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EASEMENT, COVENANTS AND RESTRICTIONS AGREEMENT

DEED RECORDS
VOL 458 PAGE 204

THE STATE OF TEXAS §
 §
COUNTY OF WALLER §

THIS EASEMENT, COVENANTS AND RESTRICTIONS AGREEMENT (the "Agreement") is entered into on this the 30th day of JULY, 1991, by and between FIRST INTERSTATE BANK OF TEXAS, N.A., a national banking association of Houston, Harris County, Texas (hereinafter called "FITX"), and UNION STATE BANK of East Bernard, Wharton County, Texas, a state banking association (hereinafter called "UNION"), for the following purposes and consideration, to-wit:

RECITALS:

WHEREAS, FITX is the owner of certain tracts of land (the "FITX Tracts"), being more particularly described as follows:

Tracts 9, 10, 18 through 25, inclusive, and 28 through 33, inclusive, out of the North 193.2030 acres of land out of a 320 acre tract of land in the L.S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in Deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said tracts being more fully described by metes and bounds on Exhibit "A" attached hereto and incorporated herein by reference for all purposes.

WHEREAS, UNION is the owner of certain tracts of land (the "Union Tracts"), being more particularly described as follows:

Tracts 15, 16, 17, 26 and 27, out of the North 193.2030 acres of land out of a 320 acre tract of land in the L.S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in Deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said tracts being more fully described by metes and bounds on Exhibit "B" attached hereto and incorporated herein by reference for all purposes.

WHEREAS, FITX and UNION desire to create certain easements for ingress and egress over a portion of certain of the tracts owned by each of the parties, to the extent provided in this Agreement, and to create certain restrictions as to their tracts; and

WHEREAS, attached hereto as Exhibit "C" is the legal description of a certain sixty-foot (60') roadway easement, which includes portions of the FITX Tracts, portions of the Union Tracts, as well as tracts of land owned by third parties (such property described on Exhibit "C" being referred to herein as the "Roadway Easement"); and

WHEREAS, in order to establish and allow access to the respective tracts owned by FITX and UNION, FITX and UNION have agreed to enter into a reciprocal easement agreement for the

purpose of allowing ingress and egress for persons and vehicles across portions of the Roadway Easement for themselves, and their various successors and assigns, and for the benefit of bstioud third-party owners of other tracts which include portions of the Roadway Easement:

NOW, THEREFORE, for and in consideration of the mutual execution of this Agreement, and the mutual benefits derived herefrom, and the sum of Ten and No/100 Dollars (\$10.00), in hand paid by each party hereto to the other, the receipt and sufficiency of which are hereby expressly acknowledged and confessed, the undersigned do hereby covenant and agree:

DEED RECORDS
VOL 458 PAGE 205

AGREEMENTS:

1. Roadway Easement. FITX does hereby grant and convey to UNION, its successors and assigns, a non-exclusive right-of-way easement over and across portions of the Roadway Easement included in the FITX Tracts for the purpose of provided pedestrian and vehicular ingress and egress to the respective Union Tracts. UNION does hereby grant and convey to FITX, its successors and assigns, a non-exclusive right-of-way easement over and across portions of the Roadway Easement included in the Union Tracts for the purpose of providing pedestrian and vehicular ingress and egress to the respective FITX Tracts. The easements hereby granted and conveyed are appurtenant to the Union Tracts and the FITX Tracts, and shall continue perpetually, except to the extent provided herein.

FITX and UNION make no representations to each other with regard to the condition of the Roadway Easement, and neither FITX nor UNION shall have any responsibility to the other, or their successors and assigns, for the maintenance or repair of any portion thereof, except to the extent that any either FITX or UNION, or their successors and assigns, may otherwise agree in the future. Either FITX or UNION shall have the right to maintain or repair, for its own benefit and at its sole cost and expense, portions of the Roadway Easement, which may from time to time require maintenance or repair.

2. Easement Limitation. The easements granted in Section 1 above shall be subject to certain additional limitations as provided herein. The purpose of the easement is to provide access to each tract (a "Benefited Tract") within the FITX Tracts and the Union Tracts to Joseph Road. To the extent that certain portions of the Roadway Easement are not required for direct ingress and egress from any Benefited Tract to Joseph Road, such portion of the Roadway Easement not needed shall not be an easement appurtenant as to such Benefited Tract.

The foregoing is intended to grant to each Benefited Tract a direct route across portions of the Roadway Easement to and from Joseph Road; but, as to portions of the Roadway Easement beyond the Benefited Tract, or down any side portion of the Roadway Easement, such portion shall not be an easement available to or appurtenant to the Benefited Tract.

Additionally, certain of the FITX Tracts, namely Tracts 9, 10, 20, 21, the Northwest portion of Tract 18, the Southwest portion of Tract 24, the Northwest portion of Tract 31, and Tracts 22, 23, 32 and 33, at this time only serve the FITX Tracts, and do not serve either the Union Tracts or the tracts owned by third parties. As to that portion of the Roadway Easement only affecting the FITX Tracts, it is agreed that FITX, its successors and assigns, shall have the right to reconfigure or modify portions of said Roadway Easement located within such

tracts, in its sole discretion, without seeking the joinder of UNION or any third-party owners.

DEED RECORDS
VOL 458 PAGE 206

3. Mutual Restrictions. FITX and UNION acknowledge that the use and appearance of their respective tracts potentially may have an adverse affect upon tracts owned by the other, and their respective successors and assigns. Accordingly, the undersigned hereby impress upon their respective tracts, the following restrictive covenants:

- a. Tracts may be used for either agricultural or residential purposes. Agricultural purposes shall include farming and ranching, but no feed lot shall be located upon any tract.
- b. For residential use, the smallest individually, subdivided lot, parcel or tract of land shall not be less than two and one-half (2.50) acres, and each such residential lot, parcel or tract shall be used only as a single-family residence.
- c. No building shall be erected, altered, placed or permitted to remain on any lot, parcel or tract other than one detached single-family dwelling, with associated out buildings, such as storage room, detached garage, barn, stable, or servant's quarters.
- d. As to any residence, the floor area of the main structure, which shall be the residential dwelling, exclusive or all exterior storage, whether attached or detached, open porches and garages, etc., shall not be less than one thousand four hundred square feet (1,400 sq. ft.).
- e. No building shall be located on any lot, parcel or tract nearer than fifty feet (50') to the front line, no building shall be located nearer than twenty feet (20') to an interior lot line.
- f. No structure of a temporary character, or mobile home, trailer, basement, tent, shack, garage, barn or any other out building shall be used on any lot, parcel or tract at any time as a residence, either temporarily or permanently.
- g. No noxious or offensive activity shall be carried on upon any lot, parcel or tract, nor shall anything be done thereon which may be or may become an annoyance or a nuisance to the neighborhood.
- h. No commercial equipment, contracting machinery, or heavy trucks may be placed or stored upon any lot, parcel or tract, or adjacent roads or streets. No commercial materials or supplies may be stored on any lot, parcel or tract.
- i. No business or commercial structure of any kind or nature whatsoever shall be built upon any portion of the property. No business of

any kind may be maintained and/or conducted on the property, except for agricultural uses as provided above.

- j. No boat, luggage trailer, travel trailer, recreational vehicle, or motor home is to be parked upon any lot, parcel or tract for more than twenty-four (24) hours, unless said item is stored in a garage, carport or designated storage area behind the house or garage.
- k. No signs of any kind may be displayed to the public view on any lot, parcel or tract, except for one (1) professional sign or not more than four square feet (4 sq. ft.) advertising the property to be for sale or rent.
- l. No lot, parcel or tract shall be used or maintained as a dumping ground for rubbish. Trash, garbage or other waste shall be kept in sanitary containers. All incinerators or other equipment for storage or disposal of such materials shall be kept in a clean and sanitary condition.
- m. Except for agricultural uses as provided above, no animals, livestock, poultry, dogs, cats and such may be kept or permitted on any lot, parcel or tract, except as pets or for domestic use. Nothing contained in the preceding sentence shall ever be construed so as to permit the keeping animals and pets to become a nuisance or obnoxious to the occupants of neighboring property, or to become a hazard, welfare and well being of the community. In this regard it is agreed that no pit bull dogs shall be allowed.
- n. With respect to any lot, parcel or tract utilized for residential purposes, it is understood that no hogs or goats shall be kept on any part of the property for any purpose whatsoever. As to such residential tracts, there shall not be allowed any more than one large animal for each full acre of land. Natural off-spring shall be exempted until one-year old. The category of large animal shall include horses, cattle and sheep.
- o. No fire arms of any kind shall be discharged on the property.
- p. As to the any lot, parcel or tract utilized for residential purposes, each homeowner shall obtain prior governmental approval, as required by law, before installing individual septic tanks, and field-line sewage disposal systems. No cess pools shall be allowed.
- q. With respect to any lot, parcel or tract utilized for residential purposes, construction of new buildings only shall be permitted, it being the intent of this restriction to prohibit of the moving of any existing buildings onto the property and remodeling or

DEED RECORDS
VOL 458 PAGE 207

converting the same into a dwelling unit on such property.

- r. Each of the undersigned hereby reserves and dedicates a ten-foot (10') easement along each boundary line of each tract, or any subdivided portion thereof, as permitted by these restrictions, for the installation of utilities. To the extent the undersigned, or their successors and assigns, may own contiguous lots, parcels or tracts, such utility easement shall not be applicable to the common boundary line(s) of such contiguous lots, parcels or tracts.
- s. The foregoing covenants and restrictions are to run with the land, and shall be binding upon the undersigned, their successors and assigns, and all persons claiming under them, until December 31, 2005, and shall be for the benefit of Tracts 1 through 33, inclusive, out of the 193.2030 acres described above, and shall be enforceable by any other of any such tract.

IN WITNESS WHEREOF, this instrument is executed as of the date first written above.

FIRST INTERSTATE BANK OF TEXAS, N.A.

BY: Marilyn J. Turboff
Name: MARILYN J. TURBOFF
Title: ASSISTANT VICE PRESIDENT

Address: P.O. Box 3326
Houston, TX 77253-3326

UNION STATE BANK

BY: Clem W. Boettcher
Name: CLEM W. BOETTCHER
Title: PRESIDENT

Address: P.O. Box 40
East Bernard, TX 77435

DEED RECORDS
VOL 458 PAGE 209

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Marilyn Turbott, the Asst. Vice President of FIRST INTERSTATE BANK OF TEXAS, N.A., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that such person executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

SWORN AND SUBSCRIBED TO BEFORE ME UNDER MY HAND AND SEAL OF OFFICE on this the 31st day of July, 1991.



Robin McClune
Notary Public in and for
The State of Texas

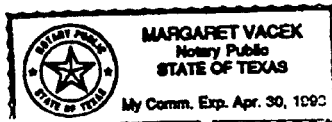
My Commission Expires:

Printed Name of Notary:

THE STATE OF TEXAS §
§
COUNTY OF WHARTON §

BEFORE ME, the undersigned authority, on this day personally appeared CLEM W. BOETTCHER, the PRESIDENT of UNION STATE BANK, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that such person executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

SWORN AND SUBSCRIBED TO BEFORE ME UNDER MY HAND AND SEAL OF OFFICE on this the 30 day of July, 1991.



Margaret Vacek
Notary Public in and for
The State of Texas

My Commission Expires:

Printed Name of Notary:

Return to:
Commonwealth Land Title
11 Greenway Plaza #120
Houston TX 77046

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 77
(713) 351-7153

MAY 17, 1991

FIELD NOTES
TRACT NO. 9

BEING 5.0164 acres of land out of the North 193.2030 acres of land out of a 320 acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.0164 acres being more particularly described as follows:

COMMENCING at a 5/8 inch iron rod in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South 01 degrees 45 minutes 29 seconds West 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a 3/8 inch iron rod for re-entrant corner marking the PLACE OF BEGINNING of herein described 5.0164 acre tract;

THENCE South 88 degrees 14 minutes 31 seconds East 248.60 feet to a 5/8 inch iron rod for corner in the center line of 180 foot H. L. & P Company transmission line;

THENCE South 12 degrees 00 minutes 31 seconds East along the center line of said 180 foot H. L. & P Company transmission line and at 587.05 feet passing a 5/8 inch iron rod and continuing on a total distance of 617.75 feet to a point for corner in the center line of a 60 foot wide road and utility easement;

THENCE North 88 degrees 14 minutes 31 seconds West 180.00 feet to a point for corner in the center of a cul-de-sac at the West end of said easement, said cul-de-sac having a radius of 50 feet;

THENCE North 38 degrees 53 minutes 09 seconds West and at 50.00 feet passing a 5/8 inch iron rod and continuing on a total distance of 791.78 feet to an iron rod marking the most Southerly Northwest corner of said 193.2030 acre tract;

THENCE South 88 degrees 05 minutes 28 seconds East 300.10 feet along the most Southerly North line of said 193.2030 acre tract to PLACE OF BEGINNING and containing 5.0164 acres of land.

CWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "A"

Page 2 of 16

DEED RECORDS

VOL 458 PAGE 211

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CONSTRUCTION
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517 W. MAIN
TOMBALL, TEXAS 7737
(713) 351-7153

FIELD NOTES
TRACT NO. 10

MAY 17, 1991

BEING 6.1366 acres of land out of the North 193.2030 acres of land out of a 230 acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.1366 acres being more particularly described as follows:

COMMENCING at a 5/8 inch iron rod in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South 01 degrees 45 minutes 29 seconds West 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a 3/8 inch iron rod for re-entrant corner;

THENCE South 88 degrees 14 minutes 31 seconds East 248.60 feet to a 5/8 inch iron rod in the center line of 180' H.L. & P Company transmission line marking the Northwest corner and PLACE OF BEGINNING herein 6.1366 acre tract;

THENCE South 88 degrees 14 minutes 31 seconds East 519.02 feet to a 5/8 inch iron rod for corner;

THENCE South 01 degree 45 minutes 29 seconds West and at 570.00 feet passing a 5/8 inch iron rod and continuing on a total distance of 600.00 feet to a point for corner in the center line of a 60 foot wide road and utility easement;

THENCE North 88 degrees 14 minutes 31 seconds West 372.01 feet along the center line of said easement to a point for corner in the centerline of said 180 foot H.L. & P Company transmission line;

THENCE North 12 degrees 00 minutes 31 seconds West along the center line of said 180 foot H.L. & P Company transmission line and a 30.70 feet passing a 5/8 inch iron rod and continuing on a total distance of 617.75 feet to PLACE OF BEGINNING and containing 6.1366 acres of land.

CWB

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

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CONSTRUCTION
MAPPING517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153FIELD NOTES
TRACT NO. 18

MAY 17, 1991

BEING 6.4376 acre tract of land out of the North 193.2030 acre of land out of a 320 acre tract of land in the L. S. Jones Survey, abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.4376 acre tract being more particularly described as follows:

COMMENCING at a 5/8 inch iron rod in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly North West corner of said 193.2030 acre tract;

THENCE South 01° 45' 29" east, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point fore reentrant corner;

THENCE South 88° 14' 31" East, 248.60 feet to a point for corner in the centerline of a 180 feet H L & P Company transmission line;

THENCE South 12° 00' 31" East, 617.75 feet in the centerline of said 180 feet H L & P Company, transmission line to the PLACE OF BEGINNING in the centerline of a 60 feet wide roadway and utility easement;

THENCE South 88° 14' 31" East, 803.22 feet in the centerline of said easement to a point for corner in the intersection of a 60 feet wide roadway and utility easement;

THENCE South 01° 45' 29" West, 370.00 feet in the centerline of said easement to a point for corner;

THENCE North 88° 14' 31" West, 712.57 feet to a point for corner in the centerline of said 180 feet H L & P Company transmission line;

THENCE North 12° 00' 31" West, 380.94 feet in the centerline of said 180 feet H L & P Company line to the PLACE OF BEGINNING containing 6.4376 acres of land.

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EWB

EXHIBIT "A"

Page 4 of 16

DEED RECORDS

VOL 458 PAGE 213

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ACREAGE
CONSTRUCTION
MAPPING

817 W. MAIN
TOMBALL, TEXAS 7737
(713) 351-7153

FIELD NOTES
TRACT NO. 19

MAY 20, 1991

BEING 5.3809 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.3809 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 248.60 feet to a point for corner in the centerline of a 180 feet H L & P Co. transmission line;

THENCE South $12^{\circ} 00' 31''$ East, 998.69 feet in the centerline of said H L & P Co. line to the Northwest corner and the PLACE OF BEGINNING of the herein described tract;

THENCE South $88^{\circ} 14' 31''$ East, 712.57 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement;

THENCE South $01^{\circ} 45' 29''$ West, 350.00 feet in the centerline of said easement to a point for corner;

THENCE North $88^{\circ} 14' 31''$ West, 626.82 feet to a point for corner in the centerline of said H L & P Co. line;

THENCE North $12^{\circ} 00' 31''$ West, 360.35 feet in the centerline of said H L & P Co. line to the PLACE OF BEGINNING containing 5.3809 acres of land.

PWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 773
(713) 351-7153

FIELD NOTES
TRACT NO. 20

MAY 20, 1991

BEING 5.6620 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 295.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.6620 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 248.60 feet to a point for corner in the centerline of a 180 feet H L & P Co. transmission line;

THENCE South $12^{\circ} 00' 31''$ East, 617.75 feet in the centerline of said H L & P Co. line to the most Northeasterly corner of this tract and the intersection of the centerline of a 60 feet wide roadway and utility easement with the PLACE OF BEGINNING of the herein described tract;

THENCE South $12^{\circ} 00' 31''$ East, 526.27 feet in the centerline of said H L & P Co. line to a point for corner;

THENCE North $88^{\circ} 14' 31''$ West, 785.01 feet to a point for corner in the West line of said 193.2030 acres;

THENCE North $44^{\circ} 56' 40''$ East, passing at 651.05 feet the arc of a 50 feet radius cul de sac and continuing for an overall distance of 701.05 feet to a point marking the centerline of said roadway and utility easement;

THENCE South $88^{\circ} 14' 31''$ East, 180.00 feet in the centerline of said easement to the PLACE OF BEGINNING containing 5.6620 acres of land.

EWB

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "A"

Page 6 of 16

DEED RECORDS

VOL 458 PAGE 215

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153

FIELD NOTES
TRACT NO. 21

MAY 20, 1991

BEING 6.4975 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed record in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.4975 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE North $88^{\circ} 05' 28''$ West, 300.10 feet to a point for the most Westerly Northwest corner of said 193.2030 acre tract the Northwest corner and PLACE OF BEGINNING of the herein described tract;

THENCE South $38^{\circ} 53' 09''$ East, passing the arc of a cul de sac with a 50 feet radius at 741.78 feet and continuing for an overall distance of 791.78 feet to a point marking the intersection of the centerlines of said cul de sac and a 60 feet wide roadway and utility easement;

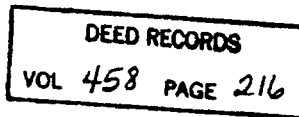
THENCE South $44^{\circ} 56' 40''$ West, passing the arc of said cul de sac at 50.00 feet and continuing for an overall distance of 701.05 feet to a point marking the Southwest corner of this tract;

THENCE North $01^{\circ} 20' 41''$ West, 584.30 feet in the West line of said 193.2030 acres to an angle point;

THENCE North $01^{\circ} 17' 25''$ East, 528.51 feet to the PLACE OF BEGINNING containing 6.4975 acres of land.

CWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679



BURKLIN SURVEYING

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CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 77
(713) 351-7153

FIELD NOTES
TRACT NO. 22

MAY 20, 1991

BEING 5.1884 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.1884 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE North $88^{\circ} 05' 28''$ West, 300.10 feet to a point marking the most Westerly Northwest corner of said 193.2030 acres;

THENCE South $01^{\circ} 17' 23''$ West, 528.51 feet to an angle point;

THENCE South $01^{\circ} 20' 41''$ East, 584.30 feet to a point marking the Northwest corner and PLACE OF BEGINNING of the herein described tract;

THENCE South $88^{\circ} 14' 31''$ East, 457.60 feet to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, passing at 459.25 feet the arc of a 50 feet radius cul de sac and continuing for an overall distance of 509.25 feet to a point marking the centerline of a 60 feet wide roadway and utility easement;

THENCE North $88^{\circ} 14' 31''$ West, 430.00 feet to a point for corner in the west line of said 193.2030 acres;

THENCE North $01^{\circ} 20' 41''$ West, 510.00 feet to the PLACE OF BEGINNING containing 5.1884 acres of land.

CWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

BURKLIN SURVEYING**ACREAGE
CONSTRUCTION
MAPPING****517 W. MAIN
TOMBALL, TEXAS 77
(713) 351-7153**FIELD NOTES
TRACT NO. 23

MAY 20, 1991

BEING 6.1592 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.1592 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE North $88^{\circ} 05' 28''$ West, 300.10 feet to a point marking the most westerly North West corner of said 193.2030 acres;

THENCE South $01^{\circ} 17' 23''$ West, 528.51 feet to an angle point;

THENCE South $01^{\circ} 20' 41''$ East, 584.30 feet to a point for corner;

THENCE South $88^{\circ} 14' 31''$ East, 457.60 feet to a point marking the PLACE OF BEGINNING for the herein described tract;

THENCE South $88^{\circ} 14' 31''$ East, 327.41 feet to a point for corner in the centerline of a 180 feet H L & P Co. transmission line;

THENCE South $12^{\circ} 00' 31''$ East, 709.22 feet in the centerline of said H L & P Co. line to a point marking the centerline of a 60 feet wide roadway and utility easement;

THENCE North $88^{\circ} 14' 31''$ West 325.00 feet in the centerline of said easement to arc angle point;

THENCE North $41^{\circ} 52' 08''$ West, 248.11 feet continuing in the centerline of said easement to a point for corner;

THENCE North $01^{\circ} 45' 29''$ East, 509.25 feet to the PLACE OF BEGINNING containing 6.1592 acres of land.

DWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "A"

Page 9 of 16

DEED RECORDS
VOL 458 PAGE 218

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 773
(713) 351-7153

FIELD NOTES
TRACT NO. 24

MAY 20, 1991

BEING 6.2591 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.2591 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 248.60 feet to a point for corner in the centerline of a 180 feet H L & P Co. transmission line;

THENCE South $12^{\circ} 00' 31''$ East, 1359.04 feet in the centerline of a 180 feet H L & P Co. transmission line to a point marking the Northwest corner and PLACE OF BEGINNING for the herein described tract;

THENCE South $88^{\circ} 14' 31''$ East, 626.82 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement;

THENCE South $01^{\circ} 45' 29''$ West, 480.00 feet in the centerline of said easement to a point marking the intersection of said easement with a 60 feet wide roadway and utility easement running East and West;

THENCE North $88^{\circ} 14' 31''$ West, 509.21 feet to a point for corner in the centerline of said H L & P Co. line;

THENCE North $12^{\circ} 00' 31''$ West, 494.20 feet in the centerline of said H L & P Co. line to the PLACE OF BEGINNING containing 6.2591 acres of land.

CWR
ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "A"

Page 10 of 16

DEED RECORDS

VOL 458 PAGE 219

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

FIELD NOTES
TRACT NO. 25

517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153

MAY 20, 1991

BEING 5.9395 acres of land out of the North 193.2030 acres of land out of a 320 acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.9395 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joesph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 25''$ West 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for entrant corner;

THENCE South $88^{\circ} 14' 31''$ East 1198.83 feet to a point on the center line of a 60 foot wide road and utilities easement;

THENCE South $01^{\circ} 45' 29''$ West 1200.00 feet to the Northwest corner and PLACE OF BEGINNING of herein described 5.9395 acre tract and being on the center line of a 60 foot wide road and utilities easement running North and South;

THENCE South $88^{\circ} 14' 31''$ East 431.21 feet to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 600.00 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement;

THENCE North $88^{\circ} 14' 31''$ West, 431.21 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement running North and South and East and West;

THENCE North $01^{\circ} 45' 29''$ East along centerline said road and utilities easement a distance of 600.00 feet to PLACE OF BEGINNING and containing 5.9395 acres of land.

CWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

BURKLIN SURVEYING**ACREAGE
CONSTRUCTION
MAPPING****517 W. MAIN
TOMBALL, TEXAS 7737
(713) 351-7153**FIELD NOTES
TRACT NO. 28

MAY 20, 1991

BEING 4.6963 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 4.6963 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 2439.96 feet to a point for corner;

THENCE South $00^{\circ} 34' 40''$ West, 1087.60 feet along the East line of said 193.2030 acre tract to an angle point;

THENCE South $01^{\circ} 56' 35''$ West, 218.46 feet to an angle point;

THENCE South $00^{\circ} 31' 36''$ West, 484.29 feet to a point for the Northeast corner of the herein described tract and the PLACE OF BEGINNING;

THENCE South $00^{\circ} 31' 36''$ West, 463.32 feet to a point for corner;

THENCE North $87^{\circ} 05' 51''$ West, 451.07 feet to a point for the Southwest corner of the herein described tract;

THENCE North $01^{\circ} 45' 29''$ East, 454.21 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement;

THENCE South $88^{\circ} 14' 31''$ East, passing at 90.00 feet a point for the East boundary of said easement in a cul de sac with a 50 feet radius, continuing for an overall distance of 441.03 feet to the PLACE OF BEGINNING containing 4.6963 acre of land.

QWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "A"

Page 12 of 16

DEED RECORDS
VOL 458 PAGE 221

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 7737
(713) 351-7153

FIELD NOTES
TRACT NO. 29

MAY 20, 1991

BEING 4.1466 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 4.1466 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 1630.04 feet to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 1800.00 feet to a point in the centerline of a 60 feet wide roadway and utility easement for the Northwest corner and PLACE OF BEGINNING for the here in described tract;

THENCE South $88^{\circ} 14' 31''$ East, 401.21 feet in the centerline of said roadway and utility easement to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 454.21 feet to a point for corner;

THENCE North $87^{\circ} 05' 51''$ West, 401.29 feet to a point for corner;

THENCE North $01^{\circ} 45' 29''$ East, 446.19 feet to the PLACE OF BEGINNING containing 4.1466 acres of land.

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

BURKLIN SURVEYINGACREAGE
CONSTRUCTION
MAPPING517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153FIELD NOTES
TRACT NO. 30

MAY 20, 1991

BEING 4.0727 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed record in Volume 263, Page 423, Deed Records Waller County, Texas; said 4.0727 acres being more particularly described as follows:

COMMENCING at point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 1198.83 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement;

THENCE South $01^{\circ} 45' 29''$ West, 1800.00 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement running North and East and West;

THENCE South $88^{\circ} 14' 31''$ East, 30.00 feet in the centerline of said East and West easement to a point marking the Northwest corner and PLACE OF BEGINNING of the herein described tract;

THENCE South $88^{\circ} 14' 31''$ East, 401.21 feet in the centerline of said easement to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 446.19 feet to a point for corner;

THENCE North $87^{\circ} 05' 51''$ West, 401.29 feet to a point for corner;

THENCE North $01^{\circ} 45' 29''$ East, 408.18 feet to the PLACE OF BEGINNING containing 4.0727 acres of land.


ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "A"
Page 14 of 16

DEED RECORDS
VOL 458 PAGE 223

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 7737
(713) 351-7153

MAY 20, 1991

FIELD NOTES
TRACT NO. 31

BEING 4.8410 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 4.8410 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 248.60 feet to a point for corner in the centerline of a 180 feet H L & P Co. transmission line;

THENCE South $12^{\circ} 00' 31''$ East, 1853.24 feet in the centerline of said H L & P Co. line to a point marking the Northwest corner and PLACE OF BEGINNING of the herein described tract in the centerline of a 60 feet wide roadway and utility easement;

THENCE South $88^{\circ} 14' 31''$ East, 539.21 feet in the centerline of said roadway and utility easement to a point for corner;

THENCE North $87^{\circ} 05' 51''$ West, 434.07 feet to a point marking the Southwest corner of the herein described tract in the centerline of said H L & P line;

THENCE North $12^{\circ} 00' 31''$ West, 442.21 feet to the PLACE OF BEGINNING containing 4.8410 acres of land.

EMC
ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

BURKLIN SURVEYING**ACREAGE
CONSTRUCTION
MAPPING****517 W. MAIN
TOMBALL, TEXAS 77
(713) 351-7153**FIELD NOTES
TRACT NO. 32

MAY 20, 1991

BEING 5.1230 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.1230 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 248.60 feet to a point for corner in the centerline of a 180 feet H L & P Co. transmission line;

THENCE South $12^{\circ} 00' 31''$ East 1853.24 feet in the centerline of said H L & P Co. line to a point marking the Northeast Corner and PLACE OF BEGINNING of the herein described tract in the centerline of a 60 feet wide roadway and utility easement;

THENCE South $12^{\circ} 00' 31''$ East, 442.21 feet in the centerline of said H L & P Co. line to a point for corner;

THENCE North $87^{\circ} 05' 51''$ West, 728.85 feet to a point for corner;

THENCE North $37^{\circ} 29' 06''$ East, 511.15 feet to a point for corner in the centerline of said easement;

THENCE South $88^{\circ} 14' 31''$ East, 325.00 feet in the centerline of said easement to the PLACE OF BEGINNING containing 5.1230 acres of land.

PWR

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 773
(713) 351-7153

FIELD NOTES
TRACT NO. 33

MAY 20, 1991

BEING 6.1943 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.1943 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE North $88^{\circ} 05' 28''$ West, 300.10 feet to a point for corner in the most Westerly Northwest corner of said 193.2030 acres;

THENCE South $01^{\circ} 17' 23''$ West, 528.51 feet to an angle point;

THENCE SOUTH $01^{\circ} 20' 41''$ East, 1094.30 feet in the west line of said 193.2030 acre tract to a point marking the Northwest corner and PLACE OF BEGINNING for the herein described tract;

THENCE South $88^{\circ} 14' 31''$ East, passing at 380.00 feet the arc of a 50 feet radius cul de sac and continuing for an overall distance of 430.00 feet to a point marking the centerline of a 60 feet wide roadway and utility easement;

THENCE South $41^{\circ} 52' 08''$ East, 248.11 feet in the centerline of said easement to a point for corner;

THENCE South $37^{\circ} 29' 06''$ West, 511.15 feet to a point for corner;

THENCE North $87^{\circ} 05' 51''$ West, 270.83 feet to a point marking the most Southwesterly corner of said 193.2030 acres;

THENCE North $01^{\circ} 20' 41''$ West, 590.00 feet to the PLACE OF BEGINNING containing 6.1943 acres of land.

EWB

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 77378
(713) 351-7153

FIELD NOTES
TRACT NO. 15

JUNE 3, 1991

BEING 5.8665 acres of land out of the North 193.2030 acres of land out of a 320 acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.8665 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 2031.25 feet to a point for corner;

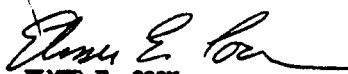
THENCE South $01^{\circ} 45' 29''$ West, 600.00 feet to the Northwest corner and PLACE OF BEGINNING of herein described 5.8665 acre tract and being in the center line of a 60 foot wide road and utilities easement;

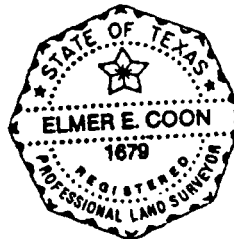
THENCE South $88^{\circ} 14' 31''$ East, and at 90 feet passing the arc in a cul-de-sac at the East end of said road and utilities easement and continuing on a total distance of 421.07 feet to a point for corner in East line said 195.192 acre tract;

THENCE South $00^{\circ} 34' 40''$ West, 487.47 feet along the most Southerly East line of said 193.2030 acre tract to an angle point and South $01^{\circ} 56' 35''$ West 112.63 feet to a point for corner;

THENCE North $88^{\circ} 14' 31''$ West, 30.75 feet to a point for corner;

THENCE North $01^{\circ} 45' 29''$ East, 600.00 feet to PLACE OF BEGINNING and containing 5.8665 acres of land.


ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679



PWB

EXHIBIT "B"

Page 2 of 5

DEED RECORDS
VOL 458 PAGE 227

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153

FIELD NOTES
TRACT NO. 16

JUNE 3, 1991

BEING 5.5263 acres of land out of the North 193.2030 acres of land out of a 320 acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.5263 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 192.2030 acre-tract;

THENCE South 01° 45' 29" West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South 88° 14' 31" East, 1630.04 feet to a point for corner;

THENCE South 01° 45' 29" West, 600.00 feet to the Northwest corner and PLACE OF BEGINNING of herein described 5.5263 acre tract and being on the center line of a 60 foot wide road and utility easement;

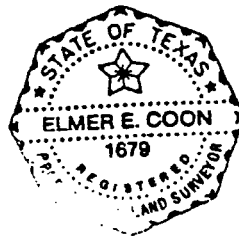
THENCE South 88° 14' 31" East, 401.21 feet along center line of said road and utility easement to a point for corner;

THENCE South 01° 45' 29" West, 600.00 feet to a point for corner;

THENCE North 88° 14' 31" West, 401.21 feet to a point for corner;

THENCE North 01° 45' 29" East, 600.00 feet to PLACE OF BEGINNING and containing 5.5263 acres of land.


ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679



PWB

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 7737
(713) 351-7153

FIELD NOTES
TRACT NO. 17

JUNE 3, 1991

BEING 5.9395 acres of land out of the North 193.2030 acres of land out of a 320 acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.9395 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 1198.83 feet to a point on the center line of a 60 foot wide road and utilities easement;

THENCE South $01^{\circ} 45' 29''$ West, 600.00 feet to the Northwest corner and PLACE OF BEGINNING of herein described 5.9395 acre tract and being on the center line of a 60 foot wide road and utilities easement running North and South and East and West;

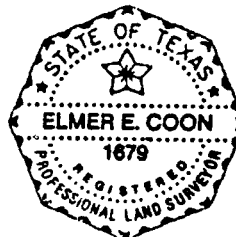
THENCE South $88^{\circ} 14' 31''$ East, 431.21 feet along center line of said road and utility easement to corner;

THENCE South $01^{\circ} 45' 29''$ West, 600.00 feet to a point for corner;

THENCE North $88^{\circ} 14' 31''$ West, 431.21 feet to a point in the center line of said 60 foot wide road and utilities easement;

THENCE North $01^{\circ} 45' 29''$ East, along center line of said road and utilities easement a distance of 600.00 feet to PLACE OF BEGINNING and containing 5.9395 acres of land.

Elmer E. Coon
ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679



OWB

EXHIBIT "B"

Page 4 of 5

DEED RECORDS
VOL 458 PAGE 229

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

FILED NOTES
TRACT NO. 26

517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153

MAY 20, 1991

BEING 5.5263 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 5.5263 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South $01^{\circ} 45' 29''$ West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South $88^{\circ} 14' 31''$ East, 1630.04 feet to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 1200.00 feet to the PLACE OF BEGINNING;

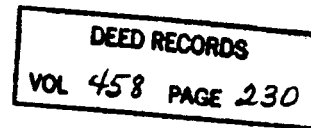
THENCE South $88^{\circ} 14' 31''$ East, 401.21 feet to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 600.00 feet to a point for corner in the centerline of a 60 feet wide roadway and utility easement;

THENCE North $88^{\circ} 14' 31''$ West, 401.21 feet in the centerline of said easement to a point for corner;

THENCE North $01^{\circ} 45' 29''$ East, 600.00 feet to the PLACE OF BEGINNING containing 5.5263 acres of land.

EMR
ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679



BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 77375
(713) 351-7153

FIELD NOTES
TRACT NO. 27

MAY 17, 1991

BEING 6.0040 acres of land out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas and being out of that certain 195.192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said 6.0040 acres being more particularly described as follows:

COMMENCING at a point in the Southerly line of Joseph Road (80 feet wide) marking the most Northerly Northwest corner of said 193.2030 acre tract;

THENCE South 01° 45' 29" West, 778.94 feet along the most Northerly West line of said 193.2030 acre tract to a point for re-entrant corner;

THENCE South 88° 14' 31" East, 2439.96 feet to a point for corner;

THENCE South 00° 34' 40" West, 1087.60 feet along the East line of said 193.2030 acre tract to an angle point;

THENCE South 01° 56' 35" West, 112.63 feet to the most Northeasterly corner of the herein described tract and the PLACE OF BEGINNING;

THENCE South 01° 56' 35" West, 105.83 feet to an angle point;

THENCE South 00° 31' 36" West, 494.29 feet to a point for corner;

THENCE North 88° 14' 31" West, passing at 351.03 feet a cul de sac marking the end of a 60 feet roadway and utility easement and continuing for an overall distance of 441.03 feet to the Southwest corner of the herein discribed tract in the centerline of said easement;

THENCE North 01° 45' 29" East, 600.00 feet to a point for corner;

THENCE South 88° 14' 31" East, 430.75 feet to the PLACE OF BEGINNING containing 6.0040 acres of land.

EWK

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

EXHIBIT "C"

Page 1 of 2

DEED RECORDS
VOL 458 PAGE 231

BURKLIN SURVEYING

ACREAGE
CONSTRUCTION
MAPPING

517 W. MAIN
TOMBALL, TEXAS 773
(713) 351-7153

FIELD NOTES

MAY 20, 1991

BEING a 60 foot wide road easement out of the North 193.2030 acres of land out of a 320-acre tract of land in the L. S. Jones Survey, Abstract 210, Waller County, Texas, and being out of that same 195,192 acre tract of land described in deed recorded in Volume 263, Page 423, Deed Records, Waller County, Texas; said road easement being more particularly described as follows:

COMMENCING at the intersection of the East line of said 195.192 acre tract with the new South line of Joseph Road (80 feet wide) and being South $04^{\circ} 03' 13''$ West, 35.00 feet from the Northeast corner of said 195.192 acre tract;

THENCE Westerly 132.34 feet along a curve to the left in said Joseph Road to the point for corner having a radius of 287.40 feet and a central angle of $26^{\circ} 23' 02''$;

THENCE South $88^{\circ} 39' 55''$ West, 800.57 feet along the South line of said Joseph Road to an angle point;

THENCE North $87^{\circ} 45' 00''$ West, 271.37 feet along the South line of said Joseph Road to a point marking the Northeast corner and the PLACE OF BEGINNING of the herein described road easement;

THENCE South $01^{\circ} 45' 29''$ West, 1337.77 feet to a point for a corner;

THENCE South $88^{\circ} 14' 31''$ seconds East, 802.42 feet to a point for corner;

THENCE in the arc of a curve to the right for a distance of 249.809 feet, a radius of 50.00 feet and a central angle of $286^{\circ} 15' 37''$ to a point for corner;

THENCE North $88^{\circ} 14' 31''$ West, 802.42 feet to a point for corner;

THENCE South $01^{\circ} 45' 29''$ West, 1140.00 feet to a point for corner;

THENCE South $88^{\circ} 14' 31''$ East, 802.42 feet to a point for corner;

THENCE in the arc of a curve to the right for a distance of 249.809 feet, a radius of 50.00 feet and a central angle of $286^{\circ} 15' 37''$ to a point for corner;

Page 1 Of 2

CWB

EXHIBIT "C"

DEED RECORDS
VOL 458 PAGE 232

Page 2 of 2

THENCE North 88° 14' 31" West, 1688.21 feet to an angle point;
THENCE North 41° 52' 08" West, 220.57 feet to a point for corner;
THENCE in the arc of a curve to the right for a distance of 249.809 feet a radius of 50.00 feet and a central angle of 286° 15' 37" to a point for corner;
THENCE South 41° 52' 08" East, 183.92 feet to an angle point;
THENCE South 88° 14' 32" East, 801.28 feet to a point for corner;
THENCE North 01° 45' 29" East, 1140.00 feet to a point for corner;
THENCE North 88° 14' 31" West, 913.22 feet to a point for corner;
THENCE in the arc of a curve to the right for a distance of 249.809 feet, a radius of 50.00 feet and a central angle of 286° 15' 37" to a point for corner;
THENCE South 88° 14' 31" East, 913.22 feet to a point for corner;
THENCE North 01° 45' 29" East, 1338.29 feet to a point for corner in the South line of said Joseph Road;
THENCE South 87° 45' 00" East, 60.00 feet to the PLACE OF BEGINNING containing 9.12583 acres, (397,521.2949 square feet) of land.

ELMER E. COON
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 1679

CWR

Filed For Record Sept. 18 A.D., 1991 at 3:00 o'clock P. M.

R E C O R D E D Sept. 23 A.D., 1991 at 11:20 o'clock A. M.

ELVA D. MATHIS, County Clerk, Waller County, Texas.

By *Debra Nelson* Deputy