

EXHIBIT

A

Page 1 of 5

Gatts School Road (County Road No. 168)

N.E. Corner
109.11-acre
Luedtke Tract

Scale 1"=100'

LEGEND

○ DENOTES IRON PIN FOUND
 ▲ DENOTES POWER POLE

FIELD NOTES FOR JOHN F. WARREN:

BEING a 5.32-acre tract of land situated in the Asa Thomas Survey, Abstract No. 609, Williamson County, Texas, and being a part of that certain 109.11-acre tract of land conveyed by deed to Leo and Dorothy Luedtke, as recorded in Volume 626, Page 350, Deed Records of Williamson County, Texas; also being that certain tract of land conveyed by deed to Raymond E. and Myra E. Klepzig, as recorded in Volume 668, Page 847, Deed Records of Williamson County, Texas. Surveyed on the ground in the month of June, 1982, under the supervision of R. T. Magness, Jr., Registered Public Surveyor, and being more particularly described as follows:

BEGINNING at an iron pin found in the South line of Gatts School Road (County Road No. 168), marking the N.E. corner of said 5.32-acre Klepzig tract, for the N.E. corner hereof; said corner also being N 89° 42' W, 225.00 feet from an iron pin found marking the N.E. corner of said 109.11-acre Luedtke tract;

THENCE S 0° 03' 30" W, 1029.54 feet to an iron pin found in the South line of said 109.11-acre Luedtke tract, marking the S.E. corner of said 5.32-acre Klepzig tract, for the S.E. corner hereof;

THENCE N 89° 51' 30" W, 224.97 feet, with said South line to an iron pin found marking the S.W. corner of said 5.32-acre Klepzig tract, for the S.W. corner hereof;

THENCE N 0° 03' E, 1028.34 feet to an iron pin found in said South line of County Road No. 168, marking the N.W. corner of said 5.32-acre Klepzig tract, for the N.W. corner hereof;



Steger & Blaylock, Inc.

CONSULTING ENGINEERS - SURVEYORS
 P. O. BOX 228 • GEORGETOWN, TX 75858

Page 1 of 2
 Job No. 87247

Leo Luedtke
 109.11 Acres
 626/350

Asa Thomas Survey

EXHIBIT

A

Page 2 of 5

FIELD NOTES FOR JOHN F. WARREN, Cont.

THENCE N 89° 30' E, 225.07 feet with said South line of County Road No. 168 to the place of BEGINNING and containing 5.32 acres of land.

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF WILLIAMSON

I, R. T. Magness, Jr., Registered Public Surveyor, do hereby certify that the above-described tract of land was surveyed on the ground under my personal supervision during the month of June, 1982, and that said description is true and correct to the best of my knowledge and belief. The improvements on this tract are as shown on the attached plat. The residence thereon is situated such that water drains away from all sides of same and is not located within any established floodplain. I do not detect any encroachments except as shown hereon.

TO CERTIFY WHICH, WITNESS my hand and seal at Georgetown, Williamson County, Texas; this the 7th day of June, 1982, A.D.

R. T. Magness, Jr.
Registered Public Surveyor, (No. 1433)
State of Texas



Stager & Higgott, Inc.

CONSULTING ENGINEERS - SURVEYORS
P. O. BOX 1224 - GEORGETOWN, TEXAS

Page 2 of 2
Job No. 87247
Revised 6-8-82

EXHIBIT "A"

FIELD NOTES FOR DOUGLAS E. AND MARTHA J. MARTIN:

BEING a 5.30-acre tract of land situated in the Asa Thomas Survey, Abstract No. 609, Williamson County, Texas, and being that certain tract conveyed by deed to Douglas E. Martin and wife, Martha J. Martin, as recorded in Volume 821, Page 258, Deed Records, Williamson County, Texas. Surveyed on the ground in the month of April, 1986, under the supervision of R. T. Magness, Jr., Registered Public Surveyor, and being more particularly described as follows:

BEGINNING at an iron pin found in the South line of the Gattis School Road (County Road No. 168) on or near the East line of said Asa Thomas Survey, marking the Northeast corner of said Martin tract for the Northeast corner hereof;

THENCE N 89° 50' W, 224.77 feet with the said South line of Gattis School Road to an iron pin found, marking the Northwest corner hereof;

THENCE S 0° 01' 30" E, 1029.15 feet to an iron pin found in the South line of said Martin tract for the Southwest corner hereof;

THENCE S 89° 57' E, 224.41 feet with the said South line to an iron pin found, marking the Southeast corner of said Martin tract for the Southeast corner hereof, said corner being on or near the said East line of Asa Thomas Survey;

THENCE with the East line of said Martin tract, on or near the said East line of Asa Thomas Survey, N 00° 01' W, 1002.37 feet to an iron pin found; and N 00° 15' E, 26.33 feet to the place of BEGINNING and containing 5.30 acres of land.

STATE OF TEXAS, COUNTY OF WILLIAMSON
I hereby certify that this Instrument was FILED
on the date and at the time stamped hereon
by me, and was duly RECORDED, in the Volume
and Page of the named RECORDS of Williamson
County, Texas, as stamped hereon by me, on

JUL 15 1987



James E. Bogert
COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

FILED FOR RECORD
JUL 16 AM 8:34
JUL 16 1987
JUL 16 1987

EXHIBIT

A

Page 4 of 5

Loan No.: 0002391426

EXHIBIT "A"

BEING 5.20 ACRES OF LAND OUT OF THE ASA THOMAS SURVEY, ABSTRACT NO. 609, IN WILLIAMSON COUNTY, TEXAS, AND BEING THE ALL OF THAT CERTAIN TRACT OR PARCEL OF LAND DESCRIBED IN A DEED TO ART MEAKIN AND WIFE, VERNA MEAKIN, RECORDED IN VOLUME 1950 AT PAGE 189, OFFICIAL RECORDS OF WILLIAMSON COUNTY, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS, TO WIT:

BEGINNING AT AN IRON ROD FOUND AT THE NORTHWEST CORNER OF SAID 5.20 ACRE TRACT IN THE SOUTH LINE OF GATTIS SCHOOL ROAD, SAID IRON ROD BEING THE NORTHWEST CORNER HEREOF, AND FROM WHICH THE INTERSECTION OF THE SOUTH LINE OF SAID GATTIS SCHOOL ROAD AND THE EAST LINE OF WESTVIEW DRIVE BEARS S 80 DEGREES 60' 05" W A DISTANCE OF 873.70 FEET;

THENCE N 80 DEGREES 60' 05" E A DISTANCE OF 204.04 FEET WITH THE NORTH LINE OF SAID 5.20 ACRE TRACT AND THE SOUTH LINE OF GATTIS SCHOOL ROAD TO AN IRON ROD FOUND AT THE NORTHEAST CORNER HEREOF;

THENCE S 0 DEGREES 00' 00" W A DISTANCE OF 1028.18 FEET TO AN IRON ROD FOUND AT THE SOUTHEAST CORNER HEREOF;

THENCE N 89 DEGREES 57' 48" W A DISTANCE OF 64.21 FEET TO AN IRON ROD FOUND AT AN ANGLE POINT IN THE SOUTH LINE HEREOF;

THENCE S 32 DEGREES 13' 30" W A DISTANCE OF 204.78 FEET TO AN IRON ROD FOUND AT THE SOUTHWEST CORNER HEREOF;

THENCE N 88 DEGREES 01' 33" E A DISTANCE OF 1252.04 FEET TO THE PLACE OF BEGINNING, CONTAINING 5.20 ACRES OF LAND, SUBJECT TO EASEMENTS, CONDITIONS OR RESTRICTIONS OF RECORD, IF ANY.

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Nancy E. Rister

02-05-2001 01:38 PM 2001008012
JACKIE \$17.00
NANCY E. RISTER, COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

EXHIBIT A
METES AND BOUNDS DESCRIPTION

VOL. 2522 PAGE 0649

EXHIBIT

A

Page 5 of 5

BEING PART OF THE ASA THOMAS SURVEY, ABSTRACT NO. 609, IN WILLIAMSON COUNTY, TEXAS, AND BEING THAT SAME TRACT OF LAND DESCRIBED IN A DEED TO ROBERT J. LEDBETTER, AND NORMA JAN LEDBETTER, RECORDED IN VOLUME 1505, PAGE 69 OF THE WILLIAMSON COUNTY OFFICIAL RECORDS, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 5/8" rebar found in the south line of Gattis School Road at the northeast corner of the above described Ledbetter tract of land, also the northwest corner of the De Keratry Inc. tract as described in Volume 1392, Page 613 of the Williamson County Official Records, for the northeast corner and PLACE OF BEGINNING hereof, from which point another 1/2" rebar found in the south line of Gattis School Road, bears S 89° 44' 35" E, 185.34 feet;

THENCE, with the common line between Ledbetter and De Keratry, S 00° 10' 20" W, 677.47 feet to a 1/2" rebar found at Ledbetter's southeast corner, also the northeast corner of the Curtis and Patricia Young tract of land, as described in Volume 999, Page 623 of the Williamson County Official Records, for the southeast corner hereof;

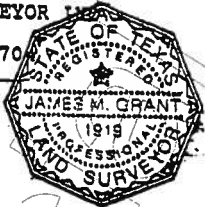
THENCE, with the common line between Ledbetter and Young, N 89° 50' 50" W, 343.90 feet to a 1/2" rebar found at Ledbetter's southwest corner, also the southeast corner of the Richard W. Berkley tract of land, as described in Volume 675, Page 774, of the Williamson County Official Records, for the southwest corner hereof;

THENCE, with the common line between Ledbetter and Berkley, N 00° 09' 03" E, 674.60 feet to a 1/2" rebar found in the south line of Gattis School Road at the common northerly corner between Ledbetter and Berkley for the northwest corner hereof;

THENCE, with the south line of Gattis School, N 89° 40' 30" E, 344.16 feet to the PLACE OF BEGINNING and containing 5.339 acres of land, more or less.

AS SURVEYED BY:
RALPH HARRIS SURVEYOR
1406 HETHER
AUSTIN, TEXAS 7870

James M. Grant
JAMES M. GRANT
R.P.L.S. NO. 1919
APRIL 21, 1994
PB:B:5:22231MB



NOTE: See Survey map prepared April 21, 1994 to accompany this metes and bounds.