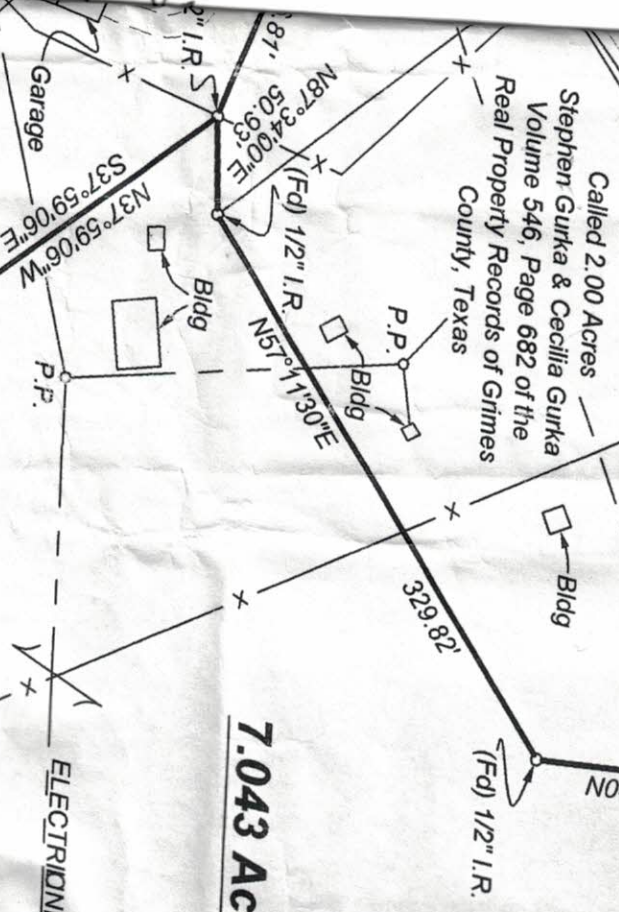


1.852 Acres



7.043 Acres



East line of called 15 acres, more or less, by Deed of record in Volume 307, Page 205 of the Deed Records of Grimes County, Texas

ROAD

#409

Called 3.8 Acres, more or less
Second Tract, at ux
Martin Ed Kapchinski, Texas
Volume 307, Page 205 of the Deed
Records of Grimes County, Texas

BASIS OF BEARINGS, By Deed of record in Volume 307, Page 205 of the Deed Records of Grimes County, Texas

Called 17.278 Acres
Charles G. Whiteside
Volume 591, Page 391 of the
Deed Records of Grimes
County, Texas

P.O.B.

Set 1/2" I.R. brs.
S21°00'00"E, 18.46'

115.83'

S21°00'00"E

397.27'

S69°00'00"W

(Fd) 3/8" I.R.

S21°00'58"E

353.59'

(Fd) 3/8" I.R.

Set 1/2" I.R.

P.P.

ELECTRIC LINE

621.71'

1,455.95'

Bldg

P.P.

Bldg

N37°59'06"W

271.82'

S37°59'06"E

Garage

Bldg

1/2" I.R.

N67°34'00"E

50.93'

(Fd) 1/2" I.R.

N51°41'30"E

329.82'

Bldg

P.P.

Bldg

Bldg

Bldg

Bldg

Bldg

Bldg

Bldg

Bldg

Bldg

Bldg

Bldg

FIELD NOTES

7.043 Acre Tract

All that certain tract or parcel of land lying and being situated in Grimes County, Texas, out of the William Burney Survey, Abstract No. 10 and also being a part of First Tract, called 15 acres, more or less, and a part of Second Tract, called 3.8 acres, more or less, both tracts described in a Deed from Fred Maniha, et ux, to Martin Ed Kapchinski, et ux, dated July 11, 1972, of record in Volume 307, Page 205 of the Deed Records of Grimes County, Texas and more fully described by metes and bounds as follows:

BEGINNING at a found 3/8 inch iron rod, near fence corner in a branch, for the Southeast corner of called Second Tract mentioned above, same being an interior corner of a called 17.278 acre tract of land owned by Charles G. Whiteside of record in Volume 591, Page 391 of the Deed Records of Grimes County, Texas and said rod being the most Easterly corner of the tract of land herein described;

THENCE S 69 deg. 00 min. 00 sec. W, 397.27 ft., generally along a fenced South line of called Second Tract mentioned above and a North line of called 17.278 acre Whiteside tract of record in Volume 591, Page 391 of the Deed Records of Grimes County, Texas to a found 3/8 inch iron rod, at fence corner, for its most Westerly Northwest corner;

THENCE S 21 deg. 00 min. 58 sec. E, along a fenced West line of called 17.278 acre Whiteside tract of record in Volume 591, Page 391 of the Deed Records of Grimes County, Texas, **PASSING** at 353.59 ft. a found 3/8 inch iron rod, at fence corner, for its Southwest corner and **CONTINUING A TOTAL DISTANCE OF 393.01 ft.** to a set 1/2 inch iron rod, at fence corner, for the most Southerly Southeast corner of the tract of land herein described and same being in the apparent North line of a called 20.263 acre tract of land owned by Ray and Mary Jones of record in Volume 928, Page 362 of the Real Property Records of Grimes County, Texas;

THENCE S 69 deg. 06 min. 14 sec. W, 627.77 ft., along the South line of called 15 acre, more or less, tract mentioned above and an apparent North line of called 20.263 acre Jones tract of record in Volume 928, Page 362 of the Real Property Records of Grimes County, Texas to a set 1/2 inch iron rod for the Southwest corner of the tract of land herein described;

THENCE N 37 deg. 59 min. 06 sec. W, 271.82 ft., along a West line of the tract of land herein described to a set 1/2 inch iron rod, at a cyclone fence corner, for its most Westerly Northwest corner;

THENCE N 87 deg. 34 min. 00 sec. E, 50.93 ft., along a North line of the tract of land herein described to a found 1/2 inch iron rod, in a field, for the Southwest corner of a called 2.00 acre tract of land owned by Stephen and Cecilia Gurka of record in Volume 546, Page 682 of the Deed Records of Grimes County, Texas;

THENCE N 57 deg. 11 min. 30 sec. E, 329.82 ft., along a South line of called 2.00 acre Gurka tract of record in Volume 546, Page 682 of the Deed Records of Grimes County, Texas to a found 1/2 inch iron rod, in a field, for its Southeast corner;

EXHIBIT A

THENCE N 04 deg. 08 min. 06 sec. E, 229.51 ft., along the East line of called 2.00 acre Gurka tract of record in Volume 546, Page 682 of the Deed Records of Grimes County, Texas to the most Northerly Northwest corner of the tract of land herein described, in Grimes County Road 409 and same being in a North line of called Second Tract mentioned above, from which a found ½ inch iron rod, in fence line, for the Northeast corner of called 2.00 acre Gurka tract brs. S 04 deg. 08 min. 06 sec. W, 13.47 ft.;

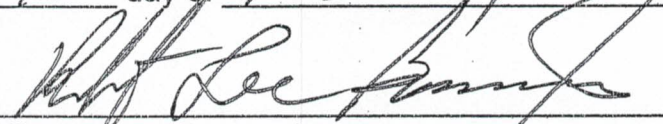
THENCE along the North line of called Second Tract mentioned above and the centerline of Grimes County Road 409 as follows:

1. N 68 deg. 22 min. 30 sec. E, 232.33 ft.,
2. N 69 deg. 22 min. 30 sec. E, 305.56 ft.,
3. N 75 deg. 54 min. 15 sec. E, 98.58 ft., to the Northeast corner of called Second Tract mentioned above and same being a Northwest corner of called 17.278 acre Whiteside tract of record in Volume 591, Page 391 of the Deed Records of Grimes County, Texas from which a set ½ inch iron rod, in fence line, brs. S 21 deg. 00 min. 00 sec. E, 18.46 ft.;

THENCE S 21 deg. 00 min. 00 sec. E, 115.83 ft., along a generally fenced West line of called 17.278 acre Whiteside tract of record in Volume 591, Page 391 of the Deed Records of Grimes County, Texas and the East line of called Second Tract mentioned above to **THE PLACE OF BEGINNING** containing 7.043 acres of land.

DATED this the 13 day of February, 2006

SIGNED


Robert Lee Bosse, Jr.
Registered Professional Land Surveyor
State of Texas No. 3927



Filed for Record in:
Grimes County
On: May 24, 2011 at 11:19A
RECORDINGS

Document Number: 00242441
Amount: 32.00

Receipt Number - 42096
By: Freddie Hanson

STATE OF TEXAS
COUNTY OF GRIMES
I hereby certify that this instrument was
filed on the date and time stamped hereon by me
and was duly recorded in the volume and page
of the named records of:
Grimes County
as stamped hereon by me.
May 24, 2011

David Paskett, County Clerk
Grimes County

GUARANTY TITLE COMPANY
OF GRIMES COUNTY
P.O. BOX 1540
211 E. WASHINGTON
NAVASOTA, TX 77868

EXHIBIT A