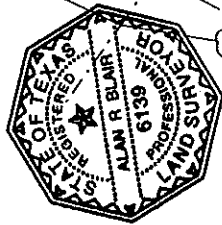


John Maximilian Survey, Abstract No. 306 Franklin County, Texas

LEGEND

| | |
|---|-----------------------------------|
| ● | Prod. 4" D. Iron Pipe, Cap. Point |
| ○ | Prod. 1" Iron Pipe |
| ⊕ | Prod. 3/4" Iron Pipe |
| ⊗ | Prod. 1/2" Iron Pipe |
| ⊙ | Set 1/2" Iron Rod (TSR) |
| △ | Set Nail |
| □ | Point for Corner |
| ⊡ | Program Tank |
| ⊢ | A/C Unit |
| ⊣ | Water Well |
| ⊤ | Tank, Pedestal |
| ⊥ | Fence Barb Wire |
| ⊦ | CL XTO "H2S" Pipeline |
| ⊧ | Utility Overhead Power |
| ⊨ | Chain Link Fence |
| ⊩ | Small Ditch |
| ⊪ | 36" D. Round Oak Stump |



Certification:

I, Alan R. Blair, Registered Professional Land Surveyor No. 6139, do hereby certify that this plat represents a survey made on the ground under my supervision during the month of November, 2011.

Given under my hand and seal this the 24th day of November, 2011.

Alan R. Blair

Alan R. Blair, Registered Professional Land Surveyor No. 6139.

Traverse PC

Surveyor's Notes:

1. This plat is accompanied by Field Notes of this same date and certification.
2. Bearings based on the SBL of Tract Three - 9.428 acre Munn Cleaners, Inc. tract Vol. 242, Pg. 24, D.R.
3. TSR = Typical steel rod is a 1/2" x 24" rebar with surveyor's cap marked "RPLS 3806".

Residue of 28.28 Acres
Charlene Munn Adams
to Double MM Farms, Inc.,
Vol. 138, Pg. 908, D.R.
Dated: October 6, 2005

Part of 28.28 Acres
Charlene Munn Adams
to Double MM Farms, Inc.,
Vol. 138, Pg. 908, D.R.
Dated: October 6, 2005

1.909 Acres
Stud Leann Cook to
Double MM Farms, Inc.,
Vol. 122, Pg. 684, D.R.
Dated: January 21, 2005

Part of Tract Three - 9.428 Acres
Teresa Munn & Lisa Rene Allen
to Munn Cleaners, Inc.,
Vol. 242, Pg. 23, D.R.
Dated: July 25, 1995

1.00 Acre Tract
Shawn Maynard, Executor,
Beyla L. Cook, Wife,
Vol. 223, Pg. 738, O.P.R.
Dated: April 28, 2010

Easements:

1. XTO "H2S" Pipeline
2. Overhead Power Line
3. Telephone Line

19.288 Acres

Swanner Engineering & Surveying
1857 State Highway 11
Winnboro, Texas 75494
Phone: 903-365-2511
Fax: 903-365-2511
Job No. 11-1029

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Winnsboro, Texas 75494
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Field Notes for
19.288 Acres
John Maximillian Survey, A - 306
Franklin County, Texas

All that certain tract or parcel of land situated in the County of Franklin, State of Texas, being in the John Maximillian Survey, Abstract No. 306, being all of that certain called 1.909 acre tract described in Deed from Staci Leann Cook, to Double MM Farms, Inc., dated January 21, 2005, recorded in Volume 122, Page 684, Deed Records of Franklin County, and being a part of that certain Tract Three - 9.428 acres described in Deed from Teresa Munn and Lisa Rene Allen, to Munn Cleaners, Inc., dated July 25, 1995, recorded in Volume 242, Page 23, Deed Records of said County, and also a part of that certain 29.28 acre tract described in Deed from Charlene Munn Acker, to Double MM Farms, Inc., dated October 6, 2005, recorded in Volume 139, Page 906, Deed Record of said County and bounded as follows:

Beginning at a ½ inch iron rod (TSR) set on the SBL of said Tract Three - 9.428 acres, being South 87° 40' 02" East - 112.95 feet from a 5/8 inch iron pipe found on the SWC of said Tract Three - 9.428 acres, being situated on the South side of a 36 inch Post Oak tree stump, and also being on the NBL of Tract One - 34 acres described in Deed from Teresa Munn and Lisa Rene Allen, to Munn Cleaners, Inc., dated July 25, 1995, recorded in Volume 242, Page 23, Deed Records of said County;

THENCE in a Northeasterly direction following a small ditch as follows:

North 07° 34' 46" East - 93.31 feet to a ½ inch iron rod (TSR) set for corner,
North 18° 46' 54" East - 118.26 feet to a ½ inch iron rod (TSR) set for corner,
North 10° 23' 57" East - 99.88 feet to a ½ inch iron rod (TSR) set for corner, and
North 02° 29' 08" East - 256.50 feet to a 4 inch iron pipe fence corner post found for an angle corner;

THENCE North 07° 02' 20" East along a fence - 94.72 feet to a ½ inch iron rod (TSR) set for corner at the base of a 24 inch Sweet Gum;

THENCE in a Southeasterly direction along a fence as follows:

South 89° 00' 04" East - 257.47 feet to a point for corner and,
South 87° 57' 24" East - 214.49 feet to a ½ inch iron rod (TSR) set for corner on the EBL of said Tract Three - 9.428 acres and the WBL of said 1.909 acre tract;

THENCE North 00° 06' 42" West along the EBL of said Tract Three - 9.428 acres and the WBL of said 1.909 acre tract - 27.49 feet to a nail set on the intersection of a XTO lease road and County Road No. SE 4380;

THENCE in an Easterly direction with the centerline of said County Road No. SE 4380 and the NBL of said 1.909 acre tract and the NBL of said 29.28 acre tract as follows:

South 83° 34' 41" East - 57.85 feet to a point for corner,
South 86° 09' 47" East - 73.90 feet to a point for corner,
North 89° 58' 15" East - 141.77 feet to a point for corner, and
South 88° 35' 46" East - 290.80 feet to a nail set for corner on the Northernmost NEC of said 29.28 acre tract and the NWC of a 1.00 acre tract described in Deed from Shawn Maynard, Executor, of Betty J. Munn Estate, dated April 28, 2010, recorded in Volume 223, Page 736, Official Public Records of said County;

THENCE South 05° 05' 36" East along the fenced WBL of said 1.00 acre tract and the Westernmost EBL of said 29.28 acre tract at 24.31 feet passing a 1 inch iron pipe found for reference and continuing a total distance of 174.58 feet to a ½ inch iron rod found on the SWC of said 1.00 acre tract and being an inner Ell corner of said 29.28 acre tract;

THENCE South 88° 52' 27" East along the fenced SBL of said 1.00 acre tract and the Southernmost NBL of said 29.28 acre tract - 209.35 feet to a ½ inch iron rod (TSR) set on the West side of a XTO lease road;

THENCE in a Southerly direction along the West side of said XTO lease road as follows:

South 00° 05' 20" East - 270.84 feet to a ½ inch iron rod (TSR) set for an angle corner, and
South 00° 15' 03" West - 251.34 feet to a ½ inch iron rod (TSR) set for corner;

THENCE North 87° 51' 48" West - 792.66 feet to a 5/8 inch iron pipe found on the SEC of said Tract Three - 9.428 acres, and being on the WBL of said 29.28 acre tract, and also being the NEC of said Tract One - 34 acres;

THENCE North 87° 51' 48" West generally along the fenced SBL of said Tract Three – 9.428 acres and the NBL of said Tract One – 34 acres - 558.97 feet to the *Place of Beginning* containing **19.288 acres**.

Note: Bearings based on the SBL of Tract Three – 9.428 acre Munn Cleaners, Inc. tract, Vol. 242, Pg. 23, Deed Records of Franklin County, Texas.

I, Alan R Blair, Registered Professional Land Surveyor No. 6139, do hereby certify that the Field Notes hereon represent a survey made by me on the ground during the month of November, 2011.

Given under my hand and seal this 24th day of November, 2011.

Alan R Blair

Alan R Blair, Registered Professional Land Surveyor No. 6139.

