT ALUM. CAP (UNLESS NOTED)	D.R.G.C.	DEED RECORDS, GUADALUPE COUNTY
●	1/2" IRON ROD FOUND (UNLESS NOTED)	O.P.R.G.C.	OFFICIAL PUBLIC RECORDS, GUADALUPE COUNTY
●	SQUARE-HEAD BOLT FOUND	P.M.R.G.C.	PLAT AND MAP RECORDS, GUADALUPE COUNTY
⊙	IRON PIPE FOUND (SIZE NOTED)	— —	DISTANCE NOT SHOWN TO SCALE
▲	60D NAIL FOUND (UNLESS NOTED)	—E—	PROPERTY LINE
△	CALCULATED POINT	—B—	SH 130 BASE LINE
⊙	WOOD FENCE POST	— —	SH 130 PROPOSED RIGHT-OF-WAY LINE
IRS	IRON ROD SET	—x—	FENCE
N.T.S.	NOT TO SCALE	—III—	ACCESS DENIAL LINE
(XXX)	RECORD INFORMATION	— —	APPROXIMATE SURVEY LINE
P.O.B.	POINT OF BEGINNING	— —	EXISTING TXDOT RIGHT-OF-WAY
P.O.C.	POINT OF COMMENCEMENT	—TxB—	EXISTING TXDOT RIGHT-OF-WAY BASELINE
R.O.W.	RIGHT-OF-WAY	— —	EASEMENT
D.E.	DRAINAGE EASEMENT	—+—	DEED LINE

NOTES:

- 1) BEARING AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83(96)CORS(2002 EPOCH). ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENT WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE RECORDED EASEMENTS, SETBACKS AND ENCUMBRANCES SHOWN HEREON ARE FROM SCHEDULE B OF THE COMMITMENT FOR TITLE INSURANCE ISSUED BY ALAMO TITLE COMPANY, GF NO. 07-94051540, EFFECTIVE DATE OCTOBER 25, 2007, ISSUE DATE NOVEMBER 08, 2007. THE SURVEYOR HAS RELIED UPON THE ACCURACY AND COMPLETENESS OF THE INFORMATION DESCRIBED ABOVE AND HAS MADE NO INDEPENDENT INVESTIGATION OR SEARCH FOR THIS INFORMATION.
- 4) THE ABOVE REFERENCED TITLE COMMITMENT LISTS THE FOLLOWING RESTRICTIVE COVENANTS, MINERAL OR OTHER RIGHTS, OR OTHER ENCUMBRANCES IN CONNECTION WITH THE PROPERTY SURVEYED THAT HAVE NOT BEEN PLOTTED OR OTHERWISE SHOWN HEREON:
- 5) THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS. ITEMS 10.
 - D.) ANY EASEMENTS THAT MAY AFFECT THE PROPERTY, SUCH AS ROADWAYS, SEWER, TELEPHONE, WATER AND/OR TELEPHONE, ELECTRICAL AND UTILITY LINES. *AS MAY BE SHOWN*
 - G.) VISIBLE AND APPARENT EASEMENTS OVER AND ACROSS SUBJECT PROPERTY *AS MAY BE SHOWN*
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 7) REMAINDER AREAS ARE CALCULATED BY SUBTRACTING THE SURVEYED ACQUISITION AREA FROM THE OWNERS TOTAL (DEED, CALCULATED OR SURVEYED) AREA UNLESS OTHERWISE NOTED
- 8) SURVEYOR DOES NOT IDENTIFY ANY GEOLOGICAL OR ENVIRONMENTAL CONDITIONS AND SURVEYOR FULLY DISCLAIMS ANY AND ALL RESPONSIBILITY RELATED TO ISSUES OR CLAIMS RELATED THERETO OR RESULTING THERE FROM.
- 9) THERE IS A SEPARATE LEGAL DESCRIPTION OF PARCEL 803 THAT ACCOMPANIES AND IS A PART OF THIS SURVEY PLAT.
- 10) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE DENIAL OF ACCESS LINE.

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE EVIDENCE FOUND FROM AN ON THE GROUND SURVEY OF THE PROPERTY SHOWN HEREON UNDER MY SUPERVISION.


RAY D. WEGER, R.P.L.S. NO. 4711

08/26/08
DATE



PARCEL PLAT SHOWING PROPERTY OF LA IGLESIA DEL SENOR			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 803
SCALE 1" = 400'	FEDERAL AID PROJECT NO. BOR 2004 (620)	R.O.W. C.S.J. NO. 3583-02-002	COUNTY GUADALUPE



County: Guadalupe
Parcel No.: 804
Highway: SH 130 Segments 5 & 6
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County, Texas
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-02-002

Segment: 6.2
From: Sta. 4223+00
To: Sta. 4996+11.52

Property Description for Parcel 804

BEING A 30.541 ACRE 1,330,381 SQ. FT. TRACT OF LAND SITUATE IN THE STATE OF TEXAS, COUNTY OF GUADALUPE, LOCATED IN THE EDWARD PETTUS SURVEY NO. 16, ABSTRACT NO. 31 AND BEING A PART OF A 198.00 ACRE TRACT OF LAND CONSISTING OF TRACT ONE A CALLED 176.00 ACRE AND TRACT TWO A CALLED 22.00 ACRE TRACT OF LAND AS DESCRIBED IN DEED TO STEVEN T. MINOR AND ELMA MINOR AS RECORDED IN VOLUME 1666, PAGE 0447, OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY (O.P.R.G.C.), BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a set 1/2 inch iron rod with HALFF Cap in the easterly right-of-way of FM 621 as established by Texas Department of Transportation CSJ 987-1-1 (1947), and being the southwest corner of the said 176.00 acre Steven T. Minor and Elma Minor tract;

THENCE, with the said easterly right-of-way of FM 621, and with the arc of a curve to the left a distance of 272.48 feet, having a radius of 1,467.40 feet, a central angle of 10° 38' 22", a tangent distance of 136.63 feet and a chord that bears N 14° 23' 10" W 272.09 feet to a set Texas Department of Transportation Type II Monument in the proposed east right-of-way of SH 130, located 19.91 feet right of realignment of FM 621 Baseline Station 102+08.53, 35.00 feet right of existing FM 621 Baseline Station 768+66.47, and 1,296.32 feet left of SH 130 Baseline Station 4289+63.52, and being the POINT OF BEGINNING,;

1) THENCE, with the said easterly right-of-way of FM 621, and with the arc of a curve to the left a distance of 426.63 feet, having a radius of 1,467.40 feet, a central angle of 16° 39' 29", a tangent distance of 214.83 feet and a chord that bears N 28° 02' 05" W 425.13 feet to a calculated point;

2) THENCE, continuing with the said easterly right-of-way of FM 621, N 36° 21' 50" W 391.70 feet to a calculated point from which a found 1/2 inch iron rod bears S 42° 07' 54" E 14.03 feet;

3) THENCE, with the existing easterly right-of-way of FM 621, and with the arc of a curve to the right a distance of 162.39 feet, having a radius of 1,110.95 feet, a central angle of 08° 22' 31", a tangent distance of 81.34 feet and a chord that bears N 32° 10' 34" W 162.25 feet to a calculated point in the easterly right-of-way of FM 621, and the southwest corner of the said 176.00 acre Steven T. Minor and Elma Minor tract, and being the southwest corner of a called 113.682 acre tract described in deed to La Iglesia Del Señor as recorded in Volume 2224, Page 0099 of the (O.P.R.G.C.), located 278.16 feet left of realignment of FM 621 Baseline Station 111+38.87, 35.00 feet right of existing FM 621 Baseline Station 778+42.13, and 327.38 feet left of SH 130 Baseline Station 4288+38.88;



4) THENCE, with the northwest line of the said 176.00 acre Steven T. Minor and Elma Minor tract, the southeast line of the said La Iglesia Del Señor tract, N 48° 04' 30" E (N 49° 54' 09" E) 3,366.01 feet to a found wooden post in the southeast line of the said La Iglesia Del Señor tract, being a northwest corner of the said 176.00 acre Steven T. Minor and Elma Minor tract, and the southwest corner of the said 22.00 acre Steven T. Minor and Elma Minor tract;

5) THENCE, with the northwest line of the said 22.00 acre Steven T. Minor and Elma Minor tract, the southeast line of the said La Iglesia Del Señor tract, N 48° 04' 30" E (N 49° 54' 09" E) 3,127.16 feet to a calculated point in the northeast line of the said 22.00 acre Steven T. Minor and Elma Minor tract, being the vegetation line of the San Marcos River;

THENCE, with the northeast line of the said La Iglesia Del Señor tract and the meanders of the vegetation line of the San Marcos River the following calls;

6) THENCE, S 41° 12' 35" E 15.66 feet to a calculated point;

7) THENCE, S 08° 38' 43" E 87.96 feet to a calculated point;

8) THENCE, S 16° 47' 12" E 51.39 feet to a calculated point;

9) THENCE, S 49° 15' 33" E 101.92 feet to a calculated point;

10) THENCE, S 68° 21' 48" E 37.86 feet to a calculated point in the proposed east right-of-way of SH 130, located 311.65 feet left of SH 130 Baseline Station 4223+80.48, beginning the Access Denial Line;

11) THENCE, with the proposed east right-of-way of SH 130, the Access Denial Line, S 50° 47' 41" W 117.11 feet to a set Texas Department of Transportation Type II Monument located 311.29 feet left of SH 130 Baseline Station 4224+97.59;

12) THENCE, with the proposed east right-of-way of SH 130, the Access Denial Line, S 58° 11' 31" W 465.16 feet to a set Texas Department of Transportation Type II Monument located 249.97 feet left of SH 130 Baseline Station 4229+58.69;

13) THENCE, with the proposed east right-of-way of SH 130, the Access Denial Line, S 49° 04' 01" W 2,124.83 feet to a set Texas Department of Transportation Type II Monument located 307.46 feet left of SH 130 Baseline Station 4250+82.74;

14) THENCE, with the proposed east right-of-way of SH 130, the Access Denial Line, S 47° 44' 55" W 1,915.74 feet to a set Texas Department of Transportation Type II Monument located 403.32 feet left of SH 130 Baseline Station 4269+96.08;

15) THENCE, with the proposed east right-of-way of SH 130, the Access Denial Line, S 41° 34' 05" W 840.88 feet to a set Texas Department of Transportation Type II Monument located 535.57 feet left of SH 130 Baseline Station 4278+26.49;



16) THENCE, continuing with the proposed east right-of-way of SH 130, the Access Denial Line, S 51° 05' 41" W 622.29 feet to a set Texas Department of Transportation Type II Monument located 161.23 feet right of realignment of FM 621 Baseline Station 111+20.48 and 530.38 feet left of SH 130 Baseline Station 4284+48.76;

17) THENCE, continuing with the proposed east right-of-way of SH 130, the Access Denial Line, S 06° 52' 50" E passing at 358.52, a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap stamped ADL located 115.00 feet right of realignment of FM 621 Baseline Station 107+64.96 and 832.74 feet left of SH 130 Baseline Station 4286+41.40, ending the Access Denial Line, continuing in all 920.59 feet to a set Texas Department of Transportation Type II Monument located 42.53 feet right of realignment of FM 621 Baseline Station 102+07.57 and 1,306.78 feet left of SH 130 Baseline Station 4289+43.43;

18) THENCE, continuing with the proposed east right-of-way of SH 130, S 78° 07' 04" W 22.65 feet to the POINT OF BEGINNING and containing 30.541 acres of land 1,330,381 Sq. Ft.

All Bearings are based on the Texas State Plane Coordinate System, South Central Zone NAD 83 (96) CORS (2002 EPOCH). All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

() denotes record calls.

There is a separate survey plat of Parcel 804 that accompanies and is a part to this description.

Access is denied to and from the transportation facility across the Denial of Access Line.

STATE OF TEXAS §
 § **KNOW ALL MEN BY THESE PRESENTS:**
COUNTY OF BEXAR §

That I, Ray D. Weger, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct representation of the evidence found from an on the ground survey of the property described herein under my supervision.

WITNESS MY HAND AND SEAL at San Antonio, Bexar County, Texas, this day 18 November 2008.

SURVEYED BY:



Ray D. Weger



HALFF
300 East Sonterra Blvd. Suite 230
San Antonio, Texas 78258
(210) 798 - 1895
Registered Professional Land Surveyor No. 4711



CURVE	RADIUS	DELTA	TAN	LENGTH	CHORD BEARING	DISTANCE
C1	1,467.40'	16° 39' 29"	214.83'	426.63'	N28° 02' 05"W	425.13'
C2	1,110.95'	08° 22' 31"	81.34'	162.39'	N32° 10' 34"W	162.25'
C3	1,467.40'	10° 38' 22"	136.63'	272.48'	N14° 23' 10"W	272.09'
(C4)	(1,145.92')	(29° 06' 00")	(297.42)	(582.00')	--	(575.76')
(C5)	(1,432.39')	(32° 50' 00")	(422.03)	(820.83')	--	(809.65')

PAGE 4 OF 8
REV. 1
11/18/08

200 AC.
RICHARD ALLEN MCKEAN, SR,
JULIA MAE HAMBY,
RUTH BAUERLEIN,
AND ELAINE DOROW
VOL. 486, PG. 877
D. R. G. C.

GEORGE ALLEN SURVEY No. 17
ABSTRACT No. 1
(N49° 54' 09" E 2,026.67')

PC 794+16.35
EXISTING
DETAIL "A"
EXISTING FM 621 R.O.W.
FM 621 CSJ# 987-131 (1947)
EXISTING FM 621 BASELINE
PT 797+53.95
EXISTING

LA IGLESIA DEL SENOR
VOL. 2224, PG. 0099
O. P. R. G. C.

PROPOSED FM 621 BASELINE
FM 621 CSJ# 987-1-15 (1947)

RT 782+56.6
EXISTING

PC 776+74.62
EXISTING
PT 772+02.92
EXISTING

P.O.B.
102+08.53 19.91' RT
FM 621 REALIGNMENT
4289+63.52 1,296.32' LT
SH 130

111+20.48 161.23' RT
FM 621 REALIGNMENT
4284+48.76 530.38' LT
SH 130

IRS WITH ALUMINUM CAP
STAMPED "ADL"
107+64.96 115.00' RT
FM 621 REALIGNMENT
4286+41.40 832.74' LT
SH 130
END ACCESS DENIAL LINE

PT 100+42.39
PROPOSED

P.O.C.
IRS WITH HALFF CAP

198.00 AC.
STEVEN T. MINOR
AND ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

TRACT ONE
176.00 AC.
STEVEN T. MINOR
AND ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

804

4278+26.49 535.57' LT
SH 130

EDWARD BETTUS SURVEY No. 16
ABSTRACT No. 31
(N50° 46' 00" E 4,901.30')



PLAT TO ACCOMPANY
PARCEL DESCRIPTION

LINE	BEARING	DISTANCE
L1	N36° 21' 50"W	391.70'
(L2)	(N35° 55' W)	(391.70)
L9	S51° 05' 41"W	622.29'
L10	S78° 07' 04"W	22.65'
L11	N48° 04' 30"E	3,127.16'

	ACRES	SQUARE FEET
ACQUISITION	30.541	1,330,381
CALCULATED AREA	198.0	8,624,880
REMAINDER AREA	167.459	7,294,499

300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78226
TEL (210) 798-1885
FAX (210) 798-1886

PARCEL PLAT SHOWING PROPERTY OF
STEVEN T. MINOR AND ELMA MINOR

DISTRICT AUS	STATE HIGHWAY 130	PARCEL 804
SCALE 1"=400'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W. C.S.J. NO. 3583-02-002
		COUNTY GUADALUPE

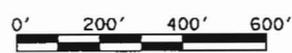


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MATCHLINE PAGE 5

PAGE 5 OF 8
REV. 1
11/18/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION



200 AC.
RICHARD ALLEN MCKEAN, SR,
JULIA MAE HAMBY,
RUTH BAUERLEIN,
AND ELAINE DOROW
VOL. 486, PG. 877
D. R. G. C.

GEORGE ALLEN SURVEY No. 17
ABSTRACT No. 1

1,173.682 AC.
LA IGLESIA DEL SENOR
VOL. 2224, PG. 099
O. P. R. G. C.

198 AC.
STEVEN T. MINOR
VOL. 1666, PG. 0371
O. P. R. G. C.

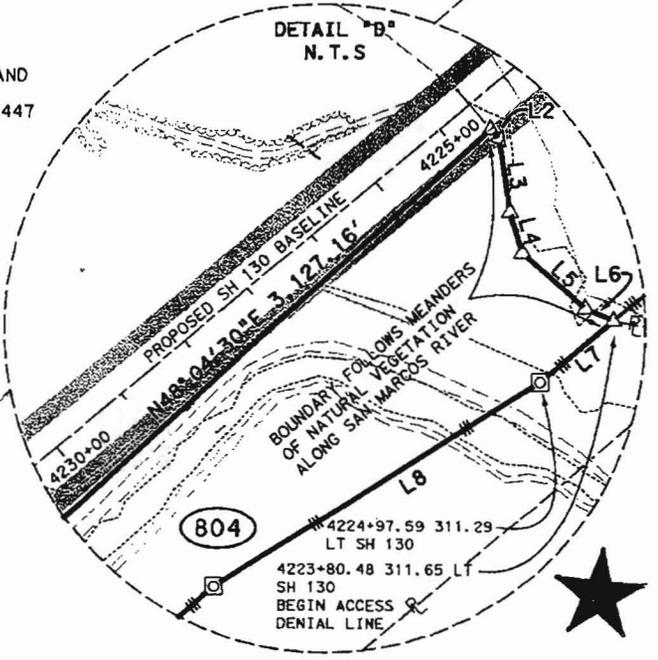
TRACT ONE
176.00 AC.
STEVEN T. MINOR AND
ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

TRACT TWO
22.00 AC.
STEVEN T. MINOR AND
ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.

EDWARD PETTUS SURVEY No. 16
ABSTRACT No. 31

LINE	BEARING	DISTANCE
L2	S41° 12' 35" E	15.66'
L3	S08° 38' 43" E	87.96'
L4	S16° 47' 12" E	51.39'
L5	S49° 15' 33" E	101.92'
L6	S68° 21' 48" E	37.86'
L7	S50° 47' 41" W	117.11'
L8	S58° 11' 31" W	465.16'

	ACRES	SQUARE FEET
ACQUISITION	30.541	1,330,381
CALCULATED AREA	198.0	8,624,880
REMAINDER AREA	167.459	7,294,499



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300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1886
FAX (210) 798-1886

PARCEL PLAT SHOWING PROPERTY OF STEVEN T. MINOR AND ELMA MINOR			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 804
SCALE 1" = 400'	FEDERAL AID PROJECT NO. BDR 2004 (620)	R. O. W. C. S. J. NO. 3583-02-002	COUNTY GUADALUPE

Texas
Department
of Transportation

PAGE 6 OF 8
REV. 1
11/18/08

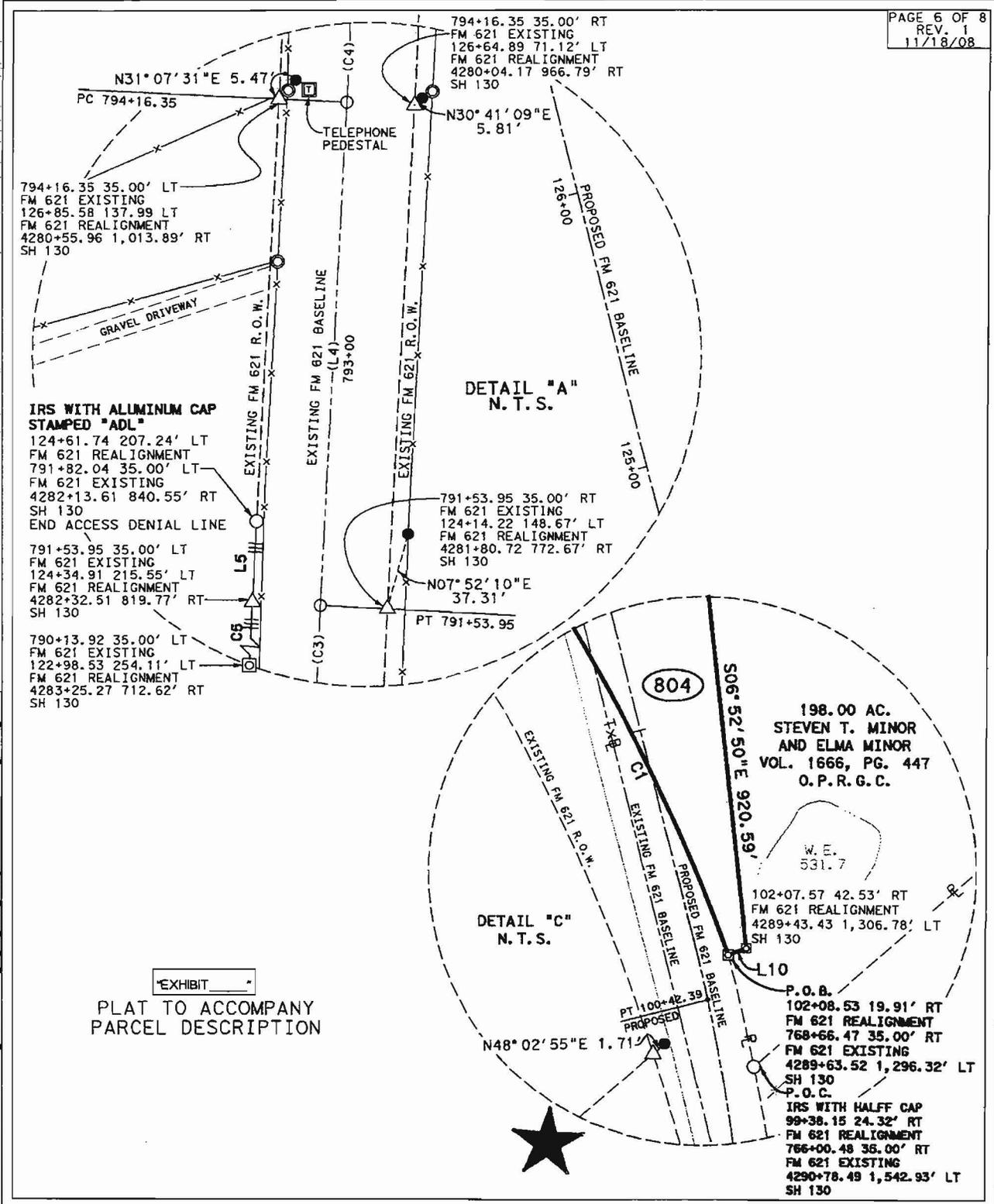


EXHIBIT
PLAT TO ACCOMPANY
PARCEL DESCRIPTION

PARCEL PLAT SHOWING PROPERTY OF
STEVEN T. MINOR AND ELMA MINOR

DISTRICT AUS	STATE HIGHWAY 130		PARCEL 804
SCALE N. T. S.	FEDERAL AID PROJECT NO. 80R 2004 (620)	R. O. W. C. S. J. NO. 3583-02-002	COUNTY GUADALUPE

Texas
Department
of Transportation

HALFF
300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1885
FAX (210) 788-1886

11/18/2008 10:28:33 AM #25047 TXDOT 125000002654010458 ZICAD01080909E SV 001 BRD250804.dgn

PAGE 7 OF 8
REV. 1
11/18/08

EXHIBIT _____
PLAT TO ACCOMPANY
PARCEL DESCRIPTION

110+63.88 330.33' LT
FM 621 REALIGNMENT
777+83.40 35.00' LT
FM 621 EXISTING
4289+17.93 373.16' LT
SH 130
FOUND 60D NAIL
WITH SHINER
S48° 11' 32" W 0.33'

111+38.87 278.16' LT
FM 621 REALIGNMENT
778+42.13 35.00' RT
FM 621 EXISTING
4288+38.88 327.38' LT
SH 130

TELEPHONE PEDESTAL

WATER METER

TELEPHONE PEDESTAL

PC 776+74.62 EXISTING

S42° 07' 54" E 14.03'

804

198.00 AC.
STEVEN T. MINOR
AND ELMA MINOR
VOL. 1666, PG. 0447
O. P. R. G. C.



52.2 ACRES
TRACT III
GEORGE ANN WILLARD
VOL. 112, PG. 473
P. R. G. C.

DETAIL "B"
N. T. S.

IRS WITH ALUMINUM CAP
STAMPED "ADL"
107+63.05 214.07' LT
FM 621 REALIGNMENT
774+64.09 35.00' LT
FM 621 EXISTING
4289+40.22 694.90' LT
SH 130
END ACCESS DENIAL LINE



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11/18/2008 10:25:14 AM 01/20/17 TXDOT 1155500026540PHASE 2\CADD\0804REV_SV_804_BRD.dwg

HALFF
300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1886
FAX (210) 798-1886

PARCEL PLAT SHOWING PROPERTY OF STEVEN T. MINOR AND ELMA MINOR		
DISTRICT AUS	STATE HIGHWAY 130	
SCALE N. T. S.	FEDERAL AID PROJECT NO. BOR 2004(620)	R. O. W. C. S. J. NO. 3583-02-002
	PARCEL 804	COUNTY GUADALUPE

 **Texas
Department
of Transportation**

EXHIBIT _____

PAGE 8 OF 8
REV. 1
11/18/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

LEGEND

■	TXDOT TYPE I CONCRETE MONUMENT FOUND	B.L.	BUILDING SETBACK LINE
▣	TXDOT TYPE II CONCRETE MONUMENT FOUND	P.U.E.	PUBLIC UTILITY EASEMENT
⊗	TXDOT TYPE II CONCRETE MONUMENT SET	P.R.G.C.	PROBATE RECORDS, GUADALUPE COUNTY
○	1/2" IRON ROD SET WITH TXDOT ALUM. CAP (UNLESS NOTED)	D.R.G.C.	DEED RECORDS, GUADALUPE COUNTY
●	1/2" IRON ROD FOUND (UNLESS NOTED)	O.P.R.G.C.	OFFICIAL PUBLIC RECORDS, GUADALUPE COUNTY
⊙	SQUARE-HEAD BOLT FOUND	P.M.R.G.C.	PLAT AND MAP RECORDS, GUADALUPE COUNTY
⊛	IRON PIPE FOUND (SIZE NOTED)	---	DISTANCE NOT SHOWN TO SCALE
▲	60D NAIL FOUND (UNLESS NOTED)	—P—	PROPERTY LINE
△	CALCULATED POINT	—B—	SH 130 BASE LINE
⊙	WOOD FENCE POST	---	SH 130 PROPOSED RIGHT-OF-WAY LINE
IRS	IRON ROD SET	—X—	FENCE
N.T.S.	NOT TO SCALE	—III—	ACCESS DENIAL LINE
(XXX)	RECORD INFORMATION	---	APPROXIMATE SURVEY LINE
P.O.B.	POINT OF BEGINNING	---	EXISTING TXDOT RIGHT-OF-WAY
P.O.C.	POINT OF COMMENCEMENT	---IxB---	EXISTING TXDOT RIGHT-OF-WAY BASELINE
R.O.W.	RIGHT-OF-WAY	---	EASEMENT
D.E.	DRAINAGE EASEMENT	---+---	DEED LINE

NOTES:

- 1) BEARING AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83 (96) CORS (2002 EPOCH). ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENT WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE RECORDED EASEMENTS, SETBACKS AND ENCUMBRANCES SHOWN HEREON ARE FROM SCHEDULE B OF THE COMMITMENT FOR TITLE INSURANCE ISSUED BY ALAMO TITLE COMPANY, GF NO. 07-94051540, EFFECTIVE DATE OCTOBER 25, 2007, ISSUE DATE NOVEMBER 08, 2007. THE SURVEYOR HAS RELIED UPON THE ACCURACY AND COMPLETENESS OF THE INFORMATION DESCRIBED ABOVE AND HAS MADE NO INDEPENDENT INVESTIGATION OR SEARCH FOR THIS INFORMATION.
- 4) THE ABOVE REFERENCED TITLE COMMITMENT LISTS THE FOLLOWING RESTRICTIVE COVENANTS, MINERAL OR OTHER RIGHTS, OR OTHER ENCUMBRANCES IN CONNECTION WITH THE PROPERTY SURVEYED THAT HAVE NOT BEEN PLOTTED OR OTHERWISE SHOWN HEREON:
- 5) THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS. ITEMS 10.
 - D.) ANY EASEMENTS THAT MAY AFFECT THE PROPERTY, SUCH AS ROADWAYS, SEWER, TELEPHONE, WATER AND/OR TELEPHONE, ELECTRICAL AND UTILITY LINES. *AS MAY BE SHOWN*
 - G.) VISIBLE AND APPARENT EASEMENTS OVER AND ACROSS SUBJECT PROPERTY *AS MAY BE SHOWN*
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 7) REMAINDER AREAS ARE CALCULATED BY SUBTRACTING THE SURVEYED ACQUISITION AREA FROM THE OWNERS TOTAL (DEED, CALCULATED OR SURVEYED) AREA UNLESS OTHERWISE NOTED
- 8) SURVEYOR DOES NOT IDENTIFY ANY GEOLOGICAL OR ENVIRONMENTAL CONDITIONS AND SURVEYOR FULLY DISCLAIMS ANY AND ALL RESPONSIBILITY RELATED TO ISSUES OR CLAIMS RELATED THERETO OR RESULTING THERE FROM.
- 9) THERE IS A SEPARATE LEGAL DESCRIPTION OF PARCEL 804 THAT ACCOMPANIES AND IS A PART OF THIS SURVEY PLAT.
- 10) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE DENIAL OF ACCESS LINE.

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE EVIDENCE FOUND FROM AN ON THE GROUND SURVEY OF THE PROPERTY SHOWN HEREON UNDER MY SUPERVISION.

Ray D. Weger
RAY D. WEGER, R.P.L.S. NO. 711
11/18/08
DATE



PARCEL PLAT SHOWING PROPERTY OF STEVEN T. MINOR AND ELMA MINOR			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 804
SCALE N.T.S.	FEDERAL AID PROJECT NO. BOR 2004 (620)	R.O.W. C.S.J. NO. 3583-02-002	COUNTY GUADALUPE



11/18/2008 10:27:36 AM 02047 TXDOT 1328000426540PHASE 2\CAD\0404REV.SV_804_BRODRETH.DWG

County: Guadalupe **Segment:** 6.2
Parcel No.: 836 **From:** Sta. 4223+00
Highway: SH 130 Segments 5 & 6 **To:** 4996+11.52
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County, Texas
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-02-002

Property Description for Parcel 836

BEING A 2.824 ACRE 123,024 SQ. FT. TRACT OF LAND SITUATE IN THE STATE OF TEXAS, COUNTY OF GUADALUPE, LOCATED IN THE JOHN B. COWAN SURVEY NO. 39 ABSTRACT NO. 84, AND BEING A PORTION OF A CALCULATED 63.057 ACRE TRACT DESCRIBED IN DEED TO DOMINGO VALDEZ, SR. AS RECORDED IN VOLUME 585, PAGE 834 OF THE DEED RECORDS OF GUADALUPE COUNTY (D.R.G.C.), ALSO BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a set Texas Department of Transportation Type II Monument in the southeast line of the said Domingo Valdez, Sr. tract, in the existing northwest right-of-way of FM 20 as established by Texas Department of Transportation CSJ 987-1-2 (1951), located 39.41 feet right of realignment of FM 20 Baseline Station 105+28.01, 35.00 feet left of existing of FM 20 Baseline Station 474+91.90 and 2,019.07 feet left of proposed SH 130 Baseline Station 4628+40.90;

THENCE, along the southeast line of the said Domingo Valdez, Sr. tract, the existing northwest right-of-way of FM 20, S 48° 51' 08" W 581.03 feet to a set Texas Department of Transportation Type II Monument in the proposed east right-of-way of SH 130, being the POINT OF BEGINNING of the herein described tract, located 38.17 feet right of realignment of FM 20 Baseline Station 111+09.04, 35.00 feet left of existing of FM 20 Baseline Station 469+10.84 and 1,440.41 feet left of proposed SH 130 Baseline Station 4628+93.35;

1) THENCE, continuing along the southeast line of the said Domingo Valdez, Sr. tract, the existing northwest right-of-way of FM 20, S 48° 51' 08" W 802.30 feet to a calculated point in the southeast corner of the said Domingo Valdez, Sr. tract, the northeast line of Lonely Road as fenced and occupied (no record information found); located 35.00 feet left of existing of FM 20 Baseline Station 461+08.55 and 641.39 feet left of proposed SH 130 Baseline Station 4629+65.77;

2) THENCE, along the southwest line of the said Domingo Valdez, Sr. tract as fenced and occupied, the northeast line of Lonely Road, N 41° 29' 40" W 233.80 feet to a wood fence post;

3) THENCE, continuing along the southwest line of the said Domingo Valdez, Sr. tract, the northeast line of Lonely Road as fenced and occupied, N 41° 32' 51" W 65.11 feet to a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap in the proposed east right-of-way of SH 130, beginning of the Access Denial Line located 335.37 feet right of realignment of FM 20 Baseline Station 119+13.84 and 612.55 feet left of proposed SH 130 Baseline Station 4626+68.25,



4) THENCE, along the proposed east right-of-way of SH 130, the Access Denial Line, N 68° 45' 14" E passing at 126.97 feet, a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap stamped ADL, located 735.35 feet left of proposed SH 130 Baseline Station 4627+00.52, ending the Access Denial Line, continuing in all 855.24 feet to a set Texas Department of Transportation Type II Monument, located 45.94 feet right of realignment FM 20 Baseline Station 111+09.06 and 1,439.71 feet left of proposed SH 130 Baseline Station 4628+85.61;

5) THENCE, continuing along the proposed east right-of-way of SH 130, S 41° 08' 52" E 7.77 feet to the POINT OF BEGINNING, containing 2.824 acres of land 123,024 SQ. FT..

All Bearings are based on the Texas State Plane Coordinate System, South Central Zone NAD 83 (96) CORS (2002 EPOCH). All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

() denotes record calls.

There is a separate survey plat of Parcel 836 that accompanies and is a part to this description.

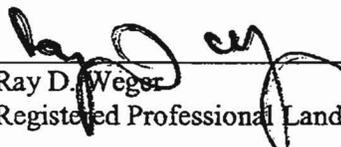
Access is denied to and from the transportation facility across the Denial of Access Line.

STATE OF TEXAS §
 § **KNOW ALL MEN BY THESE PRESENTS:**
COUNTY OF BEXAR §

That I, Ray D. Weger, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct representation of the evidence found from an on the ground survey of the property described herein under my supervision.

WITNESS MY HAND AND SEAL at San Antonio, Bexar County, Texas, this day 4 August 2008.

SURVEYED BY:


Ray D. Weger
Registered Professional Land Surveyor No. 4711



HALFF
300 East Sonterra Blvd. Suite 230
San Antonio, Texas 78258
(210) 798 - 1895



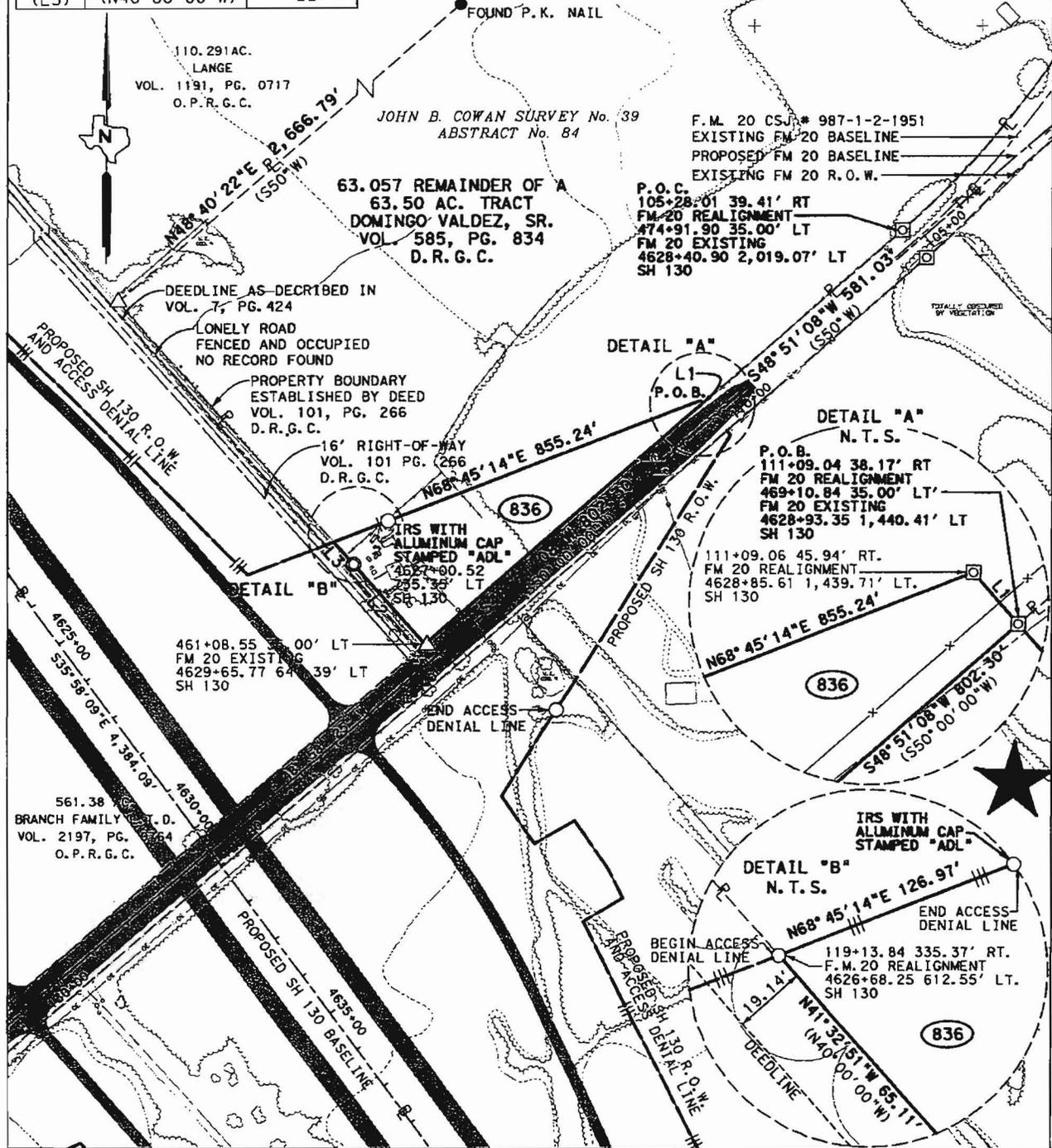
PAGE 3 OF 4
08/04/08

LINE	BEARING	DISTANCE
L1	S41°08'52"E	7.77'
L2	N41°29'40"W	233.80'
(L2)	(N40°00'00"W)	--
L3	N41°32'51"W	65.11'
(L3)	(N40°00'00"W)	--

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

	ACRES	SQUARE FEET
ACQUISITION	2.824	123,024
CALCULATED AREA	63.057	2,746,763
REMAINDER AREA	60.233	2,623,739

0' 150' 300' 600'



PARCEL PLAT SHOWING PROPERTY OF
DOMINGO VALDEZ, SR.

DISTRICT AUS	STATE HIGHWAY 130	PARCEL 836
SCALE 1" = 300'	FEDERAL AID PROJECT NO. BOR 2004 (620)	R.O.W. C.S.J. NO. 3583-02-002
	COUNTY GUADALUPE	



HALFF
300 E. SONTERRA BLVD, SUITE 250
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1888
FAX (210) 796-1896

8/2/2008 3:08:48 PM p2308 TXDOT 1:05000102850\p\name_20040808REV_836_BIRD_811.dgn

"EXHIBIT _____"

PAGE 4 OF 4
08/04/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

LEGEND

■	TXDOT TYPE I CONCRETE MONUMENT FOUND	B. L.	BUILDING SETBACK LINE
◼	TXDOT TYPE II CONCRETE MONUMENT FOUND	P. U. E.	PUBLIC UTILITY EASEMENT
◻	TXDOT TYPE II CONCRETE MONUMENT SET	P. R. G. C.	PROBATE RECORDS, GUADALUPE COUNTY
○	1/2" IRON ROD SET WITH TXDOT ALUM. CAP (UNLESS NOTED)	D. R. G. C.	DEED RECORDS, GUADALUPE COUNTY
●	1/2" IRON ROD FOUND (UNLESS NOTED)	O. P. R. G. C.	OFFICIAL PUBLIC RECORDS, GUADALUPE COUNTY
●	SQUARE-HEAD BOLT FOUND	P. M. R. G. C.	PLAT AND MAP RECORDS, GUADALUPE COUNTY
⊙	IRON PIPE FOUND (SIZE NOTED)	—+—	DISTANCE NOT SHOWN TO SCALE
▲	60D NAIL FOUND (UNLESS NOTED)	—E—	PROPERTY LINE
△	CALCULATED POINT	—R—	SH 130 BASE LINE
⊙	WOOD FENCE POST	—+—	SH 130 PROPOSED RIGHT-OF-WAY LINE
IRS	IRON ROD SET	—x—	FENCE
N. T. S.	NOT TO SCALE	—III—	ACCESS DENIAL LINE
(XXX)	RECORD INFORMATION	— — — — —	APPROXIMATE SURVEY LINE
P. O. B.	POINT OF BEGINNING	— — — — —	EXISTING TXDOT RIGHT-OF-WAY
P. O. C.	POINT OF COMMENCEMENT	—+R—	EXISTING TXDOT RIGHT-OF-WAY BASELINE
R. O. W.	RIGHT-OF-WAY	— — — — —	EASEMENT
D. E.	DRAINAGE EASEMENT	—+—	DEED LINE

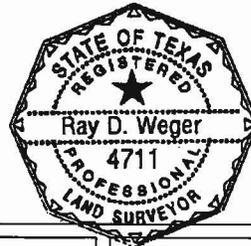
NOTES:

- 1) BEARING AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83(96)CORS(2002 EPOCH). ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENT WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE RECORDED EASEMENTS, SETBACKS AND ENCUMBRANCES SHOWN HEREON ARE FROM SCHEDULE B OF THE COMMITMENT FOR TITLE INSURANCE ISSUED BY ALAMO TITLE COMPANY, GF NO. 07-94051540, EFFECTIVE DATE OCTOBER 25, 2007, ISSUE DATE NOVEMBER 08, 2007. THE SURVEYOR HAS RELIED UPON THE ACCURACY AND COMPLETENESS OF THE INFORMATION DESCRIBED ABOVE AND HAS MADE NO INDEPENDENT INVESTIGATION OR SEARCH FOR THIS INFORMATION.
- 4) THE ABOVE REFERENCED TITLE COMMITMENT LISTS THE FOLLOWING RESTRICTIVE COVENANTS, MINERAL OR OTHER RIGHTS, OR OTHER ENCUMBRANCES IN CONNECTION WITH THE PROPERTY SURVEYED THAT HAVE NOT BEEN PLOTTED OR OTHERWISE SHOWN HEREON:
- 5) THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS. ITEMS 10.
 - A.) RIGHT OF WAY RESERVED IN DEEDS RECORDED IN VOLUME 101, PAGE 274, VOLUME 199, PAGE 133, AND VOLUME 214, PAGE 316, DEED RECORDS OF GUADALUPE COUNTY, TEXAS. *AS SHOWN*
 - B.) PIPE LINE EASEMENT BY THOMAS VALDEZ AND INOCENCIA VALDEZ TO CRYSTAL CLEAR WATER SUPPLY CORPORATION, RECORDED IN VOLUME 375, PAGE 639, DEED RECORDS OF GUADALUPE COUNTY, TEXAS. *BEYOND LIMITS OF PARCEL PLAT*
 - D.) ANY EASEMENTS THAT MAY AFFECT THE PROPERTY, SUCH AS ROADWAYS, SEWER, TELEPHONE, WATER AND/OR TELEPHONE, ELECTRICAL AND UTILITY LINES. *AS MAY BE SHOWN*
 - G.) VISIBLE AND APPARENT EASEMENTS OVER AND ACROSS SUBJECT PROPERTY *AS MAY BE SHOWN*
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 7) REMAINDER AREAS ARE CALCULATED BY SUBTRACTING THE SURVEYED ACQUISITION AREA FROM THE OWNERS TOTAL (DEED, CALCULATED OR SURVEYED) AREA UNLESS OTHERWISE NOTED
- 8) SURVEYOR DOES NOT IDENTIFY ANY GEOLOGICAL OR ENVIRONMENTAL CONDITIONS AND SURVEYOR FULLY DISCLAIMS ANY AND ALL RESPONSIBILITY RELATED TO ISSUES OR CLAIMS RELATED THERETO OR RESULTING THERE FROM.
- 9) THERE IS A SEPARATE LEGAL DESCRIPTION OF PARCEL 836 THAT ACCOMPANIES AND IS A PART OF THIS SURVEY PLAT.
- 10) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE DENIAL OF ACCESS LINE.

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE EVIDENCE FOUND FROM AN ON THE GROUND SURVEY OF THE PROPERTY SHOWN HEREON UNDER MY SUPERVISION.


RAY D. WEGER, R.P.L.S. NO. 4711

08/04/08
DATE



HALFF
300 E. SONTERRA BLVD, SUITE 220
SAN ANTONIO, TEXAS 78206
TEL (210) 798-1896
FAX (210) 798-1896

PARCEL PLAT SHOWING PROPERTY OF DOMINGO VALDEZ, SR.			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 836
SCALE 1"=300'	FEDERAL AID PROJECT NO. BOR 2004 (620)	R. O. W. C. S. J. NO. 3583-02-002	COUNTY GUADALUPE



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Page 1 of 4
Parcel 852
Rev. 1
August 4, 2008

County: Guadalupe
Parcel No.: 852
Highway: SH 130 Segments 5 & 6
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County, Texas
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-02-002

Segment: 6.2
From: Sta. 4223+00
To: 4996+11.52

Property Description for Parcel 852

BEING A 36.627 ACRE 1,595,467 SQ. FT. TRACT OF LAND SITUATE IN THE STATE OF TEXAS, COUNTY OF GUADALUPE, LOCATED IN THE JOHN USSERY SURVEY NO. 501 ABSTRACT NO. 323, AND BEING A PORTION OF A CALLED 241.514 ACRE TRACT DESCRIBED IN DEED TO RICHARD M. PERSYN AND WIFE, ELMAYA W. PERSYN AS RECORDED IN VOLUME 552, PAGE 211 OF THE DEED RECORDS OF GUADALUPE COUNTY (D.R.G.C.), BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a set 1/2 inch iron rod with Half cap at the northwest corner of the said Richard M. Persyn and wife, Elmaya W. Persyn tract, in the southerly line of County Road 119 also known as Tschoepe Road;

THENCE, with the northerly line of the said Richard M. Persyn and wife, Elmaya W. Persyn tract and the southerly line of said County Road 119 also known as Tschoepe Road as fenced and occupied, N 88° 29' 05" E (N 90° 00' 00" E) 436.91 feet to a set Texas Department of Transportation Type II Monument in the proposed west right-of-way of SH 130 located 34.22 feet left of the realignment of CR 119 Baseline Station 130+00.05 and 1,294.68 feet right of proposed SH 130 Baseline Station 4835+03.16, and being the POINT OF BEGINNING;

1) THENCE, continuing with the northerly line of the said Richard M. Persyn and wife, Elmaya W. Persyn tract and the southerly line of said County Road 119 also known as Tschoepe Road as fenced and occupied, N 88° 29' 05" E (N 90° 00' 00" E) 1,260.11 feet to a found 1/2 inch iron rod at the northeast corner of the said Richard M. Persyn and wife, Elmaya W. Persyn tract, and the northwest corner of a called 148.73 acre tract described in deed to Shawn Davis Vickers and Kelley Ann Vickers, husband and wife as recorded in Volume 1551, Page 0303 (O.P.R.G.C.);

2) THENCE, with the easterly line of the said Richard M. Persyn and wife, Elmaya W. Persyn tract, and the westerly line of the said Shawn Davis Vickers and Kelley Ann Vickers, husband and wife tract, S 01° 03' 55" E (S 00° 00' 00" E) passing at 3,145.96 feet a found 1 inch iron pipe at the northwest corner of a 173 1/2 acre tract described in deed to Thomas Wayne Oliver and wife, Wanda S. Oliver as recorded in Volume 451, Page 365 of the (D.R.G.C.), continuing in all 5,020.72 feet to a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap in the proposed west right-of-way of SH 130 beginning the Access Denial Line, in the westerly line of said 173 1/2 acre Thomas Wayne Oliver and wife, Wanda S. Oliver tract, located 393.42 feet right of proposed SH 130 Baseline Station 4884+24.66;

3) THENCE, with the proposed west right-of-way of SH 130, the Access Denial Line, and with the arc of a curve to the right passing at 1,890.32 feet a set Texas Department of Transportation Type II Monument, located 393.05 feet right of proposed SH 130 Baseline Station 4866+69.73, continuing in all 1,891.37 feet, having a radius of 5,500.00 feet, a central angle of 19° 42' 12", a tangent distance of 955.12 feet and a chord that bears N 11° 19' 57" W 1,882.07 feet to a set Texas Department of Transportation Type II Monument, located 393.05 feet right of proposed SH 130 Baseline Station 4866+68.69;



Page 2 of 4
Parcel 852
Rev. 1
August 4, 2008

4) THENCE, continuing with the proposed west right-of-way of SH 130, the Access Denial Line N 01° 28' 52" W 2,995.48 feet to a set Texas Department of Transportation Type II Monument located 199.96 feet left of the realignment CR 119 Baseline Station 120+97.59 and 393.02 feet right of proposed SH 130 Baseline Station 4836+73.21;

5) THENCE, continuing with the proposed west right-of-way of SH 130, the Access Denial Line N 81° 46' 15" W passing at 400.31 feet a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap stamped ADL located 134.33 feet left of the realignment of CR 119 Baseline Station 124+92.48 and 787.59 feet right of proposed SH 130 Baseline Station 4836+05.69, ending the Access Denial Line, and continuing in all 914.84 feet to a set Texas Department of Transportation Type II Monument, located 49.96 feet left of the realignment of CR 119 Baseline Station 130+00.05 and 1,294.76 feet right of proposed SH 130 Baseline Station 4835+18.90;

6) THENCE, continuing along the proposed west right-of-way of SH 130 N 01° 12' 28" W 15.74 feet to the POINT OF BEGINNING, containing 36.627 acres of land 1,595,467 SQ. FT.

All Bearings are based on the Texas State Plane Coordinate System, South Central Zone NAD 83 (96) CORS (2002 EPOCH). All distances and coordinates were adjusted to surface using a combined scale factor of 1.00013.

() denotes record calls.

There is a separate survey plat of Parcel 852 that accompanies and is a part to this description.

Access is denied to and from the transportation facility across the Denial of Access Line.

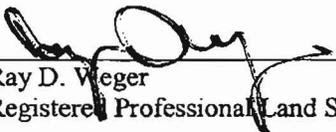
STATE OF TEXAS §
 §
COUNTY OF BEXAR §

KNOW ALL MEN BY THESE PRESENTS:

That I, Ray D. Weger, a Registered Professional Land Surveyor, do hereby certify that the above description is true and correct representation of the evidence found from an on the ground survey of the property described herein under my supervision.

WITNESS MY HAND AND SEAL at San Antonio, Bexar County, Texas, this day 4 August 2008.

SURVEYED BY:


Ray D. Weger
Registered Professional Land Surveyor No. 4711



HALFF
300 East Sonterra Blvd. Suite 230
San Antonio, Texas 78258
(210) 798 - 1895



EXHIBIT

PAGE 4 OF 4
REV. 1
08/04/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

LEGEND

■	TXDOT TYPE I CONCRETE MONUMENT FOUND	B.L.	BUILDING SETBACK LINE
◼	TXDOT TYPE II CONCRETE MONUMENT FOUND	P.U.E.	PUBLIC UTILITY EASEMENT
◻	TXDOT TYPE II CONCRETE MONUMENT SET	P.R.G.C.	PROBATE RECORDS, GUADALUPE COUNTY
○	1/2" IRON ROD SET WITH TXDOT ALUM. CAP (UNLESS NOTED)	D.R.G.C.	DEED RECORDS, GUADALUPE COUNTY
●	1/2" IRON ROD FOUND (UNLESS NOTED)	O.P.R.G.C.	OFFICIAL PUBLIC RECORDS, GUADALUPE COUNTY
⬤	SQUARE-HEAD BOLT FOUND	P.M.R.G.C.	PLAT AND MAP RECORDS, GUADALUPE COUNTY
⊙	IRON PIPE FOUND (SIZE NOTED)	---	DISTANCE NOT SHOWN TO SCALE
▲	60D NAIL FOUND (UNLESS NOTED)	—E—	PROPERTY LINE
△	CALCULATED POINT	—B—	SH 130 BASE LINE
⊗	WOOD FENCE POST	—P—	SH 130 PROPOSED RIGHT-OF-WAY LINE
IRS	IRON ROD SET	—X—	FENCE
N.T.S.	NOT TO SCALE	—III—	ACCESS DENIAL LINE
(XXX)	RECORD INFORMATION	---	APPROXIMATE SURVEY LINE
P.O.B.	POINT OF BEGINNING	---	EXISTING TXDOT RIGHT-OF-WAY
P.O.C.	POINT OF COMMENCEMENT	---IxB---	EXISTING TXDOT RIGHT-OF-WAY BASELINE
R.O.W.	RIGHT-OF-WAY	---	EASEMENT
D.E.	DRAINAGE EASEMENT	---+---	DEED LINE

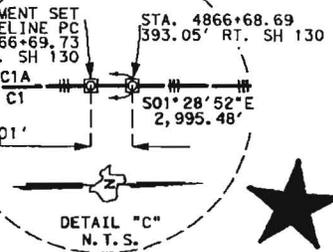
NOTES:

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- 3) THE RECORDED EASEMENTS, SETBACKS AND ENCUMBRANCES SHOWN HEREON ARE FROM SCHEDULE B OF THE COMMITMENT FOR TITLE INSURANCE ISSUED BY ALAMO TITLE COMPANY, GF NO. 06-94051366, EFFECTIVE DATE DECEMBER 13, 2007, ISSUE DATE DECEMBER 28, 2007. THE SURVEYOR HAS RELIED UPON THE ACCURACY AND COMPLETENESS OF THE INFORMATION DESCRIBED ABOVE AND HAS MADE NO INDEPENDENT INVESTIGATION OR SEARCH FOR THIS INFORMATION.
- 4) THE ABOVE REFERENCED TITLE COMMITMENT LISTS THE FOLLOWING RESTRICTIVE COVENANTS, MINERAL OR OTHER RIGHTS, OR OTHER ENCUMBRANCES IN CONNECTION WITH THE PROPERTY SURVEYED THAT HAVE NOT BEEN PLOTTED OR OTHERWISE SHOWN HEREON:
- 5) THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS. ITEMS 10.
 - A.) RIGHT OF WAY EASEMENT DATED MAY 14, 1985, BY RICHARD PERSYN TO B.W. HEDGENS, RECORDED IN VOLUME 738, PAGE 956, OFFICIAL RECORDS OF GUADALUPE COUNTY, TEXAS *BROAD COVERAGE*
 - D.) TERMS, PROVISIONS AND CONDITIONS OF ANY AND ALL LEASE/RENTAL AGREEMENTS, IF ANY, ORAL AND/OR WRITTEN, AND AMENDMENTS THERETO, IF ANY, AND RIGHTS OF PARTIES THEREUNDER. *NON SURVEY ITEM*
 - G.) VISIBLE AND APPARENT EASEMENTS OVER AND ACROSS SUBJECT PROPERTY *AS MAY BE SHOWN*
- 6) REMAINDER AREAS ARE CALCULATED BY SUBTRACTING THE SURVEYED ACQUISITION AREA FROM THE OWNERS TOTAL (DEED, CALCULATED OR SURVEYED) AREA UNLESS OTHERWISE NOTED
- 7) SURVEYOR DOES NOT IDENTIFY ANY GEOLOGICAL OR ENVIRONMENTAL CONDITIONS AND SURVEYOR FULLY DISCLAIMS ANY AND ALL RESPONSIBILITY RELATED TO ISSUES OR CLAIMS RELATED THERETO OR RESULTING THERE FROM.
- 8) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 9) THERE IS A SEPARATE LEGAL DESCRIPTION OF PARCEL 852 THAT ACCOMPANIES AND IS A PART OF THIS SURVEY PLAT.
- 10) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE DENIAL OF ACCESS LINE.

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE EVIDENCE FOUND FROM AN ON THE GROUND SURVEY OF THE PROPERTY SHOWN HEREON UNDER MY SUPERVISION.

Ray D. Weger
RAY D. WEGER. R.P.L.S. NO. 4711

08/04/08



HALFF
300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78208
TEL (210) 736-1895
FAX (210) 736-1836

PARCEL PLAT SHOWING PROPERTY OF RICHARD M. PERSYN & WIFE, ELMAYA W. PERSYN			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 852
SCALE 1"=600'	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W. C.S.J. NO. 3583-02-002	COUNTY GUADALUPE



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County: Guadalupe
Parcel No.: 1822
Highway: SH 130 Segments 5 & 6
Project Limits: From: South of FM 1327, end of Segment 4
(Sta. 2938+00) in Travis County, Texas
To: IH 10 near Seguin, in Guadalupe County, Texas
Federal Aid Project No.: BOR 2004(620)
Right of Way CSJ: 3583-02-002

Segment: 6.2
From: Sta. 4223+00
To: 4996+11.52

Property Description for Parcel 1822

BEING A 0.004 ACRE 170 SQ. FT. TRACT OF LAND SITUATE IN THE STATE OF TEXAS, COUNTY OF GUADALUPE, LOCATED IN THE SOLOMON BARNES SURVEY ABSTRACT NO. 56 AND BEING A PORTION OF A 2.50 ACRE TRACT OF LAND DESCRIBED IN DEED TO MARIO A. LEOS AND WIFE, DORA A. LEOS AS RECORDED IN VOLUME 754, PAGE 789 OF THE DEED RECORDS OF GUADALUPE COUNTY (D.R.G.C.), BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap at the northeast corner of the said Mario A. Leos and wife, Dora A. Leos tract, and a southeast corner of a called 2.50 acre tract described in deed to George Richard Beringer and Wife, Lucinda S. Beringer as recorded in Volume 894, Page 0629 of the (O.P.R.G.C.);

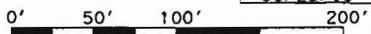
THENCE, with the northwest line of the said Mario A. Leos and wife, Dora A. Leos tract, and a southeast line of the said George Richard Beringer and Wife, Lucinda S. Beringer tract, S 49° 43' 02" W (S 52° 07' E) 351.39 feet to a set 1/2 inch iron rod with Texas Department of Transportation Aluminum Cap in the proposed east right-of-way of SH 130, located 116.12 feet right of the realignment of FM 3353 Baseline Station 124+32.43, 118.56 feet right of existing FM 3353 Baseline Station 364+43.39 and 1,423.01 feet left of SH 130 Baseline Station 4542+35.71, and being the POINT OF BEGINNING;

1) THENCE, with the proposed east right-of-way of SH 130, S 02° 34' 52" E 31.81 feet to a set Texas Department of Transportation Type II Monument in the proposed east right-of-way of SH 130, and the existing northeasterly right-of-way of FM 3353 as established by Texas Department of Transportation CSJ 1272-3-3 (1980), located 106.81 feet left of the realignment of FM 3353 Baseline Station 124+02.95, 106.89 feet right of existing FM 3353 Baseline Station 364+14.37, and 1,432.12 feet left of SH 130 Baseline Station 4542+74.94;

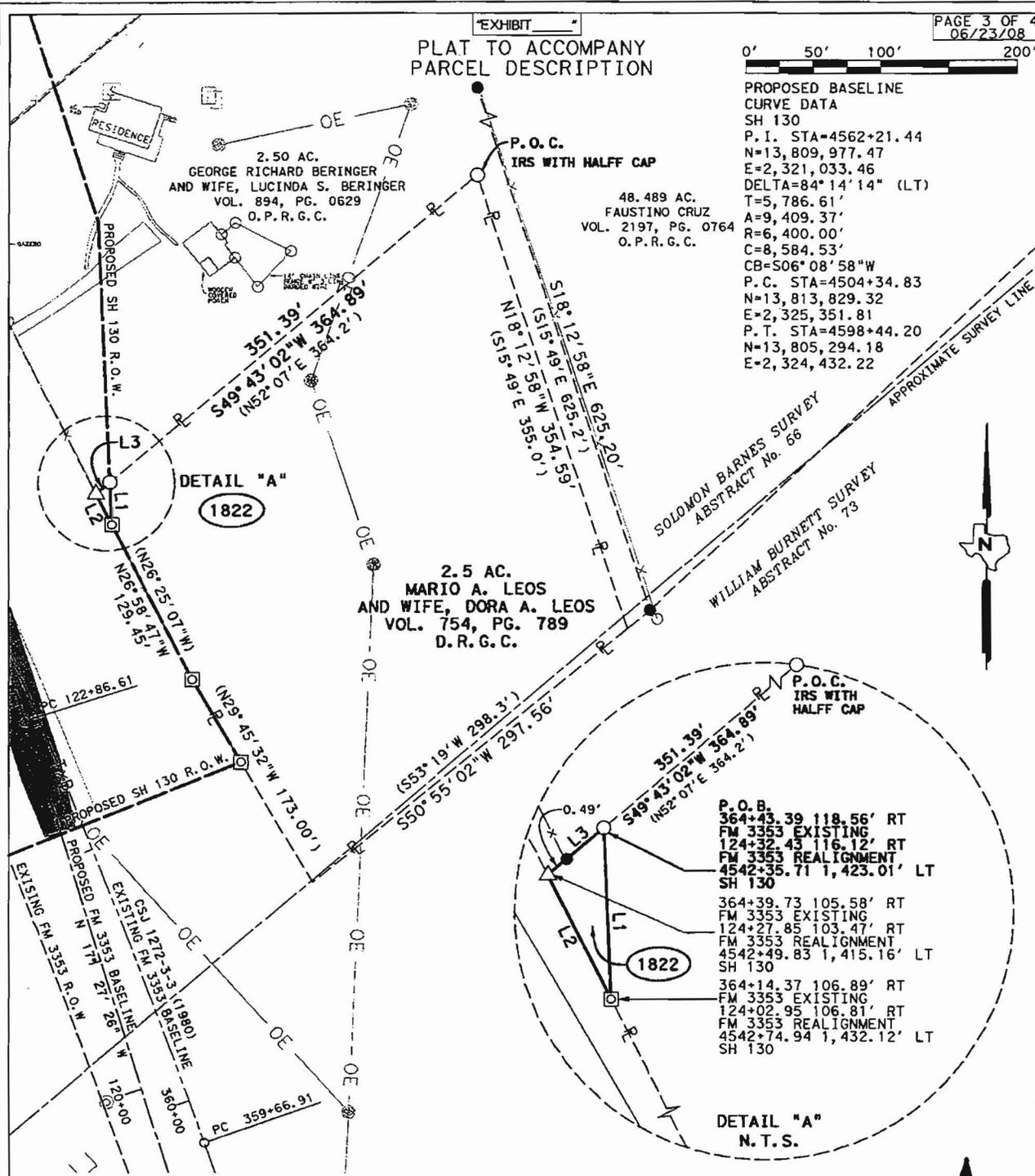
2) THENCE, with the existing northeasterly right-of-way of FM 3353, N 26° 58' 47" W (N 26° 25' 07" W) 25.86 feet to a calculated point at the northwest corner of said Mario A. Leos and wife, Dora A. Leos tract, and a southwest corner of the said George Richard Beringer and Wife, Lucinda S. Beringer tract, located 103.47 feet right of realignment right-of-way of FM 3353 Baseline Station 124+27.85, 105.58 feet right of existing FM 3353 Baseline Station 364+39.73 and 1,415.16 feet left of SH 130 Baseline Station 4542+49.83;



PLAT TO ACCOMPANY
PARCEL DESCRIPTION



PROPOSED BASELINE
CURVE DATA
SH 130
P. I. STA=4562+21.44
N=13,809,977.47
E=2,321,033.46
DELTA=84°14'14" (LT)
T=5,786.61'
A=9,409.37'
R=6,400.00'
C=8,584.53'
CB=506°08'58"W
P. C. STA=4504+34.83
N=13,813,829.32
E=2,325,351.81
P. T. STA=4598+44.20
N=13,805,294.18
E=2,324,432.22



DETAIL "A"
1822

DETAIL "A"
N. T. S.

P.O.B.
364+43.39 118.56' RT
FM 3353 EXISTING
124+32.43 116.12' RT
FM 3353 REALIGNMENT
4542+35.71 1,423.01' LT
SH 130
364+39.73 105.58' RT
FM 3353 EXISTING
124+27.85 103.47' RT
FM 3353 REALIGNMENT
4542+49.83 1,415.16' LT
SH 130
364+14.37 106.89' RT
FM 3353 EXISTING
124+02.95 106.81' RT
FM 3353 REALIGNMENT
4542+74.94 1,432.12' LT
SH 130

LINE	BEARING	DISTANCE
L1	S02°34'52"E	31.81'
L2	N26°58'47"W	25.86'
L3	N49°43'02"E	13.50'

	ACRES	SQUARE FEET
ACQUISITION	0.004	170
DEED AREA	2.5	108,900
REMAINDER AREA	2.496	108,730



HALFF
300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1895
FAX (210) 798-1896

PARCEL PLAT SHOWING PROPERTY OF MARIO A. LEOS AND WIFE, DORA A. LEOS			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 1822
SCALE .1"=100'	FEDERAL AID PROJECT NO. BOR 2004 (620)	R.O.W. C.S.J. NO. 3583-02-002	COUNTY GUADALUPE

Texas Department of Transportation

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"EXHIBIT _____"

PAGE 4 OF 4
06/23/08

PLAT TO ACCOMPANY
PARCEL DESCRIPTION

LEGEND

■	TXDOT TYPE I CONCRETE MONUMENT FOUND	P. U. E.	PUBLIC UTILITY EASEMENT
▣	TXDOT TYPE II CONCRETE MONUMENT FOUND	D. R. G. C.	DEED RECORDS, GUADALUPE COUNTY
◻	TXDOT TYPE II CONCRETE MONUMENT SET	O. P. R. G. C.	OFFICIAL PUBLIC RECORDS, GUADALUPE COUNTY
○	1/2" IRON ROD SET WITH TXDOT ALUM. CAP (UNLESS NOTED)	P. M. R. G. C.	PLAT AND MAP RECORDS, GUADALUPE COUNTY
●	1/2" IRON ROD FOUND (UNLESS NOTED)	D. E.	DRAINAGE EASEMENT
●	SQUARE-HEAD BOLT FOUND	B. L.	BUILDING SETBACK LINE
⊙	IRON PIPE FOUND (SIZE NOTED)	—+—	DISTANCE NOT SHOWN TO SCALE
▲	60D NAIL FOUND (UNLESS NOTED)	—E—	PROPERTY LINE
△	CALCULATED POINT	—B—	SH 130 BASE LINE
⊙	WOOD FENCE POST	—+—	SH 130 PROPOSED RIGHT-OF-WAY LINE
IRS	IRON ROD SET	—X—	FENCE
N. T. S.	NOT TO SCALE	—III—	ACCESS DENIAL LINE
(XXX)	RECORD INFORMATION	— — — — —	APPROXIMATE SURVEY LINE
P. O. B.	POINT OF BEGINNING	— — — — —	EXISTING TXDOT RIGHT-OF-WAY
P. O. C.	POINT OF COMMENCEMENT	—TxR—	EXISTING TXDOT RIGHT-OF-WAY BASELINE
R. O. W.	RIGHT-OF-WAY	— — — — —	EASEMENT
		—+—	DEED LINE

NOTES:

- 1) BEARING AND COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83(96)CORS.(2002 EPOCH). ALL DISTANCES AND COORDINATES WERE ADJUSTED TO SURFACE USING A COMBINED SCALE FACTOR OF 1.00013.
- 2) IMPROVEMENTS SHOWN ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND/OR THE ADDITIONAL DELINEATION OF IMPROVEMENT WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE RECORDED EASEMENTS, SETBACKS AND ENCUMBRANCES SHOWN HEREON ARE FROM SCHEDULE B OF THE COMMITMENT FOR TITLE INSURANCE ISSUED BY ALAMO TITLE COMPANY, GF NO. 07-94051540, EFFECTIVE DATE OCTOBER 25, 2007, ISSUE DATE NOVEMBER 08, 2007. THE SURVEYOR HAS RELIED UPON THE ACCURACY AND COMPLETENESS OF THE INFORMATION DESCRIBED ABOVE AND HAS MADE NO INDEPENDENT INVESTIGATION OR SEARCH FOR THIS INFORMATION.
- 4) THE ABOVE REFERENCED TITLE COMMITMENT LISTS THE FOLLOWING RESTRICTIVE COVENANTS, MINERAL OR OTHER RIGHTS, OR OTHER ENCUMBRANCES IN CONNECTION WITH THE PROPERTY SURVEYED THAT HAVE NOT BEEN PLOTTED OR OTHERWISE SHOWN HEREON:
- 5) THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS. ITEMS 10.
 - D.) ANY EASEMENTS THAT MAY AFFECT THE PROPERTY, SUCH AS ROADWAYS, SEWER, TELEPHONE, WATER AND/OR TELEPHONE, ELECTRICAL AND UTILITY LINES. *AS MAY BE SHOWN*
 - G.) VISIBLE AND APPARENT EASEMENTS OVER AND ACROSS SUBJECT PROPERTY *AS MAY BE SHOWN*
- 6) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 7) REMAINDER AREAS ARE CALCULATED BY SUBTRACTING THE SURVEYED ACQUISITION AREA FROM THE OWNERS TOTAL (DEED, CALCULATED OR SURVEYED) AREA UNLESS OTHER WISE NOTED
- 8) SURVEYOR DOES NOT IDENTIFY ANY GEOLOGICAL OR ENVIRONMENTAL CONDITIONS AND SURVEYOR FULLY DISCLAIMS ANY AND ALL RESPONSIBILITY RELATED TO ISSUES OR CLAIMS RELATED THERETO OR RESULTING THERE FROM.
- 9) THERE IS A SEPARATE LEGAL DESCRIPTION OF PARCEL 1822 THAT ACCOMPANIES AND IS A PART OF THIS SURVEY PLAT.
- 10) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE DENIAL OF ACCESS LINE.

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE EVIDENCE FOUND FROM AN ON THE GROUND SURVEY OF THE PROPERTY SHOWN HEREON UNDER MY SUPERVISION.

Ray D. Weger
RAY D. WEGER. R.P.E.S. NO. 4711 06/23/08 DATE



6/23/2008 9:28:18 AM 482309 TXDOT I:\9800042184\06\hana_20\0618228V_1822_BFDJR_S1231.dwg 8330_HPR000_8-511.plt

300 E. SONTERRA BLVD, SUITE 230
SAN ANTONIO, TEXAS 78258
TEL (210) 798-1895
FAX (210) 798-1896

PARCEL PLAT SHOWING PROPERTY OF MARIO A. LEOS AND WIFE, DORA A. LEOS			
DISTRICT AUS	STATE HIGHWAY 130		PARCEL 1822
SCALE 1" = 100'	FEDERAL AID PROJECT NO. BOR 2004(620)	R. O. W. C. S. J. NO. 3583-02-002	COUNTY GUADALUPE

Texas
Department
of Transportation

Guadalupe County
SH 130
CSJ 3583-02-002
Parcel 1822

Access Clause

Access will be permitted to the highway facility from the remainder of the property abutting the facility according to the Texas Department of Transportation's Access Management Manual.

Page 1 of 5
PARCEL 1503-AC
Rev.1
8/19/2008

County:	Travis	Segment:	5
Parcel No.:	1503-AC	From:	Sta. 2938+00
Highway:	State Highway 130	To:	Sta. 3376+00
Limits:	From: South of FM 1327, end of Segment 4 (Station 2938+00) in Travis County To: IH 10 near Seguin, in Guadalupe County, Texas		

Federal Aid Project No.: BOR 2004(620)
ROW CSJ: 0440-06-008

DENIAL OF ACCESS DESCRIPTION OF PARCEL 1503-AC

BEING A DENIAL OF ACCESS LINE DELINEATING A DENIAL OF ACCESS TO AND FROM THE TRANSPORTATION FACILITY, TO AND FROM THE ADJACENT PROPERTY IN THE ALBERT M. LEAVY SURVEY NO. 5, ABSTRACT NO. 481, LOCATED WITHIN THE CITY OF MUSTANG RIDGE, TRAVIS COUNTY, TEXAS, ALONG THE COMMON BOUNDARY OF U.S. HIGHWAY 183 (A 100 FOOT RIGHT-OF-WAY) AND A TRACT OF LAND AS DESCRIBED BY WARRANTY DEED FILED SEPTEMBER 10, 2004 TO JAY L. JOHNSON, III, AS RECORDED IN DOCUMENT NUMBER 2004173509 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY (O.P.R.T.C.), SAID TRACT ALSO BEING DESCRIBED AS LOTS 2, 4, AND 5 OF 183 SOUTH INDUSTRIAL PARK I, AS RECORDED IN VOLUME 86, PAGE 31C, OF THE PLAT RECORDS OF TRAVIS COUNTY (P.R.T.C.) (HEREINAFTER REFERRED TO INDIVIDUALLY AS LOT 2, LOT 4 AND LOT 5), SAID DENIAL OF ACCESS LINE AS SHOWN ON THE ACCOMPANYING PARCEL PLAT, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 1/2-inch set iron rod with yellow plastic cap stamped "HALFF ASSOC INC." for the westerly northwest corner of said Lot 4, said point being on the common line of said 183 South Industrial Park I and Austin Skyline Subdivision Section 4, as recorded in Volume 40, Page 41, P.R.T.C., (hereinafter referred to as Austin Skyline Subdivision), from which a 1/2-inch iron rod found with cap stamped "5362" bears North 08° 27' 06" West, a distance of 6.97 feet;

THENCE North 42° 29' 50" East, along said common line, passing at a distance of 63.26 feet a calculated angle point for the common corner of said Lot 4 and said Lot 5, continuing along said common line, in all, a total distance of 771.12 feet to a 1/2-inch iron rod with a Texas Department of Transportation aluminum cap set on the existing west right-of-way line of U.S. Highway 183 (a 100 foot right-of-way), said point being the north corner of said Lot 5 and the east corner of Lot 17 of said Austin Skyline Subdivision, said point also being located 313.26 feet right of S.H. 130 Baseline Station 2949+82.62, and from which a 1/2 inch iron rod found bears South 42° 29' 55" West, a distance of 2.92 feet;



Page 2 of 5
PARCEL 1503-AC
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8/19/2008

THENCE South $02^{\circ} 00' 12''$ East, departing said common line and said Lot 17 and along said existing west right-of-way line and the east line of said Lot 5, a distance of 32.61 feet to a Texas Department of Transportation Type II monument set, said point being located 314.91 feet right of S.H. 130 Baseline Station 2950+14.75 and from which a Texas Department of Transportation Type I concrete monument found bears North $53^{\circ} 21' 27''$ West, a distance of 1.70 feet, said point also being the beginning of a non-tangent curve to the left, having a delta angle of $00^{\circ} 58' 21''$, a radius of 11,509.77 feet, and from which the radius point of the curve bears North $87^{\circ} 59' 48''$ East;

THENCE continuing along said existing west right-of-way line, said east line, and with said curve to the left, an arc distance of 195.38 feet, a chord bearing of South $02^{\circ} 29' 23''$ East and a chord distance of 195.38 feet to a 1/2 inch iron rod with a Texas Department of Transportation aluminum cap set and stamped "AC" for the **POINT OF BEGINNING** of this Denial of Access Line, said point being located 324.07 feet right of S.H. 130 Baseline Station 2952+07.25, said point also being the point of curvature of a tangent curve to the left, having a delta angle of $02^{\circ} 14' 46''$, a radius of 11,509.77 feet and from which the radius point of the curve bears North $87^{\circ} 01' 26''$ East;

1) **THENCE** continuing along said existing west right-of-way line, said east line, said Denial of Access Line and with said curve to the left, passing at an arc distance of 235.16 feet a Texas Department of Transportation aluminum cap set for the common corner of said Lot 5 and said Lot 4, said point being located 332.87 feet right of S.H. 130 Baseline Station 2954+38.93, continuing along said existing west right-of-way line, the east line of said Lot 4, and said Denial of Access Line, and with said curve to the left, passing at an arc distance of 336.55 feet a Texas Department of Transportation Type II monument set, said point being located 335.91 right of S.H. 130 Baseline Station 2955+38.83, continuing along said existing west right-of-way line, said east line, and said Denial of Access Line, and with said curve to the left, passing at an arc distance of 435.16 feet a 1/2-inch iron rod with a Texas Department of Transportation aluminum cap set for the common corner of said Lot 4 and said Lot 2, continuing along said existing west right-of-way line, the east line of said Lot 2, and said Denial of Access Line, and with said curve to the left, in all, a total arc distance of 451.23 feet, a chord bearing of South $04^{\circ} 05' 57''$ East, and a chord distance of 451.20 feet to a 1/2-inch iron rod with a Texas Department of Transportation aluminum cap set and stamped "AC" for the **POINT OF TERMINATION** of this Denial of Access Line, said point being located 338.53 feet right of S.H. 130 Baseline Station 2956+53.48, and continuing along said west right-of-way line, said east line, and with said curve to the left, an arc distance of 183.74 feet to a calculated point for the common corner of said Lot 2 and Lot 3 of said 183 South Industrial Park I, from which a 1/2-inch iron rod found bears North $16^{\circ} 54' 58''$ West, a distance of 0.27 feet.



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PARCEL 1503-AC
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NOTES:

Access is denied to and from the transportation facility across the Denial of Access Line.

All bearings shown hereon are based upon the Texas State Plane Coordinate System, NAD83 (CORS96 EPOCH 2002.00), Texas South Central Zone (4204). All distances shown hereon are surface distances. The S.H. 130 State Plane Grid to Project Surface Adjustment Scale Factor is 1.00013.

All stations and offsets shown are calculated relative to the project centerline (S.H. 130 Baseline), unless noted.

That I, Colin J. Henry, a Registered Professional Land Surveyor, do hereby certify that the above description and the accompanying plat of even date herewith, are true and correct to the best of my knowledge and belief and that the property described herein was determined by a survey on the ground under my direction and supervision.

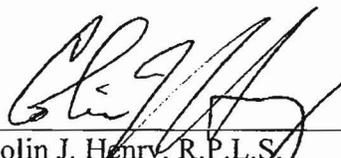
 8/19/08
Colin J. Henry, R.P.L.S. Date
Registered Professional Land Surveyor
Texas Registration No. 5230
Halff Associates, Inc.,
4030 West Braker Lane
Suite 450
Austin, Texas 78759-5356
512-252-8184



EXHIBIT " " "

PAGE 4 OF 5
REV. 1
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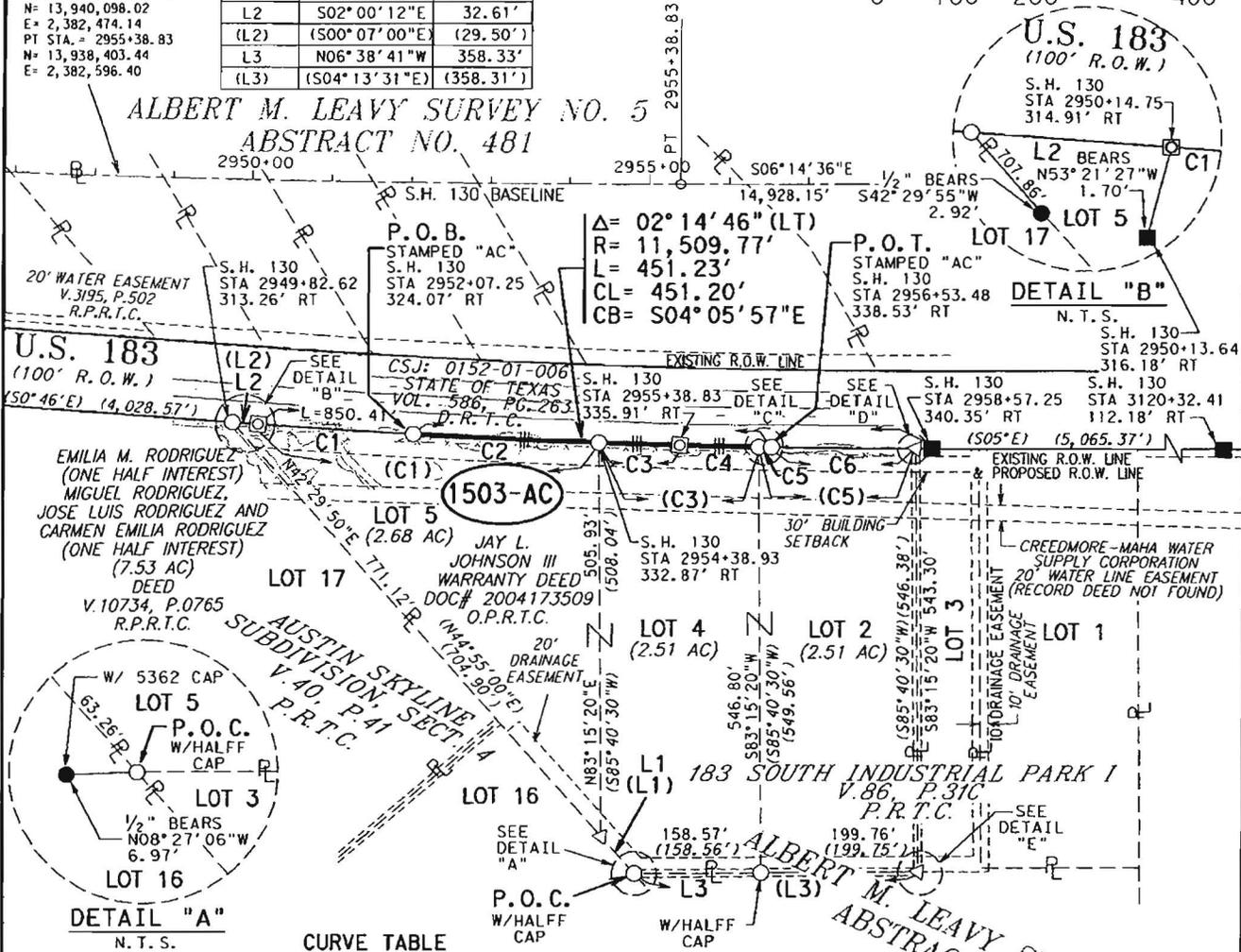
PLAT TO ACCOMPANY PARCEL DESCRIPTION

PROPOSED CURVE DATA
 P.I. STA. = 2946+89.53
 N = 13,939,248.47
 E = 2,382,503.95
 D.O.C. = 00°14'57"
 DELTA = 04°14'00" (LT)
 RADIUS = 23,000.00'
 T = 850.07'
 L = 1699.37'
 CB = 504°07'36"E
 CD = 1698.99
 PC STA. = 2938+39.46
 N = 13,940,098.02
 E = 2,382,474.14
 PT STA. = 2955+38.83
 N = 13,938,403.44
 E = 2,382,596.40

LINE TABLE

NUMBER	BEARING	DISTANCE
L1	N42°29'50"E	63.26'
(L1)	(N44°55'00"E)	(63.26')
L2	S02°00'12"E	32.61'
(L2)	(S00°07'00"E)	(29.50')
L3	N06°38'41"W	358.33'
(L3)	(S04°13'31"E)	(358.31')

GRAPHIC SCALE



CURVE TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	00°58'21"	11,509.77'	195.38'	195.38'	S02°29'23"E
(C1)		(11,699.77')		(431.44')	
C2	01°10'14"	11,509.77'	235.16'	235.16'	S03°33'41"E
C3	00°30'17"	11,509.77'	101.39'	101.39'	S04°23'56"E
(C3)		(11,699.77')		(199.93')	
C4	00°29'27"	11,509.77'	98.61'	98.61'	S04°53'49"E
(C4)		(11,699.77')		(199.76')	
C5	00°04'48"	11,509.77'	16.07'	16.07'	S05°10'56"E
C6	00°54'53"	11,509.77'	183.74'	183.74'	S05°40'46"E

LOT 3
 JAMES D. JOHNSON
 (4.69 AC)
 WARRANTY DEED
 DOC# 2004173507
 O.P.R.T.C.

ALBERT M. LEAVY SURVEY NO. 5
 ABSTRACT NO. 481



PARCEL PLAT PARCEL 1503-AC			PARCEL NUMBER	1503-AC	
FILE	TURNPIKE PROJECT	DISTRICT	ACQUISITION	ACRES	SQUARE FEET
P1503-AC	STATE HIGHWAY 130	AUS	-	-	-
SCALE 1" = 200'	FEDERAL AID PROJECT NO. BOR 2004(620)	COUNTY TRAVIS	DEED AREA	7.70	335,412
	R.O.W.-C. S. J. NO. 0440-06-008		REMAINDER AREA	-	-

EXHIBIT " " "

PAGE 5 OF 5
REV. 1
8/19/2008

LEGEND

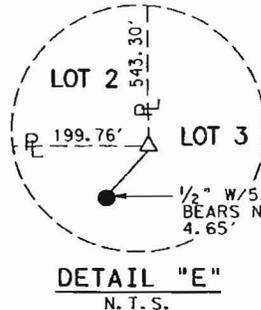
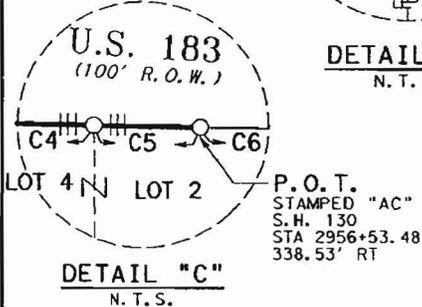
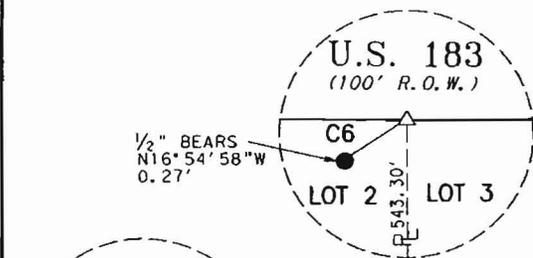
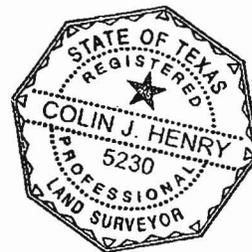
- TXDOT TYPE I CONCRETE MONUMENT FOUND
- ◼ TXDOT TYPE II CONCRETE MONUMENT FOUND
- ◻ TXDOT TYPE II CONCRETE MONUMENT SET
- 1/2" IRON ROD SET WITH TXDOT ALUM. CAP (UNLESS NOTED)
- IRON ROD FOUND (SIZE NOTED)
- SQUARE-HEAD BOLT FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- ▲ 60D NAIL FOUND (UNLESS NOTED)
- △ CALCULATED POINT
- ⊙ FENCE POST
- N. T. S. NOT TO SCALE
- (XXX) RECORD INFORMATION
- R. O. W. RIGHT-OF-WAY
- ESMT. EASEMENT
- P. U. E. PUBLIC UTILITY EASEMENT
- D. R. T. C. DEED RECORDS OF TRAVIS COUNTY
- P. R. T. C. PLAT RECORDS OF TRAVIS COUNTY
- R. P. R. T. C. REAL PROPERTY RECORDS OF TRAVIS COUNTY
- O. R. T. C. OFFICIAL RECORDS OF TRAVIS COUNTY
- O. P. R. T. C. OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY
- DOC. # COUNTY CLERK DOCUMENT NUMBER
- O. P. R. C. C. OFFICIAL PUBLIC RECORDS OF CALDWELL COUNTY
- O. E. DRAINAGE EASEMENT
- B. L. BUILDING SETBACK LINE
- DISTANCE NOT SHOWN TO SCALE
- PROPERTY LINE
- S. H. 130 BASE LINE
- S. H. 130 PROPOSED RIGHT-OF-WAY LINE
- X --- X FENCE
- DENIAL OF ACCESS LINE
- ACCESS IS DENIED ACROSS THE DENIAL OF ACCESS LINE
- APPROXIMATE SURVEY LINE
- EXISTING TXDOT RIGHT-OF-WAY
- EXISTING TXDOT RIGHT-OF-WAY BASELINE
- PROPOSED E OR B
- PROPOSED EASEMENT LINE
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- P.O.T. POINT OF TERMINATION

**PLAT TO ACCOMPANY
PARCEL DESCRIPTION**

- 1) ALL BEARINGS SHOWN HEREON ARE BASED UPON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83 (CORS96 EPOCH 2002.00) TEXAS SOUTH CENTRAL ZONE (4204). ALL DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. ALL COORDINATES ARE S.H. 130 PROJECT VALUES. THE S.H. 130 STATE PLANE GRID TO PROJECT SURFACE ADJUSTMENT SCALE FACTOR IS 1.00013. BASED ON CONTROL MONUMENTS N0280027 AND N0280037 AS PUBLISHED BY TxDOT.
- 2) IMPROVEMENTS SHOWN HEREON ARE FROM DIGITAL PHOTOGRAMMETRY FILES AND OR THE ADDITIONAL DELINEATION OF IMPROVEMENTS WHICH HAVE BEEN BUILT (OR REMOVED) AFTER THE PHOTOGRAMMETRY WAS DEVELOPED.
- 3) THE EASEMENTS SHOWN OR NOTED AND ADDRESSED ON THIS SURVEY ARE THOSE LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY COMPANY, FILE NO. 5070300, EFFECTIVE DATE DECEMBER 12, 2007.
- 4) THE FOLLOWING EASEMENTS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT DO NOT APPLY TO THIS PARCEL: NONE
- 5) THE ACREAGE CALCULATED AND SHOWN HEREON IS CONVERTED FROM THE SQUARE FOOTAGE SHOWN HEREON, AND IS FOR INFORMATIONAL PURPOSES ONLY.
- 6) ALL STATIONS AND OFFSETS SHOWN ARE CALCULATED RELATIVE TO THE PROJECT CENTERLINE (S.H. 130 BASELINE) UNLESS OTHERWISE NOTED.
- 7) ACCESS TO AND FROM THE S.H. 130 TRANSPORTATION FACILITY, IN AREAS WHERE ACCESS IS NOT SPECIFICALLY DENIED HEREON, WILL BE SUBJECT TO POLICE POWERS.
- 8) ACCESS IS DENIED TO AND FROM THE TRANSPORTATION FACILITY ACROSS THE "DENIAL OF ACCESS LINE".

I HEREBY CERTIFY THAT THIS PLAT AND THE ACCOMPANYING DESCRIPTION OF EVEN DATE HERewith, ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE PROPERTY SHOWN HEREIN WAS DETERMINED BY A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

Colin J. Henry 8/19/08
COLIN J. HENRY DATE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 5230



	PARCEL PLAT PARCEL 1503-AC			PARCEL NUMBER 1503-AC	ACRES	SQUARE FEET
	FILE	TURNPIKE PROJECT	DISTRICT	ACQUISITION	-	-
	P1503-AC	STATE HIGHWAY 130	AUS	DEED AREA	7.70	335,412
	SCALE NONE	FEDERAL AID PROJECT NO. BOR 2004(620)	R.O.W.-C. S. J. NO. 0440-06-008	COUNTY TRAVIS	REMAINDER AREA	-