

| Line Table |                 |         |
|------------|-----------------|---------|
| Line #     | Direction       | Length  |
| L1         | N 71° 51' 03" E | 232.83' |
| L2         | N 64° 09' 02" E | 26.54'  |
| L3         | N 48° 07' 27" E | 35.85'  |
| L4         | N 19° 54' 30" E | 24.64'  |
| L5         | N 02° 51' 18" E | 23.93'  |
| L6         | N 13° 29' 48" W | 108.34' |
| L7         | N 02° 07' 15" E | 34.18'  |
| L8         | N 20° 45' 33" E | 60.94'  |
| L9         | N 53° 20' 36" E | 22.13'  |
| L10        | N 65° 16' 03" E | 42.49'  |
| L11        | N 26° 24' 45" W | 28.24'  |
| L12        | N 71° 16' 32" E | 78.96'  |
| L13        | N 17° 26' 48" W | 99.02'  |

**TRACT 1  
FIELD NOTES**  
FIELD NOTES OF 29.82 ACRES OUT OF H. & T. C. RAILROAD COMPANY SURVEY, BLOCK 12, SECTION 54, A-787, WILBARGER COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron rod set in the centerline of County Road 105 at the Northwest corner of a tract of land called Tract 2 conveyed to Dellavianna L. Owen by deed recorded in Volume 309, Page 323, Official Public Records of Wilbarger County, in the West line of said Section 54, A-787 and in the East line of a tract of land conveyed to late and Irvin Methvin by deed recorded in Volume 733, Page 638, Official Public Records of Wilbarger County, for the Southwest corner of this tract;

THENCE N 17° 59' 35" W, with the centerline of County Road 105, the West line of said Section 54, A-787 and the East line of said Methvin tract, a distance of 501.36 feet to an iron rod set at the most Southerly Southwest corner of a tract of land conveyed to M & M Farms Inc. by deed recorded in Volume 634, Page 364, Official Public Records of Wilbarger County, for the most Westerly Northwest corner of this tract;

THENCE N 71° 51' 03" E, with the South line of said M & M Farms Inc. tract, at 30.7 feet pass an iron rod set at 6" wooden fence corner in the fenced East line of County Road 105 and continuing on the same course a total distance of 232.83 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract;

THENCE with the South line of said M & M Farms Inc. tract and generally with a fence as follows: N 64° 09' 02" E a distance of 26.54 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract; N 48° 07' 27" E a distance of 35.85 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract; N 19° 54' 30" E a distance of 24.64 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract; N 02° 51' 18" E a distance of 23.93 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract; N 13° 29' 48" W a distance of 108.34 feet to a 4" wooden fence corner, for an angle corner of this tract; N 02° 07' 15" E a distance of 34.18 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract; N 20° 45' 33" E a distance of 60.94 feet to a 4" wooden fence corner, for an angle corner of this tract; N 53° 20' 36" E a distance of 22.13 feet to an iron rod set at a 4" wooden fence corner, for an angle corner of this tract; and N 65° 16' 03" E a distance of 42.49 feet to an iron rod set at a 6" wooden fence corner at the most Southerly Southeast corner of said M & M Farms Inc tract, for an angle corner of this tract;

THENCE N 26° 24' 45" W, with the East line of said M & M Farms Inc. tract, a distance of 28.24 feet to an iron rod set for the most Northerly Northwest corner of this tract;

THENCE N 72° 19' 32" E a distance of 677.49 feet to an iron rod set for an angle corner of this tract;

THENCE N 72° 19' 32" E a distance of 677.49 feet to an iron rod set in the West line of a second tract of land conveyed to Dellavianna L. Owen called Tract 1, for the Northeast corner of this tract, from which a 6" wood post bears S 21° 32' 53" W 25.75 feet;

THENCE S 17° 14' 26" E, with the West line of said Owen Tract 1, at 781.72 feet pass an 8" wood post and continuing on the same course a total distance of 792.02 feet to an iron rod set at the Southwest corner of said Owen Tract 1 and in the North line of a tract of land conveyed to Karen Anderson Gfeller as shown by Parcel ID #621001, Wilbarger County Appraisal District, for the Southeast corner of this tract;

THENCE S 72° 19' 30" W, with the North lines of said Gfeller tract and said Owen Tract 2, a distance of 1757.67 feet to the PLACE OF BEGINNING and containing 29.82 acres of land, of which 0.33 acre lies within the right-of-way of County Road 105.

**TRACT 2  
FIELD NOTES**  
FIELD NOTES OF 23.07 ACRES OUT OF H. & T. C. RAILROAD COMPANY SURVEY, BLOCK 12, SECTION 54, A-787, WILBARGER COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a spike nail set at an ell corner of a tract of land conveyed to M & M Farms Inc. by deed recorded in Volume 634, Page 364, Official Public Records of Wilbarger County, for the Northwest corner of this tract;

THENCE N 71° 16' 32" E, with the South line of said M & M Farms Inc. tract and a portion of County Road 105, a distance of 869.33 feet to an iron rod set at the most Westerly Northwest corner of the herein described 22.00 acre tract, for the Northeast corner of this tract;

THENCE S 17° 14' 26" E, with the West line of said herein described 22.00 acre tract, a distance of 1323.23 feet to an iron rod set at the Southwest corner of said 22.00 acre tract and at an angle corner of the herein described 29.82 acre tract, for the Southeast corner of this tract;

THENCE S 72° 19' 30" W, with the North line of said herein described 29.82 acre tract, a distance of 657.61 feet to an iron rod set in the East line of said M & M Farms Inc tract at the most Northerly Northwest corner of said herein described 29.82 acre tract, for the Southwest corner of this tract;

THENCE N 26° 26' 22" W, with the East line of said M & M Farms Inc and generally with a fence, a distance of 1322.71 feet to the PLACE OF BEGINNING and containing 23.07 acres of land.

**TRACT 3  
FIELD NOTES**  
FIELD NOTES OF 22.00 ACRES OUT OF H. & T. C. RAILROAD COMPANY SURVEY, BLOCK 12, SECTION 54, A-787, WILBARGER COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a spike nail found in the centerline of County Road 120 at the Northwest corner of a tract of land called Tract 1 conveyed to Dellavianna L. Owen by deed recorded in Volume 309, Page 323, Official Public Records of Wilbarger County, in the North line of said Section 54, A-787 and the South line of a tract of land conveyed to Richard Fortune et al by deed recorded in Volume 570, Page 807, Official Public Records of Wilbarger County, for the Northeast corner of this tract;

THENCE S 17° 14' 19" E, with the West line of said Owen Tract 1, at 22.0 feet pass an iron rod set in the South line of County Road 120 and continuing on the same course a total distance of 1429.21 feet to an iron rod set at the Northeast corner of the herein described 29.82 acre tract, for the Southeast corner of this tract;

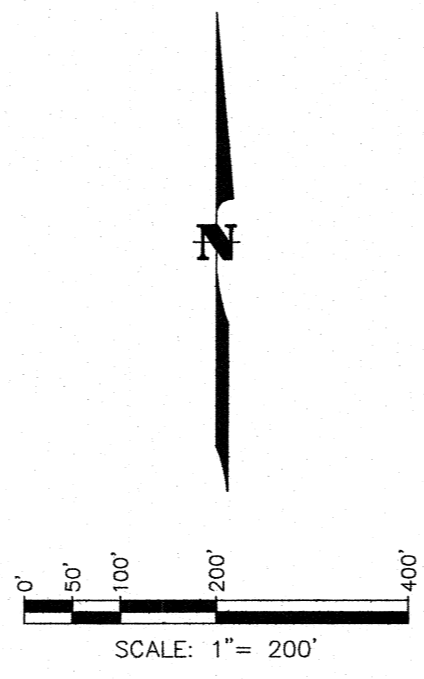
THENCE S 72° 19' 32" W, with the North line of a herein described 29.82 acres, a distance of 677.49 feet to an iron rod set at an ell corner of said herein described 29.82 acre tract and at the Southeast corner of the herein described 23.07 acre tract, for the Southwest corner of this tract;

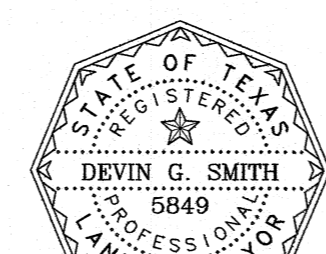
THENCE N 17° 14' 26" W, with the East line of said herein described 23.07 acre tract, a distance of 1323.23 feet to an iron rod set in the South line of a tract of land conveyed to M & M Farms Inc. by deed recorded in Volume 634, Page 364, Official Public Records of Wilbarger County, for the most Westerly Northwest corner of this tract;

THENCE N 71° 16' 32" E, with the South line of said M & M Farms Inc tract, a distance of 78.96 feet to an iron rod set at the most Northerly Southeast corner of said M & M Farms Inc. tract, for an ell corner of this tract;

THENCE N 17° 26' 48" W, with the East line of M & M Farms Inc tract, a distance of 99.02 feet to an iron rod set at the Southwest corner of said Fortune tract and in the North line of said Section 54, A-787, for the most Northerly Northwest corner of this tract;

THENCE N 71° 47' 54" E, with the South line of said Fortune tract, the North line of said Section 54, A-787 and a portion of the centerline of County Road 120, a distance of 599.03 feet to the PLACE OF BEGINNING and containing 22.00 acres of land.



 *Devin G. Smith* 3/25/21  
DEVIN G. SMITH  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5849

BASIS OF BEARINGS ARE NAD 83 - TEXAS NORTH CENTRAL

**BOUNDARY SURVEY**  
OF THREE TRACTS OUT OF  
BLOCK 12, SECTION 54, A-787  
H. & T. C. RAILROAD COMPANY SURVEY  
WILBARGER COUNTY, TEXAS

|                  |               |   |                 |
|------------------|---------------|---|-----------------|
| DRAWN            | WAT           | CORLETT, PROBST & BOYD, P.L.L.C.<br>ENGINEERS - SURVEYORS<br>4605 OLD JACKSBORO HIGHWAY<br>WICHITA FALLS, TEXAS 76302 | TBPLS-100541-00 |
| CHECKED          | DGS           |   |                 |
| APPROVED         | DGS           |   |                 |
| PHONE            | (940)723-1455 |   |                 |
| FAX              | (940)367-0549 |   |                 |
| SCALE: 1" = 200' |               | MARCH, 2021   | SHEET 1 OF 1    |