

C&W Surveying

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METES AND BOUNDS DESCRIPTION OF

A 12.441 acre tract of land situated in the B. S. & F. Railroad Survey No. 3, Abstract 74, in Kerr County, Texas and being a part of the unrecorded subdivision of B. and R. Ranch, Inc. Property. Said 12.441 acres being the occupied land of that deed recorded in volume 1253, page 563, Real Property Records of Kerr County, Texas, and being more particularly described as follows:

- BEGINNING** at a wood fence post on the north Roadway line of Stoneleigh Rd., 25.00' north of a P.K. nail found in asphalt road at the common corner of Lot 212, Lot 212-A, Lot 213 of said B. And R. Ranch Subdivision and the southwest corner of the herein described tract;
- THENCE** North 00° 30' 00" East a distance of 974.77 feet along the east line of said Lot 212-A with a fence to a wood fence post found at the northwest corner of the herein described tract;
- THENCE** South 89° 57' 58" East a distance of 410.95 feet along the south line of Lot 218-A of said B. And R. Ranch Subdivision, with a fence to a metal fence post found on the west right-of-way line of Stoneleigh Rd. (A 50' wide R.O.W.);
- THENCE** Along the westerly right-of-way line of Stoneleigh Rd. and with a fence the following courses and distances:
- South 29° 32' 00" East a distance of 418.94 feet to a wood fence post;
 South 09° 48' 09" East a distance of 55.97 feet to a wood fence post;
 South 00° 56' 32" East a distance of 71.56 feet to a gate post found on the line of said deed recorded in volume 1253, page 563;
 South 22° 17' 49" West a distance of 20.39 feet to a gate post;
 South 05° 49' 17" West a distance of 214.71 feet to a wood fence post;
 South 33° 55' 56" West a distance of 274.70 feet to a wood fence post;
 South 62° 51' 52" West a distance of 55.30 feet along the northwest line of a county right-of-way deed recorded in volume 921, page 161, Real property Records, to a wood fence post;
- THENCE** North 89° 40' 07" West a distance of 404.60 feet along the north right-of-way line of Stoneleigh Rd. to the **Point-of-Beginning**, containing 12.441 acres of land.

The bearings are based on the deed recorded in volume 1253, page 563, Real Property Records, Kerr County, Texas.

I, Kevin Ray Wilson, hereby certify that these field notes were prepared from an on the ground survey made under my direction and supervision on May 28, 2007. *Revised 5-30-07*

Kevin Ray Wilson

Kevin Ray Wilson,
Registered Professional Land Surveyor
No. 5787

