

STATE OF TEXAS
COUNTY OF WILSON

FIELD NOTES FOR 33.24 ACRES OF LAND

BEING 33.24 ACRES OF LAND OUT OF THE FRANCISCO HERRERA SURVEY NO. 6, ABSTRACT NO. 15, WILSON COUNTY, TEXAS AND BEING A PART OR PORTION OF THE LAND DESCRIBED IN A CONVEYANCE TO THOMAS M. BARKER AND MELANIE K. BARKER IN THE DEED OF RECORD IN VOLUME 1488, PAGE 285 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a found $\frac{1}{2}$ " pin on the northerly right-of-way line of County Road 346 for the southeasterly corner of the Frank George Stanush, et al land as described in Volume 1311, Page 114 of the Official Public Records of Wilson County, Texas and the southwesterly corner of the Barker land and of this tract;

THENCE North $30^{\circ} 12' 31''$ West, with the common line of said Stanush land, a distance of 2152.47 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap on the southerly line of the Barbara S. Rivera Living Trust land as described in Document 2022-115991 of the Official Public Records of Wilson County, Texas for the northeasterly corner of said Stanush land and the northwesterly corner of the Barker land and of this tract;

THENCE North $59^{\circ} 41' 28''$ East, with common line of said Barbara S. Rivera Living Trust land and of the Emil Orsack and Stacey Orsack land as described in Volume 1323, Page 61 of the Official Public Records of Wilson County, Texas, in all a distance of 746.33 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap for the northwesterly corner of a 18.50 acre tract also surveyed this day and the northeasterly corner of this tract;

THENCE into and across the Barker land and with the common line of said 18.50 acre tract as follows;

South $30^{\circ} 05' 36''$ East, a distance of 771.89 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
South $10^{\circ} 26' 22''$ East, a distance of 537.03 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
South $31^{\circ} 24' 15''$ East, a distance of 686.74 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North $60^{\circ} 58' 11''$ East, a distance of 193.37 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap at the centerline of a 40 feet easement also surveyed this day for the upper southwesterly corner of a 48.61 acre tract also surveyed this day and the upper southeasterly corner of this tract;

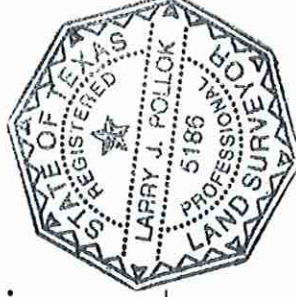
THENCE South $28^{\circ} 34' 09''$ East, with the center of said easement and with the common line of said 48.61 acre tract, a distance of 201.76 feet to a to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap on the aforementioned northerly right-of-way line of County Road 346 for the lower southwesterly corner of said 48.61 acre tract and the lower southeasterly corner of this tract;

THENCE South $60^{\circ} 58' 11''$ West, with said right-of-way, a distance of 761.80 feet to the **POINT OF BEGINNING** and containing 33.24 acres of land as shown on a plat that accompanies this description.

The bearing system is based on NAD83, Texas South Central.

POLLOK & SONS SURVEYING, INC.

Firm No. 10052700



[Signature]
Larry J. Pollok, RPLS # 5186
May 31, 2023

Refer: 23-0215

STATE OF TEXAS
COUNTY OF WILSON

FIELD NOTES FOR 48.61 ACRES OF LAND

BEING 48.61 ACRES OF LAND OUT OF THE FRANCISCO HERRERA SURVEY NO. 6, ABSTRACT NO. 15 WILSON COUNTY, TEXAS AND BEING A PART OR PORTION OF THE LAND DESCRIBED IN A CONVEYANCE TO THOMAS M. BARKER AND MELANIE K. BARKER IN THE DEED OF RECORD IN VOLUME 1488, PAGE 285 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap on the northerly right-of-way line of County Road 346 in the center of a 40 feet ingress-egress easement also surveyed this day for the lower southeasterly corner of a 33.24 acre tract also surveyed this day and the lower southwesterly corner of this tract from which a found $\frac{1}{2}$ " pin for the southeasterly corner of the Frank George Stanush, et al land as described in Volume 1311, Page 114 of the Official Public Records of Wilson County, Texas and the southwesterly corner of the Barker land bears South 60° 58' 11" West, a distance of 761.80 feet;

THENCE North 28° 34' 09" West, into the Barker land and with the center of said 40 feet easement and with the common line of said 33.24 acre tract, a distance of 201.76 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap on the southerly line a 18.50 acre tract also surveyed this day for the upper southeasterly corner of said 33.24 acre tract and the upper southwesterly corner of this tract;

THENCE with the common line of said 18.50 acre tract as follows:

North 60° 58' 11" East, a distance of 318.97 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap; North 30° 05' 06" West, a distance of 1974.33 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap on the southerly line of the David Seiler land as described in Volume 611, Page 545 of the Official Public Records of Wilson County, Texas for the northeasterly corner of said 18.50 acre tract and the northwesterly corner of this tract;

THENCE North 59° 56' 44" East, with the common line of said Seiler land and of the Brian Dirks land as described in Volume 1579, Page 860 of the Official Public Records of Wilson County, Texas, in all a distance of 933.40 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap for the northwesterly corner of the Ian Haliscak, et ux land as described in Volume 1151, Page 381 of the Official Public Records of Wilson County, Texas and the northeasterly corner of the Barker land and of this tract;

THENCE South 30° 05' 06" East, with common line of said Haliscak land and of the Waylon Koch and Kendall Koch land as described in Volume 1512, Page 585 of the Official Public Records of Wilson County, Texas, in all a distance of 2202.91 feet to a found 5/8" pin on the northerly line of the Terri Lynn Luensmann Spousal GST Trust land as described in Document 2021-114272 of the Official Public Records of Wilson County, Texas for the southwesterly corner of said Koch land and the southeasterly corner of the Barker land and of this tract;

THENCE South 60° 42' 04" West, with the common line of said Terri Lynn Luensmann Spousal GST Trust land, a distance of 1044.34 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap at the terminus of the County Road 346 right-of-way for a corner of said Terri Lynn Luensmann Spousal GST Trust land, the Barker land, and of this tract;

THENCE with said right-of-way of County Road 346 as follows;

North 29° 16' 20" West, a distance of 15.00 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap; South 60° 58' 11" West, a distance of 217.04 feet to the **POINT OF BEGINNING** and containing 48.61 acres of land as shown on a plat that accompanies this description.

The bearing system is based on NAD83, Texas South Central.

POLLOK & SONS SURVEYING, INC.

Firm No. 10052700


Larry J. Pollok, RPLS # 5186
May 31, 2023

Refer: 23-0215



STATE OF TEXAS
COUNTY OF WILSON

FIELD NOTES FOR 18.50 ACRES OF LAND

BEING 18.50 ACRES OF LAND OUT OF THE FRANCISCO HERRERA SURVEY NO. 6, ABSTRACT NO. 15 WILSON COUNTY, TEXAS AND BEING A PART OR PORTION OF THE LAND DESCRIBED IN A CONVEYANCE TO THOMAS M. BARKER AND MELANIE K. BARKER IN THE DEED OF RECORD IN VOLUME 1488, PAGE 285 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS. AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap in the center of a 40 feet easement also surveyed this day for the upper southeasterly corner of a 33.24 acre tract also surveyed this day and the upper southwesterly corner of a 48.61 acre tract from which a found $\frac{1}{2}$ " pin for the southeasterly corner of the Frank George Stanush, et al land as described in Volume 1311, Page 114 of the Official Public Records of Wilson County, Texas and the southwesterly corner of the Barker land bears South 28° 34' 09" East, a distance of 201.76 feet and South 60° 58' 11" West, a distance of 761.80 feet;

THENCE with common line of said 33.24 acre tract as follows;
South 60° 58' 11" West, a distance of 193.37 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North 31° 24' 15" West, a distance of 686.74 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North 10° 26' 22" West, a distance of 537.03 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North 30° 05' 36" West, a distance of 771.89 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap
on the southerly line of Emil Orsack and Stacey Orsack land as described in Volume 1323, Page 61 of the Official Public Records of Wilson County, Texas for the northeasterly corner of said 33.24 acre tract and the northwesterly corner of this tract;

THENCE North 59° 41' 28" East, with the common line of said Orsack land, a distance of 194.27 feet to a found $\frac{3}{4}$ " pipe for the southeasterly corner of said Orsack land, the southwesterly corner of the David Seiler land as described in Volume 611, Page 545 of the Official Public Records of Wilson County, Texas, and an angle point of the Barker land and of this tract;

THENCE North 59° 56' 44" East, with the common line of said Seiler land, a distance of 153.35 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap for the northwesterly corner of the aforementioned 48.61 acre tract also surveyed this day and the northeasterly corner of this tract;

THENCE with common line of said 48.61 acre tract as follows;
South 30° 05' 06" East, a distance of 1974.33 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
South 60° 58' 11" West, a distance of 318.97 feet to the **POINT OF BEGINNING** and containing within these metes and bounds 19.50 acres of land **SAVE AND EXCEPT** a 1.00 acre tract as described in a conveyance to Ethan J. Risley and Victoria A. Risley in the deed of record in Document 2022-119694 of the Official Public Records of Wilson County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap for an interior corner of the herein described 18.50 acre tract and the southwesterly corner of this 1.00 acre tract from which a found $\frac{1}{2}$ " pin for the southeasterly corner of the Frank George Stanush, et al land as described in Volume 1311, Page 114 of the Official Public Records of Wilson County, Texas and the southwesterly corner of the Barker land bears South 28° 34' 09" East, a distance of 731.06 feet and South 60° 58' 11" West, a distance of 741.80 feet;

THENCE with the westerly line of this tract as follows:
North 59° 10' 04" West, a distance of 109.73 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North 07° 52' 50" West, a distance of 15.51 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North 81° 49' 34" East, a distance of 64.64 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap;
North 14° 11' 12" West, a distance of 162.61 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap
for an interior corner of said 18.50 acre tract and the northwesterly corner of this 1.00 acre tract;

Page Two – 18.50 Acres

THENCE North 80° 57' 51" East, a distance of 205.31 feet to a set ½" rebar with a "Pollok & Sons" cap for an interior corner of said 18.50 acre tract and the northeasterly corner of this 1.00 acre tract;

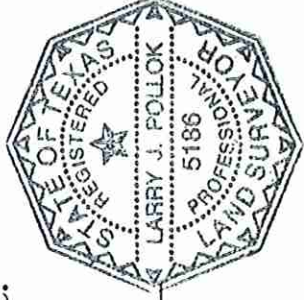
THENCE South 07° 31' 42" East, a distance of 169.14 feet to a set ½" rebar with a "Pollok & Sons" cap for the southeasterly corner of this 1.00 acre tract;

THENCE South 56° 05' 58" West, a distance of 184.04 feet to the **POINT OF BEGINNING** and containing 1.00 acres of land leaving a net acreage of 18.50 acres of land as shown on a plat that accompanies this description.

The bearing system is based on NAD83, Texas South Central.

POLLOK & SONS SURVEYING, INC.

Firm No. 10052700



[Signature]
Larry J. Pollok, RPLS # 5186
May 31, 2023

Refer: 23-0215

STATE OF TEXAS
COUNTY OF WILSON

FIELD NOTES FOR 40 FOOT EASEMENT

BEING A 40 FOOT EASEMENT OUT OF THE FRANCISCO HERRERA SURVEY NO. 6, ABSTRACT NO. 15, WILSON COUNTY, TEXAS AND BEING A PART OR PORTION OF THE LAND DESCRIBED IN A CONVEYANCE TO THOMAS M. BARKER AND MELANIE K. BARKER IN THE DEED OF RECORD IN VOLUME 1488, PAGE 285 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a point on the northerly right-of-way of County Road 346 for the southwesterly corner of this easement from which a found $\frac{1}{2}$ " pin for the southeasterly corner of the Frank George Stanush, et al land as described in Volume 1311, Page 114 of the Official Public Records of Wilson County, Texas and the southwesterly corner of the Barker land bears South $60^{\circ} 58' 11''$ West, a distance of 741.80 feet;

THENCE North $28^{\circ} 34' 09''$ West, a distance of 731.06 feet to a set $\frac{1}{2}$ " rebar with a "Pollok & Sons" cap for the southwesterly corner of the Ethan J. Risley and Victoria A. Risley in the deed of record in Document 2022-119694 of the Official Public Records of Wilson County, Texas, an interior corner of a 18.50 acre tract also surveyed this day and the northwesterly corner of this easement;

THENCE North $56^{\circ} 05' 58''$ East, with the common line of said Risley land, a distance of 40.17 feet to the northeasterly corner of this easement;

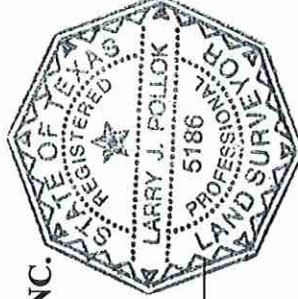
THENCE South $28^{\circ} 34' 09''$ East, a distance of 734.47 feet to a point on the aforementioned northerly right-of-way of County Road 346 for the southeasterly corner of this easement;

THENCE South $60^{\circ} 58' 11''$ West, with said right-of-way, a distance of 40.00 feet to the **POINT OF BEGINNING** as shown on a plat that accompanies this description.

The bearing system is based on NAD83, Texas South Central.

POLLOK & SONS SURVEYING, INC.

Firm No. 10052700



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