

NOTE: The following Right of Way Deeds, recorded in Volume 144, Page 67, Deed Records; Volume 224, Page 442, Deed Records; and Volume 205, Page 422, Deed Records all in Scurry County, Texas, DO NOT affect this property.

The easement to Texas Electric Service Company, recorded in Volume 208, Page 221, Deed Records of Scurry County, Texas and the easement to Southwestern Bell recorded in Volume 280, Page 151, Deed Records of Scurry County, Texas, DO affect this property, as shown on plat.

NOTE: This property does not lie within any flood hazard area. According to the United States Geological Survey Topographical Map of Snyder, Texas, Sheet No. 32100-F8-TF-024, Dated 1979.

ROYAL MOBILE HOME PARK
PROPERTY DESCRIPTION

Being a 19.994 acre tract of land in Section 124, Block 3 H & GN R.R. COMPANY Survey, Scurry County, Texas, and being described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod found for the most Westerly Southwest corner of this tract, from which the Southwest corner of Section 124, bears S. 00 deg. 00 min. 27 sec. E. 925 feet and S. 89 deg. 56 min. 03 sec. W. 2,640 feet;

THENCE N. 00 deg. 00 min. 27 sec. W. at 422.25 feet pass a 1 inch iron rod found, and continuing for a total distance of 660.0 feet to a 4 inch pipe post found for the most Westerly Northwest corner of this tract;

THENCE N. 89 deg. 59 min. 21 sec. E. for 659.83 feet to a 4 inch pipe post found for and "L" corner of this tract;

THENCE N. 00 deg. 01 min. 56 sec. W. for 455.07 feet to a 1 1/2 inch iron pipe found in the South R.O.W. line of U.S. Highway 84, for the most Northerly Northwest corner of this tract;

THENCE S. 56 deg. 20 min. 24 sec. E., with said Highway R.O.W. for 1,133.41 feet to a highway concrete marker found for a deflection corner of this tract;

THENCE S. 51 deg. 08 min. 07 sec. E. 130.15 feet to a 5/8 inch iron rod found for the East corner of this tract;

THENCE N. 89 deg. 59 min. 35 sec. W. 384.29 feet to a 3/4 inch iron rod found under concrete around corner post, for an "L" corner of this tract;

THENCE S. 00 deg. 00 min. 25 sec. W. for 87.75 feet to a 1 inch iron rod found for a corner of this tract;

THENCE S. 89 deg. 57 min. 13 sec. W. for 659.97 feet to a 1 inch iron pipe found for and "L" corner of this tract;

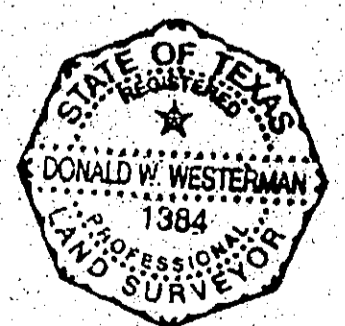
THENCE S. 00 deg. 01 min. 10 sec. W. for 316.96 feet to a 1 1/2 inch iron pipe found for an "L" corner of this tract;

THENCE S. 89 deg. 59 min. 22 sec. W. for 659.83 feet to the PLACE OF BEGINNING.

TO THE LIENHOLDERS AND/OR THE OWNERS OF THE PREMISES SURVEYED AND TO SNYDER ABSTRACT AND TITLE COMPANY.

The undersigned does hereby certify that this survey was made on the ground of the property legally described hereon and is correct, and that there are no discrepancies, conflicts, encroachments, overlapping of improvements, easements or rights of way, except as shown hereon, and that said property has access to and from a dedicated roadway.

Dated this 3rd day of August, 1996
Signed: *Donald W. Westerman*
DONALD W. WESTERMAN
Registered Professional Land Surveyor
NO. 1384



WESTERMAN SURVEYORS
7120 PAYTE LANE
NORTH RICHLAND HILLS, TEXAS 76180
PHONE (817) 428 7709
FAX (817) 428 3578

SCALE 1" = 60'