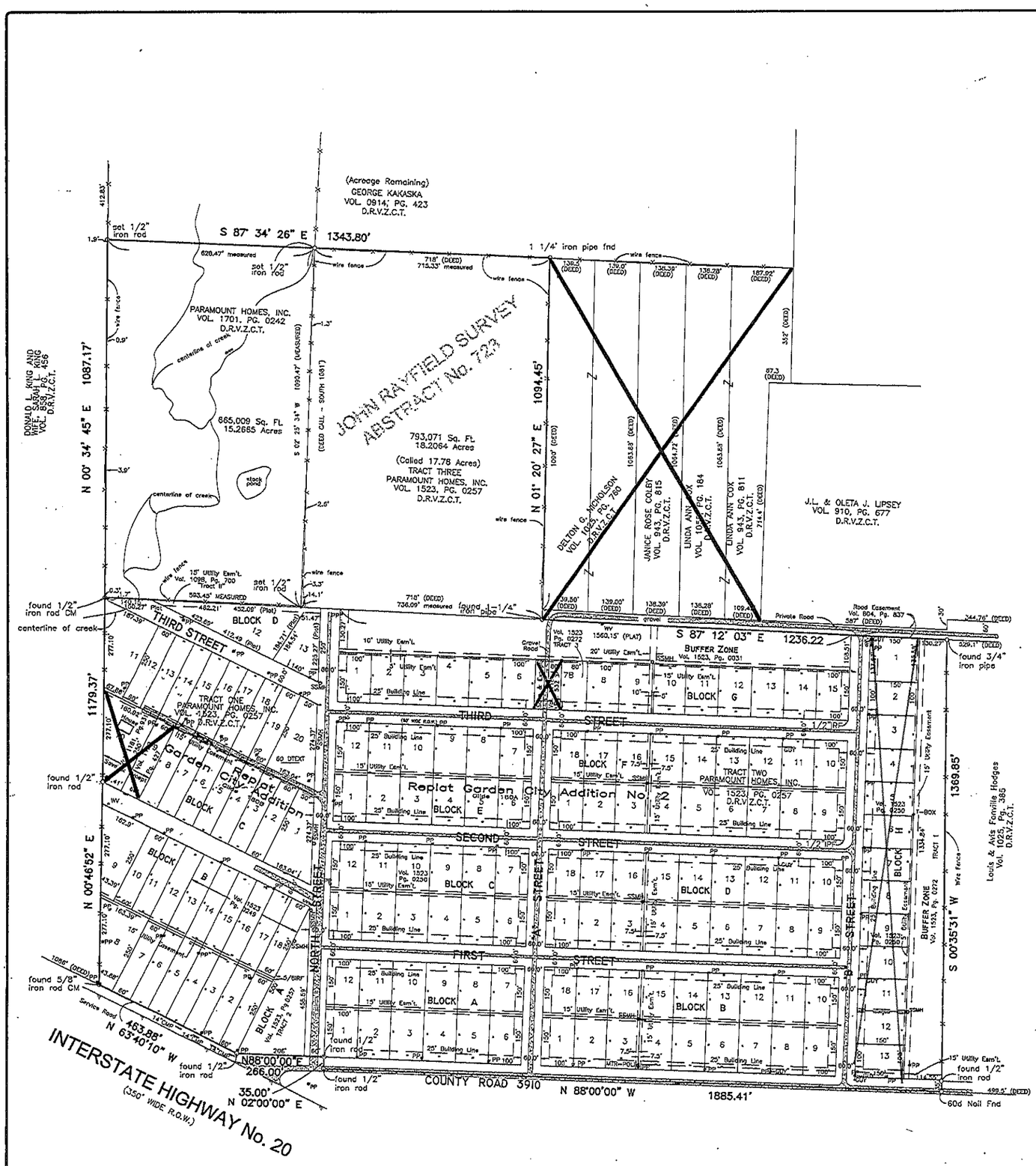

COMPOSITE AREA EXHIBIT
JOHN RAYFIELD SURVEY, ABSTRACT No. 723
VAN ZANDT COUNTY, TEXAS

PROPERTY DESCRIPTION

BEING A TRACT OR PARCEL OF LAND SITUATED IN THE JOHN RAYFIELD SURVEY ABSTRACT NUMBER 723 VAN ZANDT COUNTY, TEXAS, BEING DESCRIBED AS FOLLOWS: BEING ALL OF THE REPLAT OF GARDEN CITY ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN SLIDE 180B OF THE MAP AND PLAT RECORDS OF VAN ZANDT COUNTY, TEXAS AND ALL OF THE REPLAT OF GARDEN CITY ADDITION NO. 2, ACCORDING TO THE PLAT THEREOF RECORDED IN SLIDE 180A OF THE MAP AND PLAT RECORDS OF VAN ZANDT COUNTY, TEXAS CONTAINING A CALCULATED AREA OF 3,497,305 SQUARE FEET OR 80.2871 ACRES. SAVE AND EXCEPT, LOTS 9 AND 10 BLOCK C OF SAID REPLAT OF GARDEN CITY ADDITION AND LOT 7A OF BLOCK G, OF SAID REPLAT OF GARDEN CITY ADDITION NO. 2, AND BEING ALL OF THOSE CERTAIN TRACTS TRACTS OF LAND DESCRIBED IN DEEDS TO PARAMOUNT HOMES, INC. RECORDED IN VOLUME 1523, PAGE 0031, VOLUME 1523, PAGE 0249, VOLUME 1523, PAGE 0250, VOLUME 1523, PAGE 0257, VOLUME 1523, PAGE 0272 AND VOLUME 1701, PAGE 242 ALL OF THE REAL RECORDS OF VAN ZANDT COUNTY, TEXAS AND CONTAINING A TOTAL AREA OF 4,949,594 SQUARE FEET OR 113.6271 ACRES OF WHICH APPROXIMATELY 643,667 SQUARE FEET OR 14.7766 ACRES ARE WITHIN VAN ZANDT COUNTY ROAD 3910, NORTH STREET, "B" STREET, FIRST STREET, SECOND STREET AND THIRD STREET AS SHOWN ON SAID PLATS. THE PLAT HEREON IS A TRUE, CORRECT AND ACCURATE REPRESENTATION OF THE PROPERTY AS DETERMINED BY SURVEY.

AREA SUMMARY

GARDEN CITY ADDITIONS	3,497,305 Sq. Ft.	80.2871 Ac.
SAVE & EXCEPT	57,291 Sq. Ft.	1.3152 Ac.
NET	3,440,014 Sq. Ft.	78.9719 Ac.
ADDITIONAL ACREAGE	793,071 Sq. Ft.	18.2064 Ac.
	665,009 Sq. Ft.	15.2665 Ac.
TOTAL	4,898,094 Sq. Ft.	112.4448 Ac.

OF WHICH 643,667 Sq. Ft. ~ 14.7766 ACRES IS WITHIN STREETS & ROADS OF GARDEN CITY ADDITIONS

PRECISE LAND SURVEYING INC.
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PLS

401-0394
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