

TEXAS ASSOCIATION OF REALTORS® **SELLER'S DISCLOSURE NOTICE**

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Section 5.008, Property Code requires a seller of residential property of not more than one dwelling unit to deliver a Seller's Disclosure Notice to a buyer on or before the effective date of a contract. This form complies with and contains additional disclosures which exceed the minimum disclosures required by the Code.

CONCERNING THE PROPERTY AT

215-22 214.63 acres - KC Rd 443
Harper, TX 78631

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE BUYER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT.

Seller ☐ is ☒ is not occupying the Property. If unoccupied (by Seller), how long since Seller has occupied the Property?
☐ or ☐ never occupied the Property

Section 1. The Property has the items marked below: (Mark Yes (Y), No (N), or Unknown (U).)

This notice does not establish the items to be conveyed. The contract will determine which items will & will not convey.

Item	Y	N	U
Cable TV Wiring			<input checked="" type="checkbox"/>
Carbon Monoxide Det.			<input checked="" type="checkbox"/>
Celling Fans	<input checked="" type="checkbox"/>		
Cooktop	<input checked="" type="checkbox"/>		
Dishwasher			<input checked="" type="checkbox"/>
Disposal			<input checked="" type="checkbox"/>
Emergency Escape Ladder(s)			<input checked="" type="checkbox"/>
Exhaust Fans	<input checked="" type="checkbox"/>		
Fences	<input checked="" type="checkbox"/>		
Fire Detection Equip.			<input checked="" type="checkbox"/>
French Drain			<input checked="" type="checkbox"/>
Gas Fixtures			<input checked="" type="checkbox"/>

Item	Y	N	U
Gas Lines (Nat/LP)			<input checked="" type="checkbox"/>
Hot Tub			<input checked="" type="checkbox"/>
Intercom System			<input checked="" type="checkbox"/>
Microwave	<input checked="" type="checkbox"/>		
Outdoor Grill	<input checked="" type="checkbox"/>		
Patio/Decking	<input checked="" type="checkbox"/>		
Plumbing System	<input checked="" type="checkbox"/>		
Pool			<input checked="" type="checkbox"/>
Pool Equipment			<input checked="" type="checkbox"/>
Pool Maint. Accessories			<input checked="" type="checkbox"/>
Pool Heater			<input checked="" type="checkbox"/>
Public Sewer System			<input checked="" type="checkbox"/>

Item	Y	N	U
Pump: <input type="checkbox"/> sump <input type="checkbox"/> grinder			<input checked="" type="checkbox"/>
Rain Gutters			<input checked="" type="checkbox"/>
Range/Stove	<input checked="" type="checkbox"/>		
Roof/Attic Vents			<input checked="" type="checkbox"/>
Sauna			<input checked="" type="checkbox"/>
Smoke Detector			<input checked="" type="checkbox"/>
Smoke Detector - Hearing Impaired			<input checked="" type="checkbox"/>
Spa			<input checked="" type="checkbox"/>
Trash Compactor			<input checked="" type="checkbox"/>
TV Antenna			<input checked="" type="checkbox"/>
Washer/Dryer Hookup	<input checked="" type="checkbox"/>		
Window Screens	<input checked="" type="checkbox"/>		

Item	Y	N	U	Additional Information
Central A/C	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas number of units: <u>1</u>
Evaporative Coolers		<input checked="" type="checkbox"/>		number of units: <u> </u>
Wall/Window AC Units		<input checked="" type="checkbox"/>		number of units: <u> </u>
Attic Fan(s)		<input checked="" type="checkbox"/>		If yes, describe: <u> </u>
Central Heat	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas number of units: <u>1</u>
Other Heat	<input checked="" type="checkbox"/>			If yes, describe: <u> </u>
Oven	<input checked="" type="checkbox"/>			number of ovens: <u>1</u> <input checked="" type="checkbox"/> electric <input type="checkbox"/> gas <input type="checkbox"/> other: <u> </u>
Fireplace & Chimney	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/> wood <input type="checkbox"/> gas logs <input type="checkbox"/> mock <input type="checkbox"/> other: <u> </u>
Carport		<input checked="" type="checkbox"/>		<input type="checkbox"/> attached <input type="checkbox"/> not attached
Garage		<input checked="" type="checkbox"/>		<input type="checkbox"/> attached <input type="checkbox"/> not attached
Garage Door Openers		<input checked="" type="checkbox"/>		number of units: <u> </u> number of remotes: <u> </u>
Satellite Dish & Controls		<input checked="" type="checkbox"/>		<input type="checkbox"/> owned <input type="checkbox"/> leased from <u> </u>
Security System		<input checked="" type="checkbox"/>		<input type="checkbox"/> owned <input type="checkbox"/> leased from <u> </u>
Water Heater	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas <input type="checkbox"/> other: <u> </u> number of units: <u> </u>
Water Softener		<input checked="" type="checkbox"/>		<input type="checkbox"/> owned <input type="checkbox"/> leased from <u> </u>
Underground Lawn Sprinkler		<input checked="" type="checkbox"/>		<input type="checkbox"/> automatic <input type="checkbox"/> manual areas covered: <u> </u>
Septic / On-Site Sewer Facility	<input checked="" type="checkbox"/>			If yes, attach Information About On-Site Sewer Facility (TAR-1407)

(TAR-1406) 7-2-07

Initialed by: Seller: and Buyer:

Page 1 of 5

Sherron Properties 877 Harper Rd., Kerrville TX 78626
Sherron PropertiesPhone: 8308968336 Fax:
Produced with ZipForm™ by RE FormsNet, LLC 18025 Fifteen Mile Road, Clinton Township, Michigan 48065 www.zipform.com

214.63 acres

214.83 acres - KC Rd 443

Harper, TX 78631

Concerning the Property at _____

Water supply provided by: ☐ city ☒ well ☐ MUD ☐ co-op ☐ unknown ☐ other: _____Was the Property built before 1978? ☐ yes ☒ no ☐ unknown

(If yes, complete, sign, and attach TAR-1906 concerning lead-based paint hazards).

Roof Type: _____ Age: _____ (approximate)

Is there an overlay roof covering on the Property (shingles or roof covering placed over existing shingles or roof covering)?

☐ yes ☒ no ☐ unknownAre you (Seller) aware of any of the items listed in this Section 1 that are not in working condition, that have defects, or are need of repair? ☐ yes ☐ no If yes, describe (attach additional sheets if necessary): _____**Section 2. Are you (Seller) aware of any defects or malfunctions in any of the following?: (Mark Yes (Y) if you are aware and No (N) if you are not aware.)**

Item	Y	N
Basement		<input checked="" type="checkbox"/>
Ceilings		<input checked="" type="checkbox"/>
Doors		<input checked="" type="checkbox"/>
Driveways		<input checked="" type="checkbox"/>
Electrical Systems		<input checked="" type="checkbox"/>
Exterior Walls		<input checked="" type="checkbox"/>

Item	Y	N
Floors		<input checked="" type="checkbox"/>
Foundation / Slab(s)		<input checked="" type="checkbox"/>
Interior Walls		<input checked="" type="checkbox"/>
Lighting Fixtures		<input checked="" type="checkbox"/>
Plumbing Systems		<input checked="" type="checkbox"/>
Roof		<input checked="" type="checkbox"/>

Item	Y	N
Sidewalks		<input checked="" type="checkbox"/>
Walls / Fences		<input checked="" type="checkbox"/>
Windows		<input checked="" type="checkbox"/>
Other Structural Components		<input checked="" type="checkbox"/>

If the answer to any of the items in Section 2 is yes, explain (attach additional sheets if necessary): _____

Section 3. Are you (Seller) aware of any of the following conditions: (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Condition	Y	N
Aluminum Wiring		<input checked="" type="checkbox"/>
Asbestos Components		<input checked="" type="checkbox"/>
Diseased Trees: <input type="checkbox"/> oak wilt <input type="checkbox"/> _____		<input checked="" type="checkbox"/>
Endangered Species/Habitat on Property		<input checked="" type="checkbox"/>
Fault Lines		<input checked="" type="checkbox"/>
Hazardous or Toxic Waste		<input checked="" type="checkbox"/>
Improper Drainage		<input checked="" type="checkbox"/>
Intermittent or Weather Springs		<input checked="" type="checkbox"/>
Landfill		<input checked="" type="checkbox"/>
Lead-Based Paint or Lead-Based Pt. Hazards		<input checked="" type="checkbox"/>
Encroachments onto the Property		<input checked="" type="checkbox"/>
Improvements encroaching on others' property		<input checked="" type="checkbox"/>
Located in 100-year Floodplain		<input checked="" type="checkbox"/>
Present Flood Insurance Coverage (If yes, attach TAR-1414)		<input checked="" type="checkbox"/>
Previous Flooding into the Structures		<input checked="" type="checkbox"/>
Previous Flooding onto the Property		<input checked="" type="checkbox"/>
Previous Fires		<input checked="" type="checkbox"/>
Previous Foundation Repairs		<input checked="" type="checkbox"/>

Condition	Y	N
Previous Roof Repairs		<input checked="" type="checkbox"/>
Other Structural Repairs		<input checked="" type="checkbox"/>
Radon Gas		<input checked="" type="checkbox"/>
Settling		<input checked="" type="checkbox"/>
Soil Movement		<input checked="" type="checkbox"/>
Subsurface Structure or Pits		<input checked="" type="checkbox"/>
Underground Storage Tanks		<input checked="" type="checkbox"/>
Unplatted Easements		<input checked="" type="checkbox"/>
Unrecorded Easements		<input checked="" type="checkbox"/>
Urea-formaldehyde Insulation		<input checked="" type="checkbox"/>
Water Penetration		<input checked="" type="checkbox"/>
Wetlands on Property		<input checked="" type="checkbox"/>
Wood Rot		<input checked="" type="checkbox"/>
Active infestation of termites or other wood-destroying insects (WDI)		<input checked="" type="checkbox"/>
Previous treatment for termites or WDI		<input checked="" type="checkbox"/>
Previous termite or WDI damage repaired		<input checked="" type="checkbox"/>
Termite or WDI damage needing repair		<input checked="" type="checkbox"/>
Previous Use of Premises for Manufacture of Methamphetamine		

(TAR-1406) 7-2-07

Initialed by: Seller: DC JE and Buyer: _____Produced with ZipForm™ by RE FormsNet, LLC 18025 Fifteen Mile Road, Clinton Township, Michigan 48035 www.zipform.com

Page 2 of 5

214.83 acres -

Concerning the Property at 214.83 acres - KC Rd 443
Harper, TX 78631

If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary): _____

Section 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair, which has not been previously disclosed in this notice? ☐ yes ☒ no If yes, explain (attach additional sheets if necessary): _____

Section 5. Are you (Seller) aware of any of the following (Mark Yes (Y) if you are aware. Mark No (N) if you are not aware.)

Y N

- ☐ ☒ Room additions, structural modifications, or other alterations or repairs made without necessary permits or not in compliance with building codes in effect at the time.
- ☐ ☒ Homeowners' associations or maintenance fees or assessments. If yes, complete the following:
 Name of association: _____
 Manager's name: _____ Phone: _____
 Fees or assessments are: \$ _____ per _____ and are: ☐ mandatory ☐ voluntary
 Any unpaid fees or assessment for the Property? ☐ yes (\$ _____) ☐ no
 If the Property is in more than one association, provide information about the other associations below or attach information to this notice.
- ☐ ☒ Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following:
 Any optional user fees for common facilities charged? ☐ yes ☐ no If yes, describe: _____
- ☐ ☒ Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.
- ☐ ☒ Any lawsuits or other legal proceedings directly or indirectly affecting the Property.
- ☐ ☒ Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.
- ☐ ☒ Any condition on the Property which materially affects the health or safety of an individual.
- ☐ ☒ Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold.
 If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation).

If the answer to any of the items in Section 5 is yes, explain (attach additional sheets if necessary): _____

214.83 acres - KC Rd 443

Harper, TX 78631

Concerning the Property at _____

Section 6. Seller ☒ has ☐ has not attached a survey of the Property.

Section 7. Within the last 4 years, have you (Seller) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to perform inspections? ☒ yes ☐ no If yes, attach copies and complete the following:

Inspection Date	Type	Name of Inspector	No. of Pages

Note: A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer.

Section 8. Check any tax exemption(s) which you (Seller) currently claim for the Property:

- ☐ Homestead ☐ Senior Citizen ☐ Disabled
☐ Wildlife Management ☒ Agricultural ☐ Disabled Veteran
☐ Other: _____ ☐ Unknown

Section 9. Have you (Seller) ever received proceeds for a claim for damage to the Property (for example, an insurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repairs for which the claim was made? ☐ yes ☒ no If yes, explain: _____

Section 10. Does the property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766 of the Health and Safety Code? ☐ unknown ☒ no ☐ yes. If no or unknown, explain. (Attach additional sheets if necessary): _____

**Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information.*

Seller acknowledges that the statements in this notice are true to the best of Seller's belief and that no person, including the broker(s), has instructed or influenced Seller to provide inaccurate information or to omit any material information.

Signature of Seller Ronald L. Classy
 Printed Name: Ronald L. Classy

Date _____ Signature of Seller Jennifer G. Classy 2-21-08
 Printed Name: Jennifer G. Classy Date

214.83 acres - KC Rd 443

Concerning the Property at Harper, TX 78631**ADDITIONAL NOTICES TO BUYER:**

- (1) The Texas Department of Public Safety maintains a database that the public may search, at no cost, to determine if registered sex offenders are located in certain zip code areas. To search the database, visit www.txdps.state.tx.us. For information concerning past criminal activity in certain areas or neighborhoods, contact the local police department.
- (2) If the property is located in a coastal area that seaward of the Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 or 63, Natural Resources Code, respectively) and a beachfront construction certificate or dune protection permit may be required for repairs or improvements. Contact the local government with ordinance authority over construction adjacent to public beaches for more information.
- (3) If you are basing your offers on square footage, measurements, or boundaries, you should have those items independently measured to verify any reported information.
- (4) The following providers currently provide service to the property:
- Electric: PEC Sewer: _____
- Water: _____ Cable: _____
- Trash: _____ Natural Gas: _____
- Local Phone: _____ Propane: _____
- (5) This Seller's Disclosure Notice was completed by Seller as of the date signed. The brokers have relied on this notice as true and correct and have no reason to believe it to be false or inaccurate. YOU ARE ENCOURAGED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY.

The undersigned Buyer acknowledges receipt of the foregoing notice and acknowledges the property complies with the smoke detector requirements of Chapter 766, Health and Safety Code, or, if the property does not comply with the smoke detector requirements of Chapter 766, the buyer waives the buyer's rights to have smoke detectors installed in compliance with Chapter 766.

<u>Ronald E. Cherry</u>	<u>2-21-08</u>	<u>Jennifer Cherry</u>	<u>2-21-08</u>
Signature of Buyer	Date	Signature of Buyer	Date
Printed Name: <u>Ronald E. Cherry</u>		Printed Name: <u>Jennifer Cherry</u>	



TEXAS ASSOCIATION OF REALTORS®

INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS® IS NOT AUTHORIZED.
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CONCERNING THE PROPERTY AT

215-23

214-83-acres - KC Rd 443
Harper, TX 78631

A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

- (1) Type of Treatment System: ☒ Septic Tank ☐ Aerobic Treatment ☐ Unknown
- (2) Type of Distribution System: Plastic Tank & Down Field ☐ Unknown
- (3) Approximate Location of Drain Field or Distribution System: _____ ☐ Unknown
- (4) Installer: _____ ☐ Unknown
- (5) Approximate Age: 20 yrs ☐ Unknown

B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? ☐ Yes ☒ No
If yes, name of maintenance contractor: _____
Phone: _____ contract expiration date: _____
Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard on-site sewer facilities.)
- (2) Approximate date any tanks were last pumped? Dec. 07
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility? ☐ Yes ☒ No
If yes, explain: _____
- (4) Does Seller have manufacturer or warranty information available for review? ☐ Yes ☒ No

C. PLANNING MATERIALS, PERMITS, AND CONTRACTS:

- (1) The following items concerning the on-site sewer facility are attached:
☐ planning materials ☐ permit for original installation ☐ final inspection when OSSF was installed
☐ maintenance contract ☐ manufacturer information ☐ warranty information ☐ _____
- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.

(TAR-1407) 1-7-04

Initialed for Identification by Buyer _____ and Seller R.C. J.C.

Page 1 of 2

Sherron Properties 877 Harper Rd., Kerrville TX 78028
Phone: 8308968338 Fax:

Sherron Properties

214.83 acres -

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214.83 acres - KC Rd 443

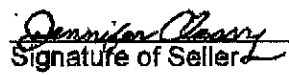
Information about On-Site Sewer Facility concerning Harper, TX 78631

D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

<u>Facility</u>	<u>Usage (gal/day) without water- saving devices</u>	<u>Usage (gal/day) with water- saving devices</u>
Single family dwelling (1-2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.

 2-21-08
Signature of Seller Date
Ronald L. Classy

 2-21-08
Signature of Seller Date
Jennifer G. Classy

Receipt acknowledged by:

Signature of Buyer Date

Signature of Buyer Date

FIELD NOTE DESCRIPTION
215.23 ACRES

Being a tract of land containing 215.23 acres and being approximately 61.79 acres in the P.O. Bode, Block N, G.H. & S.A. Ry. Co. Survey No. 48, Abstract No. 1558, and approximately 148.84 acres in the original north portion of the Fritz Bode, Block N, G.H. & S.A. Ry. Co. Survey No. 49, Abstract No. 2157, and approximately 4.60 acres in the south portion of the Fritz Bode, Block N, G.H. & S.A. Ry. Co. Survey No. 49, Abstract No. 1555, and being a portion of a 390.24 acre tract of record in Volume 8, Page 555, Official Public Records of Kimble County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod set in the occupied east line of said north portion of Survey No. 49 and the occupied west line of the G.C. & S.F. Ry. Co. Survey No. 106 and being the west line of a 1024.29 acre tract conveyed from D.A. Kennedy to Levi Ellebracht on March 24, 1959, of record in the Deed Records of Kimble County, and the east line of said 390.24 acre tract and being the northeast corner of the subject tract. Said corner bears, S 00°56'42"E, 1538.71 feet from a 10" cedar fence corner post for the occupied northeast corner of said north portion of Survey No. 49, and the occupied northwest corner of said Survey No. 106, and being the northwest corner of said 1024.29 acre tract and being the northeast corner of said 390.24 acre tract;

THENCE continuing along or near a fence with the occupied east line of said north portion of Survey No. 49 and subsequently the east line of the aforementioned south portion of Survey No. 49, and being the occupied west line of said Survey No. 106, and being the common line of said 1024.29 acre tract and the subject tract, S 00°56'42"E, 2316.74 feet to a 10" cedar fence corner post for the most easterly southeast corner of the said 390.24 acre tract and the subject tract and being the northeast terminus of a Boundary Line Agreement between a 397.1049 acre tract conveyed to William Lee Norwood and wife Mary Kopec Norwood of record in Volume 102, Page 445, Deed Records of Kimble County Texas and a 378 acre tract in a promissory note executed by Gilbert Andregg and wife Kathryn Andregg described as Tract 4, in a Deed of Trust of record in Volume 37, Page 35, Deed of Trust Records of Kimble County and said Boundary Line Agreement is of record in Volume 8, Page 548, Official Public Records of Kimble County;

THENCE with the fence of said Boundary Line Agreement, the following calls:

S 66°04'10"W, 2116.75 feet to an 8" cedar fence angle post;

S 69°25'51"W, 498.08 feet to a 10" cedar fence angle post;

S 48°49'57"W, 31.80 feet to a 2" steel fence angle post;

S 85°23'36"W, 218.58 feet to a 12" cedar fence corner post in the occupied

east line of the aforementioned Survey No. 48 and being the occupied

southwest corner of said north portion of Survey No. 49 and the occupied

northwest corner of the said south portion of Survey No. 49, and being the

northwest corner of the said 378 acre tract and being a reentrant corner of said

397.1049 acre tract and said 390.24 acre tract and being the southwest terminus

of said Boundary Line Agreement;

THENCE through the interior of said 390.24 acre tract the following calls:

Along or near a fence,

N 45°05'48"W, 381.59 feet to a ½" iron rod set;

Continuing without a fence,

N 41°10'29"E, 70.12 feet to a ½" iron rod set;

N 43°37'12"W, 60.00 feet to a ½" iron rod set;

S 46°22'48"W, 60.00 feet to a ½" iron rod set;

N 43°37'12"W, 60.00 feet to an 8" cedar fence corner post;

Continuing along or near a fence,

N 86°42'58"W, 133.25 feet to an 8" cedar fence corner post;

N 43°40'33"W, 369.52 feet to a 6" cedar fence corner post;

N 08°21'22"W, 619.06 feet to a 6" cedar fence corner post;

N 30°18'17"W, 669.14 feet to a ½" iron rod set in the centerline of Kimble

County Road No. 443, also known as Stapp Road, and an east line of a 76.46

acre tract of record in Volume 161, Page 343, Deed Records of Kimble County,

and being the most westerly southwest corner of the subject tract;

THENCE with the centerline of said Kimble County Road No. 443, being an east line of said 76.46 acre tract, the following calls:

N 07°20'47"E, 118.93 feet to a ½" iron rod found;

N 08°43'36"E, 601.16 feet to a ½" iron rod found;

N 09°14'13"E, 504.30 feet to a ½" iron rod found;

N 18°48'44"E, 292.59 feet to a ½" iron rod set for the northwest corner of the subject tract;

THENCE through the interior of said 390.24 acre tract the following calls:

Along or near a fence,

S 76°33'37"E, 522.33 feet to a 3" steel fence angle post;

S 74°43'53"E, 1127.35 feet to a 3" steel fence corner post;

Continuing without a fence,

S 74°45'54"E, 749.04 feet to a ½" iron rod set;

N 69°57'11"E, 363.89 feet to a ½" iron rod set in a fence;

Continuing along or near a fence,

N 44°16'32"W, 48.82 feet to a 3" steel fence corner post;

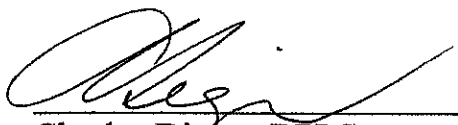
N 14°56'40"E, 406.08 feet to a 3" steel fence corner post;

N 80°07'33"E, 769.80 feet to the POINT OF BEGINNING and containing 215.23 acres within these metes and bounds.

Note: All iron rods that were set are capped with an orange plastic cap marked "GUADALUPE SURVEY CO.".

Note: This survey is based on the North American Datum 1983, Texas State Plane Coordinate System, Central Zone. All bearings, distances and acreages shown hereon relate to this datum and coordinate system.

This description is a companion to a Plat of Survey dated November 27, 2006 and was prepared this 20th day of December 2006.


Charles Digges RPLS
Texas Registration No. 4061
File# 06090503-215.23AC msword DP

