



METES AND BOUNDS

STATE OF TEXAS

COUNTY OF ROCKWALL & COUNTY OF HUNT

BEING a 99.55 acre tract of land situated in the E. Graves Survey Abstract No. 1306 (HUNT COUNTY) and in the E. Graves Survey Abstract No. 87 (ROCKWALL COUNTY), and being all of a called 30.00 acres tract of land described in a deed to PRAIRIE HOMES, LTD. recorded in Volume 1400, Page 277 of the Official Records of Hunt County, Texas (O.R.H.C.T.) also being recorded in Volume 4280, Page 019 of the Real Property Records of Rockwall County, Texas (R.P.R.C.T.) and being a part of a called 178.55 acre tract of land to PRAIRIE HOMES, LTD. recorded in Volume 3831, Page 97 of the Official Records of Rockwall County, Texas (O.R.R.C.T.) said tract being more particularly described as follows:

BEGINNING at the northwest corner of said 30.00 acre tract, same also point being in the southerly line of Hunt County Road No. 2458 (a.k.a. Poetry Road).

THENCE South 44 deg. 57 min. 19 sec. East, along the north line of said tract and the southerly line of said county road, a distance of 1376.91 feet to a 1/2 inch iron rod found for corner at the northeast corner of said tract;

THENCE South 44 deg. 42 min. 49 sec. West, a distance of 3152.48 feet to a 1/2 inch iron rod found for corner at the southeast corner of said tract, same being in the northerly line of a tract of land described in a deed to Los Establos Properties, LTD. recorded in Volume 1461, Page 165 (O.R.R.C.T.);

THENCE North 44 deg. 42 min. 53 sec. West, a distance of 1376.95 feet along the southerly line of said tract to a 1/2 inch iron rod found for corner at the southwest corner of said tract, same being the southeast corner of a tract of land described in a deed to Clyde Kresge recorded in Volume 331, Page 204 (O.R.R.C.T.);

THENCE North 44 deg. 42 min. 49 sec. East, along the west line of said tract and the east line of said Kresge tract, a distance of 3146.70 feet to the POINT OF BEGINNING, and containing a computed area of 99.55 acres (or 4,336,618 sq. ft.) of land, more or less.

Steven A. June, R.P.L.S.
Texas Registration No. 5843
Date: October 23, 2006
FORESIGHT LAND SERVICES, LLC.
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