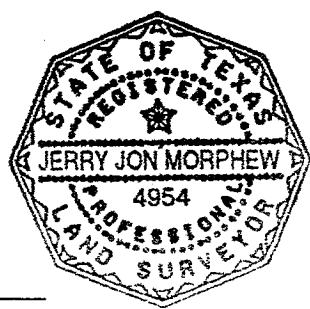


NOTE

- Indicates 1/2" Re-Bar With Cap Set Unless Otherwise Noted
- Indicates Type 1 R. O. W. Monument Found
- ⊕ Indicates Power Pole

I, JERRY JON MORPHEW REGISTERED PROFESSIONAL LAND SURVEYOR FOR EAST TEXAS SURVEYING COMPANY, HEREBY CERTIFY THAT THIS REFLECTS A SURVEY MADE, UPON THE GROUND, UNDER MY SUPERVISION, THAT THE METES AND BOUNDS SHOWN HEREOF TRULY REPRESENT THE BOUNDARIES OF THE PROPERTY, THAT THERE ARE NO ENCROACHMENTS OR VISIBLE EASEMENTS ON OR ACROSS THE PROPERTY, EXCEPT AS SHOWN.



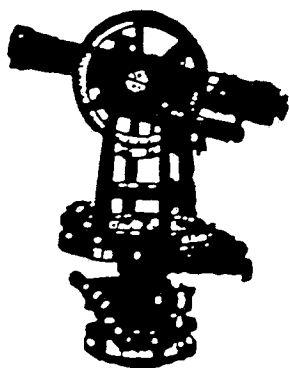
PLAT SHOWING

ALL THAT CERTAIN 151.95 ACRE TRACT OF LAND IN THE GEORGE GORDON SURVEY, ABSTRACT NO. 399, AND THE N. BOON SURVEY, ABSTRACT NO. 116, AND A 0.27 ACRE TRACT IN THE GEORGE GORDON SURVEY, CASS COUNTY, TEXAS. BEING ALL OF THE LAND CONVEYED IN VOLUME 1074, PAGE 505, CASS COUNTY REAL PROPERTY RECORDS LESS AND EXCEPT A CALLED 2.00 ACRE TRACT DESCRIBED IN VOLUME 649, PAGE 386, CASS COUNTY DEED RECORDS. THIS TRACT SURVEYED ON OCTOBER 17, 2001.

SCALE : 1" = 500'

SURVEYED BY EAST TEXAS SURVEYING COMPANY
BOX 87, LINDEN, TEXAS. PH. (903) 756-5779

JERRY JON MORPHEW, R.P.L.S. NO. 4954



East Texas Surveying

BOX 87
LINDEN, TEXAS 75563

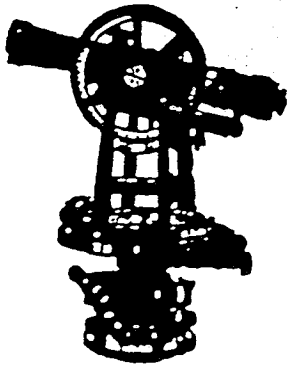
ALL THAT CERTAIN 151.95 ACRE TRACT OF LAND IN THE GEORGE GORDON SURVEY, ABSTRACT 399, AND THE N. BOON SURVEY, ABSTRACT 116, CASS COUNTY, TEXAS. BEING A PORTION OF THE LAND CONVEYED IN VOLUME 1074, PAGE 505, CASS COUNTY REAL PROPERTY RECORDS. SAID 151.95 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT: A 1/2" re-bar with cap set at the intersection of the West margin of Cass County Road no. 1893 and the West margin of Texas Farm to Market no. 248 on the East line of a called 22.25 acre tract described as Tract no. 7 in Volume 985, Page 354, the West line of the said Gordon Survey and the East line of the Claiborne Johnson Survey, Abstract 576, for the most Southern Southwest corner of this tract;

THENCE: N 00° 23' 20" E (bearing source: deed recorded in Volume 538, Page 460, Cass County Deed Records), along the East line of the said Johnson Survey, the West line of the said Gordon Survey, and the West margin of the said County Road passing a 1/2" re-bar with cap found for the Northeast corner of the said called 22.25 acre tract and the Southeast corner of a called 22.52 acre tract described as Tract no. 6 in Volume 985, Page 354, at 59.37 ft. and passing a 1/2" re-bar with cap found for the Northeast corner of the said called 22.52 acre tract and the Southeast corner of a called 20.00 acre tract described in Volume I-7, Page 462, at 713.23 ft. and continuing in all a distance of 1317.89 ft. to a 1/2" re-bar with cap set in the center of Cass County Road no. 1893A for the Northeast corner of the said Johnson Survey, the Southeast corner of the Matthew Ryburn Survey, Abstract 891, the Northeast corner of the said called 20.00 acre tract, the Southeast corner of a called 67.00 acre tract described as a Save and Except in Volume 576, Page 275, Third Tract, and a corner of this tract;

THENCE: N 00° 12' 09" E, along the East line of the said Ryburn Survey, the West line of the said Gordon Survey, and the East line of the said called 67.00 acre tract, 1547.88 ft. to a 1" galvanized pipe found for the Northeast corner of the said called 67.00 acre tract, the Southeast corner of a called 84.28 acre tract described as Tract 6 in Volume 689, Page 30, and a corner of this tract;

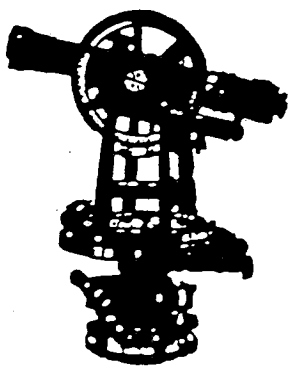
THENCE: N 02° 57' 18" E, along the West line of the said Gordon Survey, the Southern East line of the said Ryburn Survey, and the Southern East line of the said called 84.28 acre tract, 500.41 ft. to a 1/2" re-bar with cap set on the South line of the said Boon Survey for the Northwest corner of the said Gordon Survey, the most Eastern Northeast corner of the said Ryburn Survey, the most Eastern Northeast corner of the said called 84.28 acre tract, and an ell corner of this tract;



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- THENCE: S 89° 09' 22" W, along the South line of the said Boon Survey, the Eastern North line of the said Ryburn Survey, and the Eastern North line of the said called 84.28 acre tract, 257.27 ft. to a 1/2" re-bar with cap set for the Southwest corner of the said Boon Survey, an ell corner of the said Ryburn Survey, an ell corner of the said called 84.28 acre tract, and the most Western Southwest corner of this tract;
- THENCE: N 01° 50' 31" E, along the West line of the said Boon Survey, the Northern East line of the said Ryburn Survey, and the Northern East line of the said called 84.28 acre tract, 942.29 ft. (deed call = North, 933.33 ft.) to a 1/2" re-bar with cap set for the Southwest corner of a called 150.00 acre tract described in Volume 538, Page 317, and the Northwest corner of this tract;
- THENCE: N 86° 48' 17" E, along the apparent occupied South line of the said called 150.00 acre tract, 2585.43 ft. (deed call = East, 2333.33 ft.) to an old railroad iron found on the West margin of the said Farm to Market for the Southeast corner of the said called 150.00 acre tract and the Northeast corner of this tract;
- THENCE: Along the West margin of the said Farm to Market as follows:
S 01° 39' 51" W, 974.28 ft. to a Type 1 Right-of-Way monument found for a corner of this tract, following a curve to the right having a radius of 915.26 ft., an arc length of 554.00 ft., to a 1/2" re-bar with cap set for a corner of this tract,
S 36° 06' 08" W, 788.30 ft. to a Type 1 Right-of-Way monument found for a corner of this tract,
S 35° 09' 19" W, 843.91 ft. to a Type 1 Right-of-Way monument found for a corner of this tract,
and following a curve to the right having a radius of 2824.79 ft., an arc length of 134.94 ft. to a 5/8" re-bar found for the most Eastern corner of a called 2.00 acre tract described in Volume 649, Page 386, and a corner of this tract;
- THENCE: N 50° 59' 16" W, along the Northeastern line of the said called 2.00 acre tract, 435.88 ft. to a 5/8" re-bar found for the most Northern corner of the said called 2.00 acre tract and an ell corner of this tract;
- THENCE: S 38° 50' 54" W, along the Northwestern corner of the said called 2.00 acre tract, 199.74 ft. to a 5/8" re-bar found for the most Western corner of the said called 2.00 acre tract and an ell corner of this tract;



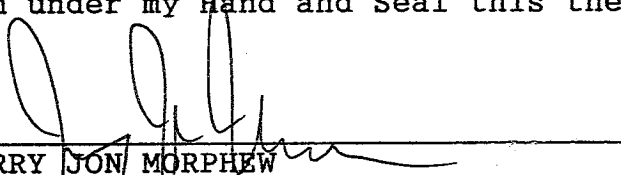
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THENCE: S 51° 00' 33" E, along the Southwestern line of the said called 2.00 acre tract, 434.55 ft. to a 5/8" re-bar found on the West margin of the said Farm to Market for the most Southern corner of the said called 2.00 acre tract and a corner of this tract;

THENCE: Along the West margin of the said Farm to Market as follows:
S 39° 37' 29" W, 1258.85 ft. to a Type 1 Right-of-Way monument found for a corner of this tract, following a curve to the left having a radius of 1472.39 ft., an arc length of 385.10 ft. to a point for a corner of this tract,
and S 22° 24' 31" W, 58.82 ft. to the Place of Beginning containing 151.95 acres of land, more or less.

Surveyed and computed by East Texas Surveying Co., and certified to be correct as to location, description, and area within the customary limits of accuracy by Jerry Jon Morphey, Registered Professional Land Surveyor. Given under my Hand and Seal this the 17th day of October, 2001.


JERRY JON MORPHEY
R.P.L.S. #4954

