

# Paul Bushong Engineering

CIVIL ENGINEERING & LAND SURVEYING  
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## DESCRIPTION OF 50.00 ACRES OF LAND OUT OF SURVEY NO. 10, B.S. & F., EDWARDS COUNTY, TEXAS.

Being 50.00 acres of land, a part of B.S. & F., Survey No. 10, Block 4, Abstract No. 2079 about 11 miles N 85° E from Rocksprings, the county seat. The said 50.00 acre tract also being a part of the lands described as 75.0 acres in a Deed from Lehmann Enterprises, a Texas General Partnership, et al to Elm Pass Ranch, Inc., a Texas Corporation and recorded in Volume 112, Page 639 of the Official Public Records of Edwards County, Texas. The said 50.00 acre tract being more particularly described in metes and bounds as follows:

BEGINNING at a 1/2" iron stake found in the center of a 60' wide road easement known as County Road No. 402 and being the southwest corner of said 75.0 acre tract, the northwest corner of a certain 50.5 acre tract described in Volume 82, Page 610 and being in the east line of Tract No. 118, Diamond Ranch as shown on the plat thereof recorded in Volume 1, Page 27 of the Plat Records of Edwards County, Texas;

THENCE S 88° 33' E (same line called S 88° 22' E in said 75.0 acre tract) with the north line of said 50.5 acre tract a distance of 1114.71 feet to a set 1/2" iron stake;

THENCE N 7° 01' E over and across said 75.0 acre tract a distance of 1368.58 feet to a set 1/2" iron stake in the south line of a certain 37.5 acre tract (Vol. 107, Pg. 119);

THENCE N 75° 37' W with the south line of said 37.5 acre tract and a separate 40.00 acre tract (Vol. 81, Pg. 281) at 1404.21 feet pass 3/4" iron stake found and continue in all a distance of 1704.35 feet to a set 1/2" iron stake in the center of County Road No. 402 and being the southwest corner of said 40.00 acre tract;

THENCE with the centerline of said County Road No. 402 and the east line of said Tract 118 as follows:

S 2° 59' W, 150.02 feet; fd. 1/2" i.s.  
S 16° 04' E, 598.60 feet; set 1/2" i.s.  
S 4° 54' E, 642.55 feet; fd. 1/2" i.s. and  
S 21° 57' E, 418.80 feet to the point of beginning and containing 50.00 acres of land of which 1.25 acres lies in the 60' road easement of County Road No. 402.

THE STATE OF TEXAS  
COUNTY OF KERR

I, Paul L. Bushong, a registered professional engineer and registered professional land surveyor, on the basis of my knowledge, information, and belief, hereby certify that as a result of a survey made on the ground under my supervision to the normal standards of care of professional land surveyors in Texas, this is an accurate representation of the property shown hereon.

*Paul L. Bushong*  
Paul L. Bushong  
Registered Professional Engineer No. 38177  
Registered Professional Land Surveyor No. 2340  
June 20, 1995

EXHIBIT A



FNS. CORRECT FOR 50.00 ACRES  
ENGR. *[Signature]* DATE 7-18-95

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