

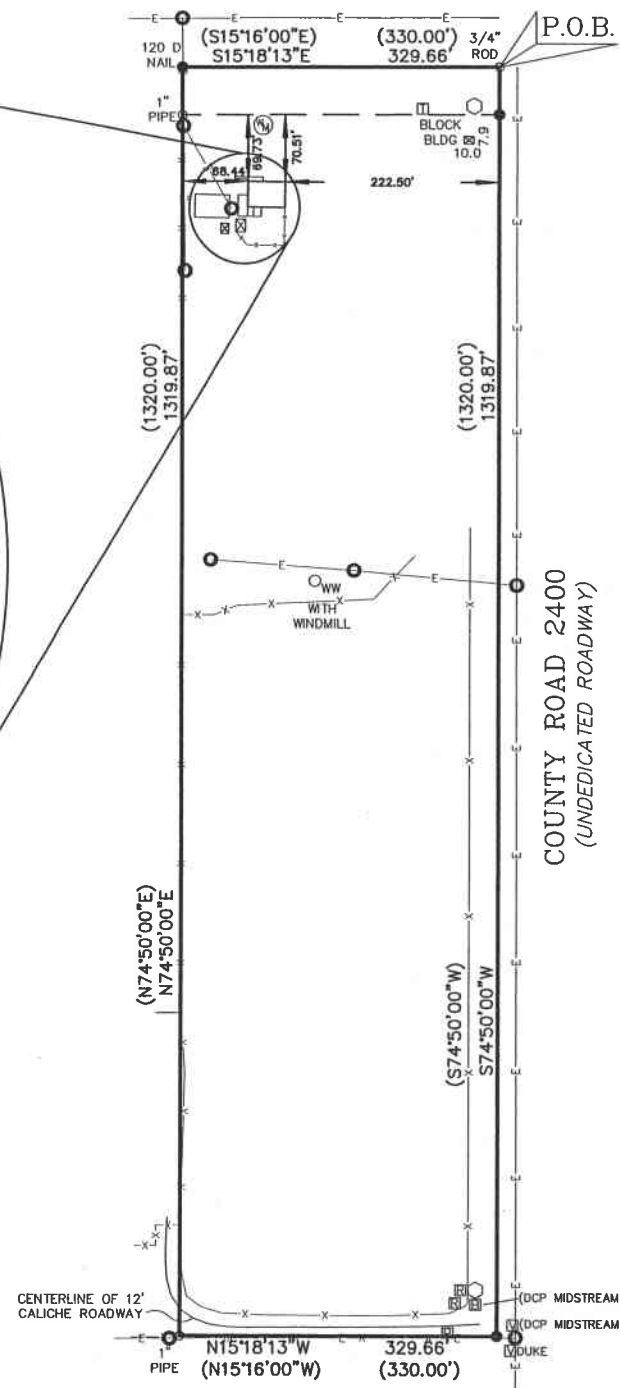
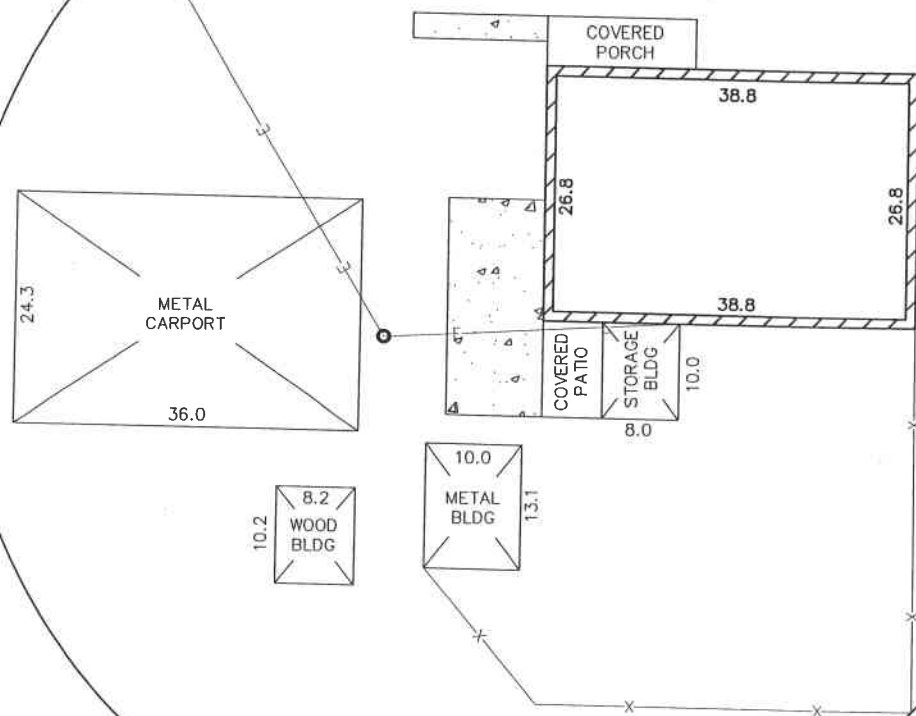
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STATE HIGHWAY 137 (100' WIDE)

CLARENCE T. & LANELL K. SAUER
2403 STATE HIGHWAY 137



The following Easements, Rights-of-way, and Restrictive covenants as listed on the title commitment furnished by:
West Texas Abstract and Title Co., Inc.,
G.F. No.: 1105-223-BH

Right-of-Way Easement:
County of Martin
Vol. 37, Pg. 344, (Covering the East 50' of this
Deed Records, tract for Right-of-Way of
Martin Co., Texas State Highway 137)

Blank Right-of-Way Grant:
Covering the SE/4 of Sec. 46
Phillips Petroleum Co.
Vol. 89, Pg. 292,
Deed Records,
Martin Co., Texas

Right-of-Way Easement:
City of Stanton
Vol. 108, Pg. 105, (15' Strip west of and
Deed Records, adjacent to the West
Martin Co., Texas Right-of-Way line of
State Highway 137)

Easement for
Equipment Station:
Southwestern Bell Tel. Co. (30' X 30' Tract of land as
Vol. 149, Pg. 621, described by metes and
Deed Records, bounds in recorded deed)
Martin Co., Texas

Easement for Private Road
Homer Alf Swinson &
Torchy Sue Swinson (The west 30' of
Vol. 222, Pg. 395, subject property)
Deed Records,
Martin Co., Texas

The undersigned does hereby certify that this survey was this day made on the ground of the property legally described hereon and is correct, and that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or rights-of-way, except as shown hereon, and that said property has access to and from a dedicated roadway.

Dated this the 23rd day of June 2011.

Bruce R. Pennell
Registered Professional Land Surveyor No. 4170
Date: 06/23/11

(IF SURVEYORS SIGNATURE IS NOT SIGNED IN RED INK, THIS IS NOT AN ORIGINAL DOCUMENT)

PENNELL & MARLOWE LAND SURVEYORS, INC.

PROFESSIONAL LAND SURVEYING

P.O. BOX 51622, MIDLAND, TEXAS 79710

VOICE: (432) 570-6256

FAX: (432) 682-3262

MOBILE: (432) 528-1027

ABSTRACT OFFICE: WEST TEXAS

G.F. #: 1105-223-BH

COMMITMENT EFFECTIVE DATE: 05/31/11

CAD FILE: BRP14910

DATA FILE: 137STANTON

DRAWN BY: MARCY N.

BOOK/PAGE: 1/

BEING a description of a 10.0 acre tract of land out of the southeast quarter (SE/4) of Section 46, Block 36, T-1-N, T&P R.R. Co. Survey, Martin County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a 3/4" iron rod in the centerline of State Highway 137 for the southeast corner of this tract, same being the southwest corner of Section 47, Block 36, T-1-N, T&P R.R. Co. Survey, and the southeast corner of said Section 46;

THENCE S 74°50'00" W along the south line of said Section 46 and along County Road 2400 at a distance of 50.00 feet pass a 1/2" iron rod with cap marked "RPLS 5715" set in the west right-of-way line of said State Highway 137, in all a total distance of 1319.87 feet (record 1320.00 feet) to a 1/2" iron rod with cap marked "RPLS 5715" set for the southwest corner of this tract;

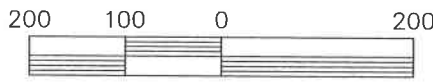
THENCE N 15°18'13" W (record N 15°16'00" W) a distance of 329.66 feet (record 330.00 feet) to a 1" iron pipe found for the northwest corner of this tract;

THENCE N 74°50'00" E at a distance of 1269.87 feet pass a bent 1" iron pipe found in the west right-of-way line of said State Highway 137, in all a total distance of 1319.87 feet (record 1320.00 feet) to a 120 D nail set in the centerline of said State Highway 137 for the northeast corner of this tract;

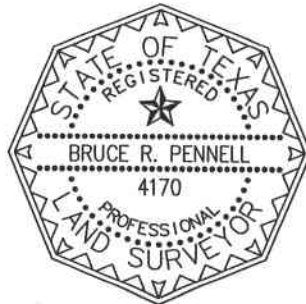
THENCE S 15°18'13" E (record S 15°16'00" E) along the centerline of said State Highway 137 a distance of 329.66 feet (record 330.00 feet) to the POINT OF BEGINNING.

Basis of Bearings:
EAST Line of this Lot

Bearings and Distances Shown
Inside () Indicate Record Information



SCALE: 1" = 200'



LEGEND

- Set 1/2" I.R. W/Cap "RPLS 4170"
- Fnd. 1/2" I.R.
- Gas Meter
- Water Meter
- Light Pole
- Power Pole
- Fire Hydrant
- OVERHEAD ELECTRIC
- Guy Wire
- Telephone Junct. Box
- Cable TV Junct. Box
- Buried Pipeline Marker
- Pipeline Riser
- Road Bore Vent
- Pipeline Vent
- Fiber Optic Sign
- Sanitary Sewer Manhole
- Water Valve
- Gas Valve
- Satellite Dish
- Propane Tank
- Water Well