GEORGE IVEY SURVEY ABSTRACT 516 Chuck Bartush, 866/416 CCDR Chuck Bartush, 851/246 CCDR POB COUNTY ROAD 316 EAST 242.02 Power Line MAILING ADDRESS: 436 CR 316, Muenster, Tx. Otto, 1030/710 CCOPR 15.5 Hesse, 815/219 CCDR 26.0 1990 Potio 20' J. H. Bayer and Sons, Inc., 802/13 CCDR J. H. Bayer to Bert Hesse 1006/148 CCOPR Desc. appears erroneous Right-of-Way Easement, John Koelzer, et ux to Lynch, Stahl and Burgess recorded in Volume 176, page 14 CCDR affects the parent tract, and does not visibly affect this tract. Right-of-Way Easement, John Koelzer, et ux to Magnolia Petroleum Co. recorded in Volume 172, page 353 CCDR affects the parent tract, and does not visibly affect this tract. 3.63 Ac. Right-of-Way Easement, John Koelzer, et ux to Sinclair Pipe Line Company recorded in Volume 175, page 587 CCDR affects the parent tract, and does not visibly affect this tract. Right-of-Way Easement, John Koelzer, et uk to Roxana Petroleum Corp. recorded in Volume 177, page 15 CCDR affects the parent tract, and does not visibly affect this tract. Bert J. Hesse, et ux to Clifford E. & Christina R. Cox, 1014/825 CCOPR Easement and Right of Way, George L. Koelzer to Texas Power 8 Light Co. recorded in Volume 334, page 551 CCDR does not affect this tract. Easement and Right of Way, George L. Koelzer to Texas Power 8 Light Co. recorded in Volume 360, page 155 CCDR does not affect this tract. S 89°58'40"W 518.46" THOMAS SCOTT SURVEY ABSTRACT 900 J. H. Bayer and Sons, Inc., 802/13 CCDR 1.2158 Ac. Bayer to Muenster Water District 928/789 CCOPR SECOND TRACT FLOOD STATEMENT: This plat and description/descriptions was prepared The Plat hereon is a true representation of the This lot/tract lies in Zone C (area not designated for the exclusive use of the parties for which this property as determined by an actual survey mode as a special flood hazard area) per FIRM

survey was provided, on the date shown, and does not

Certified to Buyer, Harold Green, et ux, Sierra Pacific Mortgage,

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and Cooke County Title Co.

extend to other parties without an expressed re-stating

FIELD NOTES TO 3.63 ACRES IN THE THOMAS SCOTT SURVEY ABSTRACT 900, COOKE COUNTY, TEXAS

All that certain tract or parcel of land situated in the Thomas Scott Survey Abstract 900, Cooke County Texas, being the same tract conveyed by deed from Bert J. Hesse and Christy A. Hesse to Clifford E. Cox and Christine R. Cox recorded in Volume 1014, page 825 of the Cooke County Official Public Records, and being more particularly described as follows:

BEGINNING at a set 60d nail at the Northeast corner of said Cox tract, on the North line of a tract described as SECOND TRACT in a deed to J. H. Bayer and Sons, Inc. recorded in Volume 802, page 13 of said Deed Records, in County Road 316, said beginning corner further being West, a distance of 2141.72 feet from the Northeast corner of said SECOND TRACT;

THENCE South OO degrees O2 minutes O7 seconds East, passing at 25.0 feet a set steel pin on the South line of said road, continuing and passing a fence corner at 209.36 feet, and continuing along a fence a total distance of 415.29 feet to a 3" steel fence corner post at the Southeast corner of said Cox tract;

THENCE South 89 degrees 58 minutes 40 seconds West, along or near a fence, a distance of 518.46 feet to a found steel pin at the Northeast corner of a tract conveyed to Muenster Water District by deed recorded in Volume 928, page 789 of the Cooke County Official Public Records;

THENCE North 33 degrees 36 minutes 46 seconds East, with the West line of said Cox tract, along or near a fence, passing a found steel pin on the South line of said road, at 468.43 feet, and continuing a total of 498.90 feet to a set steel pin on said North line of Bayer tract in the middle of said County Road 316;

THENCE East, with said North line of Bayer tract, in said County Road 316, a distance of 242.02 feet to the point of beginning containing 3.63 acres of land.

107 NORTH DIXON STREET

940/665-1914

DATE 10/25/2007

FILE 4366-2/4366-19

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DELBERT W. WEST

REGISTERED PROFESSIONAL LAND SURVEYOR

GAINESVILLE, TEXAS 76240

FAX 940/665-3749

SCALE |" = 100' on the ground by me, the lines and corners being as indicated. THERE ARE NO CONFLICTS, ENCROACHMENTS, OR PROTRUSIONS EXCEPT None

DRAWN new/DWW

Bearings are referred to record bearing North line, 802/13 CCDR.

Panel 480765 0007B, dated 9/01/87.