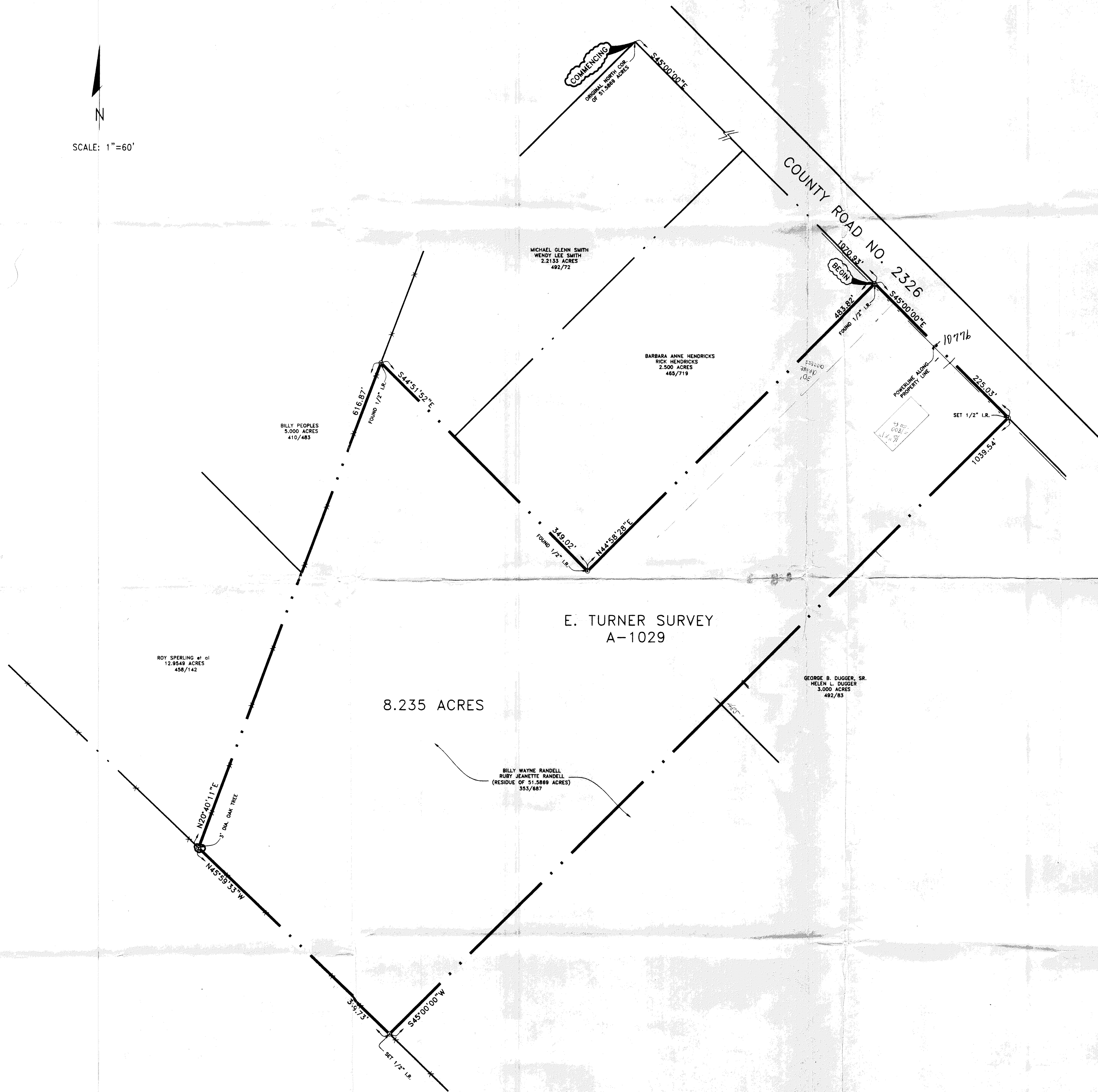
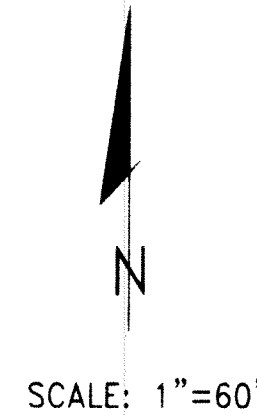




LEGAL DESCRIPTION
STATE OF TEXAS
COUNTY OF HUNT

BEING all that certain tract or parcel of land in the E. Turner Survey, A-1029, Hunt County, Texas, and being a part of that called 51.5869 acre tract as conveyed from the Estate of Robert G. Killen to Billy Wayne Randell and Ruby Jeanette Randell, as recorded in Volume 353, Page 687, of the Real Property Records of Hunt County, Texas, and being more particularly described as follows;

COMMENCING at a 1/2" iron rod found for corner at the north corner of said 51.5869 acre tract, said point being in the southwest line of County Road No. 2326; THENCE S45°00'00"E, along the southwest line of said County Road, a distance of 1070.93 feet to a 1/2" iron rod found for corner and the POINT OF BEGINNING, said point being the east corner of a 2.500 acre tract conveyed to Barbara Anne Hendricks and Rick Hendricks as recorded in Volume 465, Page 719;

THENCE S45°00'00"E, continuing along the southwest line of County Road No. 2326, a distance of 225.03 feet to a 1/2" iron rod set for corner at the north corner of a 3.000 acre tract conveyed to George B. Dugger, Sr., as recorded in Volume 492, Page 83;

THENCE S45°00'00"W, a distance of 1039.54 feet to a 1/2" iron rod set for corner in the southwest line of said 51.5869 acre tract;

THENCE N45°59'33"W, along said southwest line, a distance of 319.73 feet to a 3' diameter oak tree for corner;

THENCE N20°40'11"E, a distance of 616.87 feet to a 1/2" iron rod found for corner;

THENCE S44°51'52"E, a distance of 349.02 feet to a 1/2" iron rod found for corner at the south corner of said Hendricks 2.500 acre tract;

THENCE N44°58'28"E, a distance of 483.82 feet to the POINT OF BEGINNING and containing 8.235 acres of land.

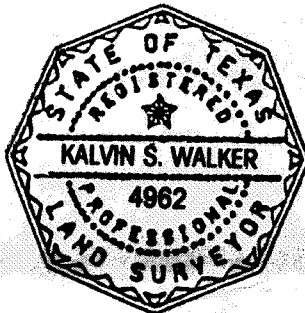
C:\J20080

Surveyor's Certificate

I, Calvin S. Walker, Registered Professional Land Surveyor, do hereby certify, that the plat shown hereon accurately represents the property as determined by an on the ground survey made under my direction and supervision and that all corners are as shown hereon.

There are no visible encroachments, conflicts or protrusions apparent on the ground, except as shown.

Calvin S. Walker
Calvin S. Walker R.P.L.S. No. 4962
Date 7/5/00 Project No. 20080



BOUNDARY SURVEY						
8.000 ACRES IN THE E. TURNER SURVEY, A-1029						
V	VANNOY SURVEYORS, INC.					S
	P.O. BOX 249 ~101 SAGE ST. SUITE D TERRELL, TEXAS 75160 ~ PH 972-563-7101					
HUNT COUNTY, TEXAS						
DESIGN	DRAWN	DATE	SCALE	NOTES	FILE	NO.
KSW	KRIS	7/5/00	1"=60'		20080	1/1