

AUSTIN CITY CLERK

RECEIVED  
PETITION FOR CONSENT TO THE CREATION  
OF MUNICIPAL UTILITY DISTRICT

2010 OCT 18 PM 2 23

TO THE HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF AUSTIN,  
TEXAS:

The undersigned (the "Petitioner"), acting pursuant to the provisions of Chapters 49 and 54, Texas Water Code, respectfully petitions the City Council of the City of Austin, Texas (the "City"), for its written consent to the creation of a municipal utility district over the land described by metes and bounds on Exhibit "A", which is attached hereto and incorporated herein for all purposes (the "Land"), and, in support thereof, would show the following:

I.

The name of the proposed district is PILOT KNOB MUNICIPAL UTILITY DISTRICT NO. 3 (the "District").

II.

The District is proposed to be created and organized under the terms and provisions of Article XVI, Section 59 of the Constitution of Texas and Chapters 49 and 54, Texas Water Code.

III.

The District will contain approximately 644.135 acres of land, more or less, situated in Travis County, Texas. All of the land proposed to be included in the District is located within the extraterritorial jurisdiction of the City. All of the land proposed to be included may properly be included in the District.

IV.

Petitioner holds title to and is the owner of a majority in value of the holders of title of the Land as indicated by the tax rolls of the Travis County, Texas.

V.

The general nature of the work to be done by the District at the present time is the design, construction, acquisition, maintenance and operation of a waterworks and sanitary sewer system for domestic and commercial purposes; the construction, acquisition, improvement, extension, maintenance and operation of works, improvements, facilities, plants, equipment and appliances helpful or necessary to provide more adequate drainage for the District and to control, abate and amend local storm waters or other harmful excesses of waters; the provision of and construction, acquisition, maintenance and operation of parks and recreational facilities and the construction, acquisition, improvement, maintenance and operation of such other and

additional facilities, systems, plants and enterprises as may be consonant with any or all of the purposes for which the District is created.

VI.

There is a necessity for the above-described work, because there is not now available within the area, which will be developed for single family residential and commercial uses, an adequate waterworks system, sanitary sewer system, drainage and storm sewer system or parks and recreational facilities. The health and welfare of the present and future inhabitants of the area and adjacent areas require the purchase, design, construction, acquisition, ownership, operation, repair, improvement and extension of an adequate waterworks system, sanitary sewer system, drainage and storm sewer system, parks and recreational facilities and other facilities and systems. A public necessity, therefore, exists for the creation of the District in order to provide for the purchase, design, construction, acquisition, ownership, operation, repair, improvement and extension of a waterworks system, sanitary sewer system, drainage and storm sewer system, parks and recreational facilities and other systems to promote the purity and sanitary condition of the State's waters and the public health and welfare of the community.

VII.

A preliminary investigation has been made to determine the cost of the proposed District's project, and it is now estimated by the Petitioner, from such information as it has available at this time, that such cost will be approximately \$131,300,000.

VIII.

Petitioner, by submission of this Petition, requests the City's consent to the creation of the District and to the inclusion of the Land within the District.

WHEREFORE, Petitioner prays that this petition be heard and that your Honorable Body duly pass and approve an ordinance or resolution granting consent to the creation of the District and authorizing the inclusion of the Land within the District.

RESPECTFULLY SUBMITTED this 18th day of October, 2010.

CARMA EASTON INC., a Texas corporation

By: [Signature]

Name: Shaun E. Cranston, P.Eng.

Title: General Manager

Date: 10-18-2010

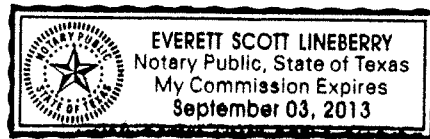
THE STATE OF TEXAS §

§

COUNTY OF TRAVIS §

This instrument was acknowledged before me on October 18, 2010, by Shaun E. Cranston, P.Eng., General Manager of Carma Easton Inc., a Texas corporation, on behalf of said corporation.

(SEAL)



[Signature]

Notary Public, State of Texas

EXHIBIT "A"



Professional Land Surveying, Inc.  
Surveying and Mapping

Office: 512-443-1724  
Fax: 512-389-0943

3500 McCall Lane  
Austin, Texas 78744

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**644.135 ACRES (DISTRICT THREE)**

**OVERALL 648.268 ACRES  
SAVE AND EXCEPT 4.133 ACRES**

A DESCRIPTION OF 648.268 ACRES IN THE SANTIAGO DEL VALLE GRANT IN TRAVIS COUNTY, TEXAS, BEING ALL OF AN 18.810 ACRE TRACT AND A REMAINDER OF A 37.306 ACRE TRACT BOTH DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 26, 2006 AND RECORDED IN DOCUMENT NO. 2006209327 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF A 2820 SQUARE FOOT TRACT DESCRIBED IN A DEED WITHOUT WARRANTY TO CARMA EASTON INC., DATED DECEMBER 22, 2009 AND RECORDED IN DOCUMENT NO. 2009210291 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A REMAINDER OF A 2.6891 ACRE TRACT DESCRIBED IN A STREET DEDICATION TO THE PUBLIC, DATED JUNE 24, 1986 AND RECORDED IN VOLUME 9769, PAGE 505 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF A 6.934 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 26, 2006 AND RECORDED IN DOCUMENT NO. 2006209330 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF AN 82.844 ACRE TRACT AND A 25.735 ACRE TRACT BOTH DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED JANUARY 3, 2007 AND RECORDED IN DOCUMENT NO. 2007003159 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF AN 89.256 ACRE TRACT AND A 2.731 ACRE TRACT BOTH DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED JULY 9, 2007 AND RECORDED IN DOCUMENT NO. 2007126375 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, REMAINDERS OF A 61.071 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED NOVEMBER 7, 2007 AND RECORDED IN DOCUMENT NO. 2007204509 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 138.540 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MARCH 2, 2007 AND RECORDED IN DOCUMENT NO. 2007038642 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 198.302 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 20, 2006 AND RECORDED IN DOCUMENT NO. 2006244772 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 232.233 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO JONA ACQUISITION INC., DATED JANUARY 8, 2009 AND RECORDED IN DOCUMENT NO. 2009003190 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF AN 8.282 ACRE TRACT DESCRIBED IN A

SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO JONA ACQUISITION INC., DATED JANUARY 8, 2009 AND RECORDED IN DOCUMENT NO. 2009003078 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 42.558 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MAY 16, 2008 AND RECORDED IN DOCUMENT NO. 2008083861 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 20.005 ACRE TRACT DESCRIBED IN A WARRANTY DEED WITH VENDOR'S LIEN TO JOHN T. HALDENSTEIN AND JOSHUA N. HALDENSTEIN, DATED DECEMBER 14, 2000 AND RECORDED IN DOCUMENT NO. 2000203669 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF LOT A HARRY REININGER SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 65, PAGE 47 OF THE PLAT RECORDS OF TRAVIS COUNTY TEXAS, CONVEYED TO JOHN HALDENSTEIN & RUTH HALDENSTEIN IN WARRANTY DEED WITH VENDOR'S LIEN, DATED SEPTEMBER 29, 2000 AND RECORDED IN DOCUMENT NO. 2000161977 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS, A PORTION OF A 37.390 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 30, 2008 AND RECORDED IN DOCUMENT NO. 2008179828 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND A PORTION OF COLTON BLUFF SPRINGS ROAD (APPARENT RIGHT-OF-WAY WIDTH VARIES); SAID 648.268 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 1/2" rebar found for the northwest corner of said 89.256 acre tract, same being the east corner of a 6.997 acre tract described in a deed to Fleming Brothers Holding, recorded in Document No. 2006063521 of the Official Public Records of Travis County, Texas, also being in the southwest line of Myrtle – 29 Ac., D .G. Collins Estate, a subdivision of record in Volume 3, Page 220 of the Plat Records of Travis County, Texas;

**THENCE** South 48°06'08" East, with the northeast line of said 89.256 acre tract, same being the southwest line of said Myrtle – 29 Ac., and the southwest line of said John B. 18 Ac., D. G. Collins Estate, a distance of 1231.54 feet to a 1/2" rebar found in the south line of said John B. 18 Ac., for the northeast corner of said 89.256 acre tract, same being the northwest corner of said 82.844 acre tract;

**THENCE** South 48°20'11" East, with the northeast line of said 82.844 acre tract, same being the southwest line of said John B. 18 Ac., the southwest line of John B. 11.50 Ac., D. G. Collins Estate, and the southwest line of a 52.418 acre tract described in a deed to Ernest B. Collins and Floretta F. Collins, recorded in Document No. 2004080843 of the Official Public Records of Travis County, Texas, a distance of 1354.84 feet to a 1/2" rebar found in the southwest line of said 52.418 acre tract, for the northeast corner of said 82.844 acre tract, same being the northwest corner of a 2.899 acre tract described in a deed to Ernest B. Collins and Floretta F. Collins, recorded in Document No. 2004080843 of the Official Public Records of Travis County, Texas;

**THENCE** with the east line of said 82.844 acre tract, same being the west line of said 2.899 acre tract, the following four (4) courses and distances:

1. South 27°02'48" West, a distance of 87.42 feet to a 1/2" rebar with Chaparral cap found;
2. South 28°05'48" West, a distance of 57.15 feet to a 1/2" rebar with Chaparral cap found;
3. South 26°28'48" West, a distance of 262.67 feet to a 1/2" rebar with Chaparral cap found;
4. South 26°58'48" West, a distance of 2126.73 feet to a 1/2" rebar found in the north right-of-way line of Colton Bluff Springs Road, for the southeast corner of said 82.844 acre tract, same being the southwest corner of said 2.899 acre tract;

**THENCE** South 63°34'23" East, with the north right-of-way line of Colton Bluff Springs Road, same being the southwest line of said 2.899 acre tract, a distance of 49.99 feet to a 1/2" rebar found for the southeast corner of said 2.899 acre tract, same being the southwest corner of said 61.071 acre tract;

**THENCE** with the west line of said 61.071 acre tract, same being the east line of said 2.899 acre tract, the following four (4) courses and distances:

1. North 26°59'53" East, a distance of 2127.41 feet to a calculated point;
2. North 26°29'46" East, a distance of 262.27 feet to a calculated point;
3. North 28°06'46" East, a distance of 56.92 feet to a calculated point;
4. North 27°03'46" East, a distance of 74.01 feet to a 1/2" rebar found for the northwest corner of said 61.071 acre tract, same being the northeast corner of said 2.899 acre tract, also being in the southwest line of said 52.418 acre tract;

**THENCE** South 47°55'49" East, with the northeast line of said 61.071 acre tract, same being the southwest line of said 52.418 acre tract, a distance of 467.09 feet to a 1/2" rebar found for the southeast corner of said 52.418 acre tract, same being the southwest corner of a 26.57 acre tract described in a deed to Talfred Collins and Ella Lee Collins, recorded in Volume 2814, Page 127 of the Deed Records of Travis County, Texas;

**THENCE** South 46°39'23" East, continuing with the northeast line of said 61.071 acre tract, same being the southwest line of said 26.57 acre tract and the southwest line of a 29.02 acre tract described in a deed to Ernest B. Collins and Floretta F. Collins, recorded in Volume 7967, Page 611 of the Deed Records of Travis County, Texas, a distance of 600.09 feet to a 5/8" rebar found for the southeast corner of said 29.02 acre

tract, same being the northwest corner of a 0.264 acre tract described in a deed to the City of Austin, recorded in Document No. 2010005414 of the Official Public Records of Travis County, Texas, also being an angle point in the west line of a 380.080 acre tract described in a deed to Ernest Collins and Floretta Collins, recorded in Volume 12791, Page 11 of the Real Property Records of Travis County, Texas;

**THENCE** South 27°09'17" West, crossing said 61.071 acre tract, with the west line of said 0.264 acre tract, a distance of 204.33 feet to a 1/2" rebar with Landmark cap found for the southwest corner of said 0.264 acre tract, same being the northwest corner of a 0.392 acre tract described in a deed to the City of Austin, recorded in Document No. 2010005414 of the Official Public Records of Travis County, Texas;

**THENCE** continuing across said 61.071 acre tract, with the west and south lines of said 0.392 acre tract, the following three (3) courses and distances:

1. South 27°11'22" West, a distance of 105.60 feet to a 1/2" rebar with Landmark cap found;
2. South 26°45'07" West, a distance of 50.71 feet to a 1/2" rebar with Landmark cap found for the southwest corner of said 0.392 acre tract;
3. South 71°13'40" East, a distance of 81.26 feet to a 1/2" rebar with Landmark cap found in the south line of said 0.392 acre tract, for the northwest corner of a 0.624 acre tract described in a deed to the City of Austin, recorded in Document No. 2010005416 of the Official Public Records of Travis County, Texas;

**THENCE** continuing across said 61.071 acre tract, the following two (2) courses and distances:

1. South 26°39'03" West, with the west line of said 0.624 acre tract, a distance of 899.06 feet to a calculated point for the southwest corner of said 0.624 acre tract;
2. South 47°54'58" East, with the south line of said 0.624 acre tract, a distance of 31.12 feet to a calculated point in the west right-of-way line of Colton Bluff Springs Road, same being the east line of said 61.071 acre tract;

**THENCE** North 26°38'45" East, with the east line of said 61.071 acre tract, same being the west right-of-way line of Colton Bluff Springs Road, the west line of said 138.540 acre tract, the east line of said 0.624 acre tract and the east line of said 0.392 acre tract, a distance of 1066.13 feet to a 1/2" rebar with Landmark cap found for the northeast corner of said 0.392 acre tract;

**THENCE** North 70°26'53" West, crossing said 61.071 acre tract, with the north line of said 0.392 acre tract, a distance of 49.62 feet to a calculated point for the southeast corner of said 0.264 acre tract;

**THENCE** North  $27^{\circ}05'31''$  East, continuing across said 61.071 acre tract, with the east line of said 0.264 acre tract, a distance of 178.95 feet to a calculated point for the northeast corner of said 0.264 acre tract, same being in the northeast line of said 61.071 acre tract, also being the southwest line of said 380.080 acre tract;

**THENCE** South  $46^{\circ}39'23''$  East, with the northeast line of said 61.071 acre tract, same being the southwest line of said 380.080 acre tract, a distance of 49.95 feet to a calculated point for the northeast corner of said 61.071 acre tract, same being an angle point in the southwest line of said 380.080 acre tract;

**THENCE** South  $26^{\circ}38'45''$  West, with the east line of said 61.071 acre tract, same being the southwest line of said 380.080 acre tract, a distance of 120.93 feet to a  $\frac{3}{4}$ " iron pipe found for the northwest corner of said 138.540 acre tract;

**THENCE** with the northeast line of said 138.540 acre tract, same being the southwest line of said 380.080 acre tract, the following two (2) courses and distances:

1. South  $47^{\circ}44'05''$  East, a distance of 309.95 feet to a  $\frac{3}{4}$ " iron pipe found;
2. South  $47^{\circ}34'32''$  East, a distance of 1131.25 feet to a calculated point;

**THENCE** crossing said 138.540 acre tract, Colton Bluff Springs Road, said 198.302 acre tract, said 232.233 acre tract, said 37.390 acre tract, said 42.558 acre tract, said 20.005 acre tract, and said Lot A, the following fourteen (14) courses and distances:

1. South  $42^{\circ}25'28''$  West, a distance of 130.83 feet to a calculated point;
2. With a curve to the left, having a radius of 750.00 feet, a delta angle of  $16^{\circ}27'44''$ , an arc length of 215.49 feet, and a chord which bears South  $34^{\circ}11'36''$  West, a distance of 214.75 feet to a calculated point;
3. South  $25^{\circ}57'45''$  West, a distance of 891.49 feet to a calculated point;
4. With a curve to the left, having a radius of 428.50 feet, a delta angle of  $57^{\circ}46'46''$ , an arc length of 432.12 feet, and a chord which bears South  $02^{\circ}55'38''$  East, a distance of 414.04 feet to a calculated point;
5. South  $70^{\circ}11'14''$  West, a distance of 260.49 feet to a calculated point;
6. With a curve to the right, having a radius of 606.85 feet, a delta angle of  $50^{\circ}15'23''$ , an arc length of 532.29 feet, and a chord which bears North  $88^{\circ}11'02''$  West, a distance of 515.39 feet to a calculated point;
7. North  $62^{\circ}55'18''$  West, a distance of 292.66 feet to a calculated point;



8. With a curve to the left, having a radius of 1466.51 feet, a delta angle of  $180^{\circ}00'00''$ , an arc length of 4607.18 feet, and a chord which bears South  $27^{\circ}04'42''$  West, a distance of 2933.02 feet to a calculated point;
9. South  $62^{\circ}55'18''$  East, a distance of 292.66 feet to a calculated point;
10. With a curve to the right, having a radius of 606.85 feet, a delta angle of  $50^{\circ}15'23''$ , an arc length of 532.29 feet, and a chord which bears South  $37^{\circ}39'34''$  East, a distance of 515.39 feet to a calculated point;
11. South  $16^{\circ}01'51''$  East, a distance of 256.62 feet to a calculated point;
12. With a curve to the left, having a radius of 431.98 feet, a delta angle of  $53^{\circ}14'32''$ , an arc length of 401.42 feet, and a chord which bears South  $58^{\circ}50'30''$  West, a distance of 387.13 feet to a calculated point;
13. South  $28^{\circ}11'39''$  West, a distance of 910.01 feet to a calculated point;
14. North  $61^{\circ}48'21''$  West, a distance of 672.64 feet to a calculated point in the west line of said 20.005 acre tract, same being the east line of a 20.022 acre tract conveyed in a deed to Janie Diaz, recorded in Document No. 2006101103, and described in a deed recorded in Document No. 2001200503, both of the Official Public Records of Travis County, Texas;

**THENCE** North  $27^{\circ}07'27''$  East, with the west line of said 20.005 acre tract, same being the east line of said 20.022 acre tract, a distance of 1099.13 feet to a 1/2" rebar found for the northwest corner of said 20.005 acre tract, same being the northeast corner of said 20.022 acre tract, also being in the southwest line of said 198.302 acre tract;

**THENCE** North  $63^{\circ}21'03''$  West, with the southwest line of said 198.302 acre tract, same being the northeast line of said 20.022 acre tract, a distance of 626.61 feet to a 1/2" rebar found for the southwest corner of said 198.302 acre tract, same being the northwest corner of said 20.022 acre tract, also being in the east line of said 232.233 acre tract;

**THENCE** South  $26^{\circ}53'42''$  West, with the east line of said 232.233 acre tract, same being the west line of said 20.022 acre tract, a distance of 1085.47 feet to a calculated point;

**THENCE** crossing said 232.233 acre tract, the following two (2) courses and distances:

1. With a curve to the right, having a radius of 1490.63 feet, a delta angle of  $26^{\circ}48'48''$ , an arc length of 697.59 feet, and a chord which bears North  $52^{\circ}29'28''$  West, a distance of 691.24 feet to a calculated point;

2. North 36°26'06" West, a distance of 1284.36 feet to a calculated point in the southwest line of said 232.233 acre tract, same being the northeast line of a 174.4 acre tract described in a deed to Edward J. Gillen and wife, Mildred Gillen, recorded in Volume 1549, Page 268 of the Deed Records of Travis County, Texas;

**THENCE** with the southwest line of said 232.233 acre tract, same being the northeast line of said 174.4 acre tract, the following four (4) courses and distances:

1. North 27°21'05" East, a distance of 684.48 feet to a 1/2" rebar with Chaparral cap found;
2. North 62°42'32" West, a distance of 500.00 feet to a 4" iron pipe found;
3. North 27°21'05" East, a distance of 784.20 feet to a 1/2" rebar with Chaparral cap found;
4. North 62°42'32" West, a distance of 999.32 feet to a 1/2" rebar with cap stamped 4453 for the west corner of said 232.233 acre tract, same being the southeast corner of a 120.321 acre tract described in a deed to Noble Capital Servicing, LLC, et al., recorded in Document No. 2009151330 of the Official Public Records of Travis County, Texas;

**THENCE** North 26°58'58" East, with the west line of said 232.233 acre tract, same being the east line of said 120.321 acre tract, a distance of 1437.81 feet to a calculated point for the northwest corner of said 232.233 acre tract, same being the southwest corner of Lot 1, Pittman Addition, a subdivision of record in Volume 76, Page 228 of the Plat Records of Travis County, Texas;

**THENCE** South 62°59'36" East, with the north line of said 232.233 acre tract, same being the south line of said Lot 1 and the south line of an 11.000 acre tract described in a deed to O. D. McMarion and Ann Sibley, recorded in Document No. 1999100812 of the Official Public Records of Travis County, Texas, a distance of 857.50 feet to a 1/2" iron pipe found for the southeast corner of said 11.000 acre tract, same being the southwest corner of said 8.282 acre tract;

**THENCE** North 26°58'15" East, with the west line of said 8.282 acre tract, same being the east line of said 11.000 acre tract and the east line of a 5.014 acre tract described in a deed to O. D. McMarion and wife, Ann McMarion, recorded in Document No. 2007145976 of the Official Public Records of Travis County, Texas, a distance of 653.18 feet to a 1/2" rebar with Chaparral cap found in the east line of said 5.014 acre tract, for the northwest corner of said 8.282 acre tract, same being the southwest corner of a remainder of 13.93 acres conveyed in a deed to Tom Stephens and wife, Janice Stephens, recorded in Volume 7496, Page 513, and described in a deed of record in Volume 3329, Page 1038, both of the Deed Records of Travis County, Texas;

**THENCE** South 63°15'05" East, with the north line of said 8.282 acre tract, same being the south line of said remainder of 13.93 acres, a distance of 648.24 feet to a 1/2" rebar with Chaparral cap found for the northeast corner of said 8.282 acre tract, same being the west line of said 232.233 acre tract, also being the southeast corner of said remainder of 13.93 acres;

**THENCE** North 43°26'02" East, with the west line of said 232.233 acre tract, same being the east line of said remainder of 13.93 acres, a distance of 538.67 feet to a 1/2" rebar with Chaparral cap found in the south right-of-way line of Colton Bluff Springs Road, for the northwest corner of said 232.233 acre tract, same being the northeast corner of said remainder of 13.93 acres;

**THENCE** North 32°24'14" East, crossing Colton Bluff Springs Road, a distance of 70.31 feet to a calculated point in the north right-of-way line of Colton Bluff Springs Road, same being the south line of said 82.844 acre tract;

**THENCE** with the north right-of-way line of Colton Bluff Springs Road, same being the south line of said 82.844 acre tract, the following two (2) courses and distances:

1. North 63°13'10" West, a distance of 197.14 feet to a 1/2" rebar found;
2. North 63°18'06" West, a distance of 703.08 feet to a bolt in concrete found for the southwest corner of said 82.844 acre tract, same being the southeast corner of a 1.0 acre tract described in a deed to Donny Mack Cowan, recorded in Volume 12371, Page 662 of the Real Property Records of Travis County, Texas;

**THENCE** North 27°09'21" East, with the west line of said 82.844 acre tract, same being the east line of said 1.0 acre tract, a distance of 290.52 feet to a 1/2" rebar found for the northeast corner of said 1.0 acre tract, same being the southeast corner of said 89.256 acre tract;

**THENCE** with the south line of said 89.256 acre tract, the following eight (8) courses and distances:

1. North 63°01'00" West, with the north line of said 1.0 acre tract, a distance of 150.08 feet to a 1/2" rebar with cap found;
2. South 27°11'15" West, with the west line of said 1.0 acre tract, a distance of 291.18 feet to a 1/2" rebar found in the north right-of-way line of Colton Bluff Springs Road;
3. North 63°15'07" West, with the north right-of-way line of Colton Bluff Springs Road a distance of 508.93 feet to a calculated point;
4. North 62°31'18" West, with the north right-of-way line of Colton Bluff Springs Road, a distance of 175.38 feet to a calculated point for the southeast corner of a

0.18 acre tract conveyed in a deed to Rosemary Elizabeth Schweitzer, recorded in Volume 13011 Page 32 of the Real Property Records of Travis County, Texas, and described as Lot No. 2 in a deed of record in Volume 6057, Page 415 of the Deed Records of Travis County, Texas;

5. North 26°26'47" East, with the east line of said 0.18 acre tract, a distance of 130.76 feet to a calculated point for the northeast corner of said 0.18 acre tract;
6. North 63°01'34" West, with the north line of said 0.18 acre tract and the north line of another 0.18 acre tract conveyed in said deed to Rosemary Elizabeth Schweitzer, recorded in Volume 13011 Page 32 of the Real Property Records of Travis County, Texas, and described as Lot No. 1 in a deed of record in Volume 6057, Page 415 of the Deed Records of Travis County, Texas, a distance of 120.03 feet to a calculated point for the northwest corner of said 0.18 acre tract described as Lot No. 1;
7. South 26°58'40" West, with the west line of said 0.18 acre tract described as Lot No. 1, a distance of 129.50 feet to a calculated point in the north right-of-way line of Colton Bluff Springs Road, for the southwest corner of said 0.18 acre tract described as Lot No. 1;
8. North 62°29'29" West, with the north right-of-way line of Colton Bluff Springs Road, a distance of 564.31 feet to a 1/2" rebar found for the southwest corner of said 89.256 acre tract, same being the southeast corner of said 25.735 acre tract;

**THENCE** continuing with the north right-of-way line of Colton Bluff Springs Road, the following three (3) courses and distances:

1. North 62°29'18" West, with the south line of said 25.735 acre tract, a distance of 64.03 feet to a 1/2" rebar found for the southwest corner of said 25.735 acre tract, same being the southeast corner of said 2.731 acre tract;
2. North 62°29'18" West, with the south line of said 2.731 acre tract, a distance of 237.84 feet to a 1/2" rebar found for the southwest corner of said 2.731 acre tract, same being the southeast corner of said 37.306 acre tract
3. North 63°23'43" West, with the south line of said 37.306 acre tract, a distance of 420.32 feet to a calculated point;

**THENCE** crossing said 37.306 acre tract, with the north right-of-way line of Colton Bluff Springs Road, the following two (2) courses and distances:

1. North 27°10'53" East, a distance of 6.63 feet to a calculated point;

2. North  $62^{\circ}49'07''$  West, a distance of 507.44 feet to a calculated point in the east right-of-way line of McKinney Falls Parkway (right-of-way width varies);

**THENCE** continuing across said 37.306 acre tract, with the east right-of-way line of McKinney Falls Parkway, the following three (3) courses and distances:

1. North  $27^{\circ}10'53''$  East, a distance of 424.86 feet to a calculated point;
2. With a curve to the right, having a radius of 11942.50 feet, a delta angle of  $00^{\circ}21'16''$ , an arc length of 73.90 feet, and a chord which bears North  $27^{\circ}21'31''$  East, a distance of 73.90 feet to a calculated point;
3. North  $27^{\circ}31'58''$  East, a distance of 771.23 feet to a calculated point in the west line of said 37.306 acre tract, for the south corner of said 2820 square foot tract;

**THENCE** continuing with the east right-of-way line of McKinney Falls Parkway, the following seven (7) courses and distances:

1. North  $28^{\circ}03'14''$  East, with the west line of said 2820 square foot tract, a distance of 254.40 feet to a 1/2" rebar with Chaparral cap found for the north corner of said 2820 square foot tract, same being an angle point in the west line of said 37.306 acre tract;
2. North  $27^{\circ}30'59''$  East, with the west line of said 37.306 acre tract, a distance of 144.75 feet to a 1/2" rebar with Chaparral cap found for the northwest corner of said 37.306 acre tract, same being the southwest corner of said remainder of 2.6891 acres;
3. North  $32^{\circ}40'32''$  East, with the west line of said remainder of 2.6891 acres, a distance of 159.65 feet to a 1/2" rebar with Chaparral cap found for the northwest corner of said remainder of 2.6891 acres, same being the southwest corner of said 18.810 acres;
4. North  $27^{\circ}32'48''$  East, with the west line of said 18.810 acre tract, a distance of 696.37 feet to a 1/2" rebar with Chaparral cap found;
5. North  $25^{\circ}38'36''$  East, continuing with the west line of said 18.810 acre tract, a distance of 302.02 feet to a 1/2" rebar with Chaparral cap found for the northwest corner of said 18.810 acre tract, same being in the southwest line of said 6.934 acre tract;
6. North  $48^{\circ}13'16''$  West, with the south line of said 6.934 acre tract, a distance of 15.47 feet to a 1/2" rebar with Chaparral cap found for the southwest corner of said 6.924 acre tract;

7. North 27°31'46" East, with the west line of said 6.934 acre tract, a distance of 192.99 feet to a calculated point for the northwest corner of said 6.934 acre tract, same being the southwest corner of a 6.924 acre tract described in a deed to Jose A. Espinosa and Luz A. Espinosa, recorded in Volume 12861, Page 391 of the Real Property Records of Travis County, Texas;

**THENCE** South 48°13'04" East, with the north line of said 6.934 acre tract, same being the south line of said 6.924 acre tract, a distance of 1617.68 feet to a 1/2" rebar found for the northeast corner of said 6.934 acre tract, same being the southeast corner of said 6.924 acre tract, also being in the west line of said 89.256 acre tract;

**THENCE** North 28°09'13" East, with the west line of said 89.256 acre tract, same being the east line of said 6.924 acre tract, the east line of a 2 acre tract described in a deed to Erland Burklund, recorded in Volume 6757, Page 601 of the Deed Records of Travis County, Texas, and the east line of said 6.997 acre tract, a distance of 576.68 feet to the **POINT OF BEGINNING**, containing 648.268 acres of land, more or less.

**SAVE AND EXCEPT 4.133 ACRES:**

BEING ALL OF A 4.132 ACRE TRACT DESCRIBED IN A WARRANTY DEED TO CHERYL LYNNE AND KIEKE BARRON, DATED JANUARY 1, 1985 AND RECORDED IN VOLUME 8971, PAGE 137 OF REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS; SAID 4.133 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at a 5/8" rebar found in the south right-of-way line of Colton Bluff Springs Road, for the northeast corner of said 4.132 acre tract, same being an angle point in the north line of said 232.233 acre tract;

**THENCE** with the common line of said 4.132 acre tract and said 232.233 acre tract, the following three (3) courses and distances:

1. South 26°46'51" West, a distance of 450.30 feet to a 5/8" rebar found;
2. North 63°15'05" West, a distance of 399.80 feet to a 1/2" rebar with Chaparral cap found;
3. North 26°46'51" East, a distance of 450.30 feet to a calculated point in the south right-of-way line of Colton Bluff Springs Road, for the northwest corner of said 4.132 acre tract, same being an angle point in the north line of said 232.233 acre tract;

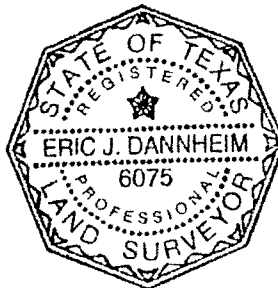
**THENCE** South 63°15'05" East, with the south right-of-way line of Colton Bluff Springs Road, same being the north line of said 4.132 acre tract, a distance of 399.80 feet to the **POINT OF BEGINNING**, containing 4.133 acres of land, more or less.

Based on surveys made on the ground by Chaparral from June 2006 through September 10, 2010. Bearing Basis: Grid Azimuth for Texas Central Zone, 1983/93 HARN values from LCRA control network. Attachments: Drawing 500-001-BD-EX3.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

*EJ* 9/17/2010

Eric J. Dannheim  
Registered Professional Land Surveyor  
State of Texas No. 6075



SKETCH TO ACCOMPANY A DESCRIPTION OF 648.268 ACRES IN THE SANTIAGO DEL VALLE GRANT IN TRAVIS COUNTY, TEXAS, BEING ALL OF AN 18.810 ACRE TRACT AND A REMAINDER OF A 37.306 ACRE TRACT BOTH DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 26, 2006 AND RECORDED IN DOCUMENT NO. 2006209327 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF A 2820 SQUARE FOOT TRACT DESCRIBED IN A DEED WITHOUT WARRANTY TO CARMA EASTON INC., DATED DECEMBER 22, 2009 AND RECORDED IN DOCUMENT NO. 2009210291 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A REMAINDER OF A 2.6891 ACRE TRACT DESCRIBED IN A STREET DEDICATION TO THE PUBLIC, DATED JUNE 24, 1986 AND RECORDED IN VOLUME 9769, PAGE 505 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF A 6.934 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 26, 2006 AND RECORDED IN DOCUMENT NO. 2006209330 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF AN 82.844 ACRE TRACT AND A 25.735 ACRE TRACT BOTH DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED JANUARY 3, 2007 AND RECORDED IN DOCUMENT NO. 2007003159 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF AN 89.256 ACRE TRACT AND A 2.731 ACRE TRACT BOTH DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED JULY 9, 2007 AND RECORDED IN DOCUMENT NO. 2007126375 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, REMAINDERS OF A 61.071 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED TO JONA ACQUISITION INC., DATED NOVEMBER 7, 2007 AND RECORDED IN DOCUMENT NO. 2007204509 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 138.540 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MARCH 2, 2007 AND RECORDED IN DOCUMENT NO. 2007038642 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 198.302 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED DECEMBER 20, 2006 AND RECORDED IN DOCUMENT NO. 2006244772 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 232.233 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO JONA ACQUISITION INC., DATED JANUARY 8, 2009 AND RECORDED IN DOCUMENT NO. 2009003190 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, ALL OF AN 8.282 ACRE TRACT DESCRIBED IN A SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO JONA ACQUISITION INC., DATED JANUARY 8, 2009 AND RECORDED IN DOCUMENT NO. 2009003078 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 42.558 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED MAY 16, 2008 AND RECORDED IN DOCUMENT NO. 2008083861 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A 20.005 ACRE TRACT DESCRIBED IN A WARRANTY DEED WITH VENDOR'S LIEN TO JOHN T. HALDENSTEIN AND JOSHUA N. HALDENSTEIN, DATED DECEMBER 14, 2000 AND RECORDED IN DOCUMENT NO. 2000203669 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF LOT A HARRY REININGER SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 65, PAGE 47 OF THE PLAT RECORDS OF TRAVIS COUNTY TEXAS, CONVEYED TO JOHN HALDENSTEIN & RUTH HALDENSTEIN IN WARRANTY DEED WITH VENDOR'S LIEN, DATED SEPTEMBER 29, 2000 AND RECORDED IN DOCUMENT NO. 2000161977 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS, A PORTION OF A 37.390 ACRE TRACT DESCRIBED IN A GENERAL WARRANTY DEED TO JONA ACQUISITION INC., DATED OCTOBER 30, 2008 AND RECORDED IN DOCUMENT NO. 2008179828 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND A PORTION OF COLTON BLUFF SPRINGS ROAD (APPARENT RIGHT-OF-WAY WIDTH VARIES).

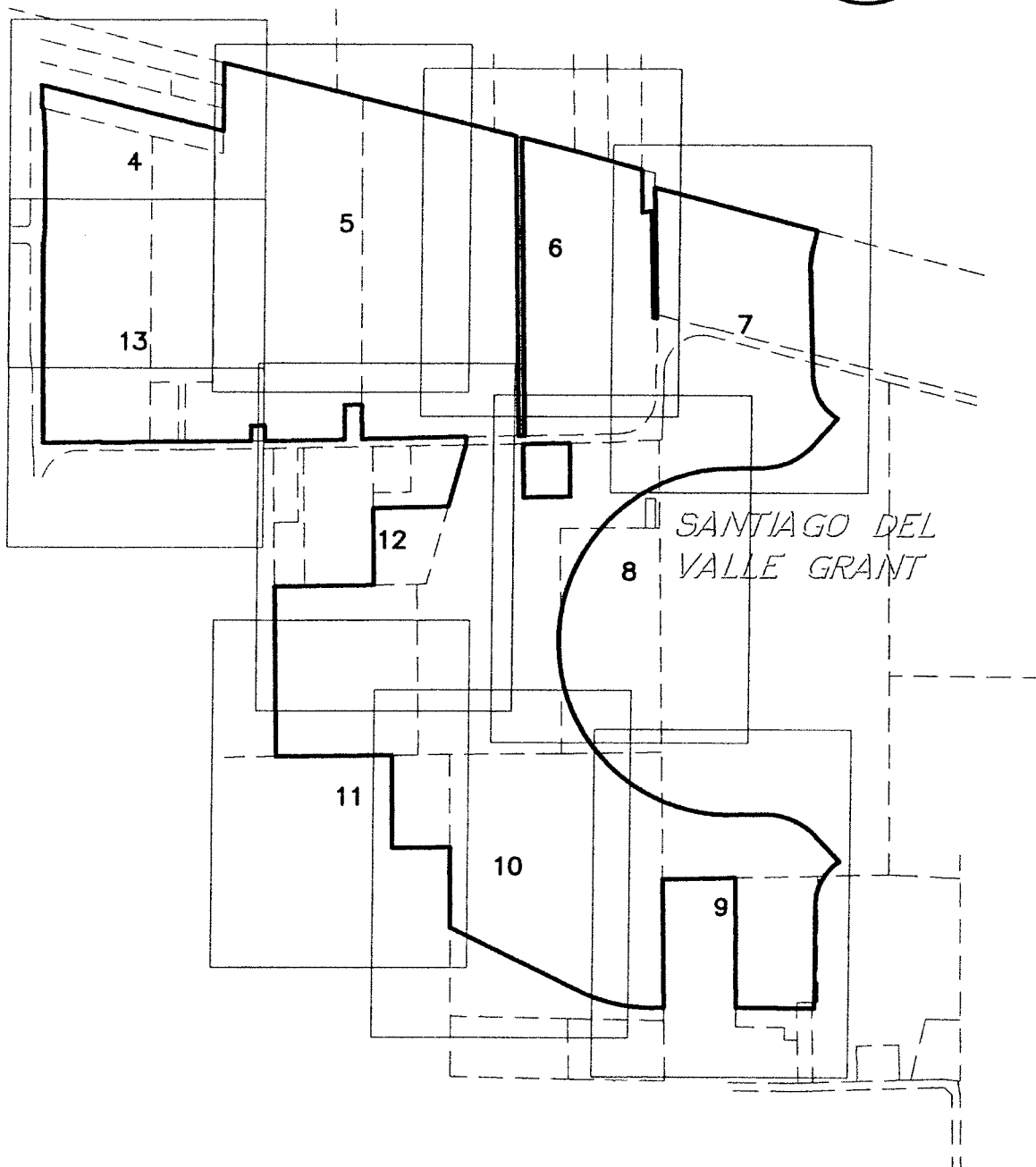
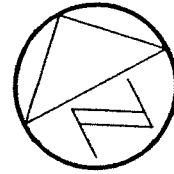
SAVE AND EXCEPT 4.133 ACRES, BEING ALL OF A 4.132 ACRE TRACT DESCRIBED IN A WARRANTY DEED TO CHERYL LYNNE AND KIEKE BARRON, DATED JANUARY 1, 1985 AND RECORDED IN VOLUME 8971, PAGE 137 OF REAL PROPERTY RECORDS OF TRAVIS COUNTY TEXAS.

DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 1 OF 13

*Chaparral*



MAP SHEET INDEX  
(NOT TO SCALE)



DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 2 OF 13

*Chaparral*

CURVE TABLE						
NO.	DELTA	RADIUS	TAN	ARC	CHORD	BEARING
C1	16°27'44"	750.00'	108.49'	215.49'	214.75'	S34°11'36"W
C2	57°46'46"	428.50'	236.45'	432.12'	414.04'	S02°55'38"E
C3	50°15'23"	606.85'	284.63'	532.29'	515.39'	N88°11'02"W
C4	180°00'00"	1466.51'	INFINITE'	4607.18'	2933.02'	S27°04'42"W
C5	50°15'23"	606.85'	284.63'	532.29'	515.39'	S37°39'34"E
C6	53°14'32"	431.98'	216.52'	401.42'	387.13'	S58°50'30"W
C7	26°48'48"	1490.63'	355.30'	697.59'	691.24'	N52°29'28"W
C8	0°21'16"	11942.50'	36.95'	73.90'	73.90'	N27°21'31"E

LINE TABLE		
No.	BEARING	LENGTH
L1	S27°02'48"W	87.42'
L2	S28°05'48"W	57.15'
L3	S26°28'48"W	262.67'
L4	S63°34'23"E	49.99'
L5	N26°29'46"E	262.27'
L6	N28°06'46"E	56.92'
L7	N27°03'46"E	74.01'
L8	S27°09'17"W	204.33'
L9	S27°11'22"W	105.60'
L10	S26°45'07"W	50.71'
L11	S71°13'40"E	81.26'
L12	S47°54'58"E	31.12'
L13	S47°44'05"E	309.95'
L14	S42°25'28"W	130.83'
L15	S70°11'14"W	260.49'
L16	N62°55'18"W	292.66'
L17	S62°55'18"E	292.66'
L18	S16°01'51"E	256.62'
L19	N32°24'14"E	70.31'
L20	N63°13'10"W	197.14'
L21	N27°09'21"E	290.52'

LINE TABLE		
No.	BEARING	LENGTH
L22	N63°01'00"W	150.08'
L23	S27°11'15"W	291.18'
L24	N62°31'18"W	175.38'
L25	N26°26'47"E	130.76'
L26	N63°01'34"W	120.03'
L27	S26°58'40"W	129.50'
L28	N62°29'18"W	64.03'
L29	N62°29'18"W	237.84'
L30	N63°23'43"W	420.32'
L31	N27°10'53"E	6.63'
L32	N27°10'53"E	424.86'
L33	N28°03'14"E	254.40'
L34	N27°30'59"E	144.75'
L35	N32°40'32"E	159.65'
L36	N25°38'36"E	302.02'
L37	N48°13'16"W	15.47'
L38	N27°31'46"E	192.99'
L39	S26°46'51"W	450.30'
L40	N63°15'05"W	399.80'
L41	N26°46'51"E	450.30'
L42	S63°15'05"E	399.80'

#### LEGEND

- 1/2" REBAR FOUND (UNLESS OTHERWISE NOTED)
- CHAP● 1/2" REBAR WITH CHAPARRAL CAP FOUND
- ⊗ BOLT IN CONCRETE FOUND
- CAP● 1/2" REBAR WITH CAP FOUND
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- Δ CALCULATED POINT

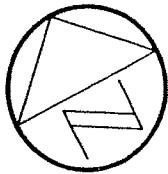
DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 3 OF 13

THIS DOCUMENT WAS PREPARED UNDER 22 TAC §663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

BEARING BASIS: GRID AZIMUTH FOR TEXAS CENTRAL ZONE, 1983/93 HARN VALUES FROM LCRA CONTROL NETWORK.

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 500-001-BD-EX3

*Chaparral*



1"=300'

MYRTLE - 29 AC.  
D. G. COLLINS ESTATE  
(PLAT 3/220)

P.O.B.

6.997 ACRES  
FLEMING BROTHERS HOLDING  
(2006063521)

2 ACRES  
ERLAND BURKLUND  
(6757/601)

6.924 ACRES  
JOSE A. ESPINOSA AND LUZ A. ESPINOSA  
(12861/391)

S48°13'04"E 1617.68'

6.934 ACRE  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006209330)

N28°09'13"E 576.68'

McKINNEY FALLS PARKWAY  
(R.O.W. WIDTH VARIES)

L38  
CHAP  
CHAP

L37

L36

N27°32'48"E 696.37'

CHAP

L35

CHAP

L34

CHAP

L33

2820 SQ. FT.  
CARMA EASTON INC.  
(2009210291)

"E 771.23'

18.810 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006209327)  
(2006209329)

SANTIAGO DEL  
VALLE GRANT

648.268  
ACRES

25.735 ACRE  
CARMA EASTON INC.  
(F/K/A JONA  
ACQUISITION INC.)  
(2007003159)

89.256 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007126375)

REMAINDER OF  
2.6891 ACRES  
PUBLIC UTILITY &  
ACCESS EASEMENT  
(9684/144) &  
STREET DEDICATION  
(9769/505)

REMAINDER OF  
37.306 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006209327)  
(2006209329)

E. WILLIAM CANNON DRIVE  
(R.O.W. WIDTH VARIES)

DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 4 OF 13

Chaparral

P.O.B.

MYRTLE — 29 AC.  
D. G. COLLINS ESTATE  
(PLAT 3/220)

JOHN B. 18 AC.  
D. G. COLLINS ESTATE  
(PLAT 3/220)

JOHN B. 1  
D. G. C  
ESTA  
(PLAT 3

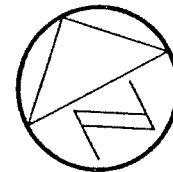
N28°09'13"E 576.68'

S48°06'08"E 1231.54'

(9.57 AC.)

(8.43 AC.)

S48°20'11"E 1354.84'



1"=300'

648.268  
ACRES

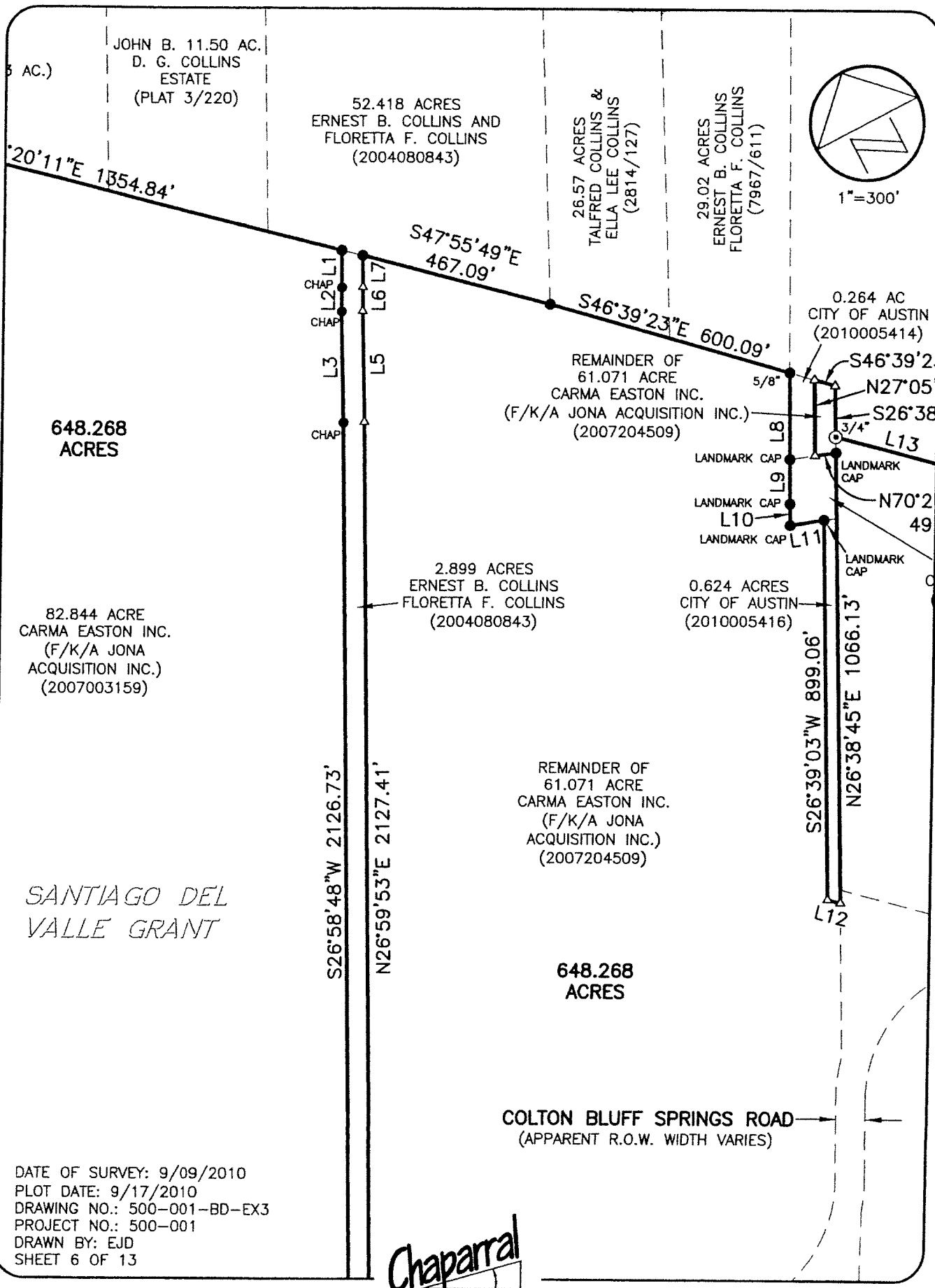
89.256 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007126375)

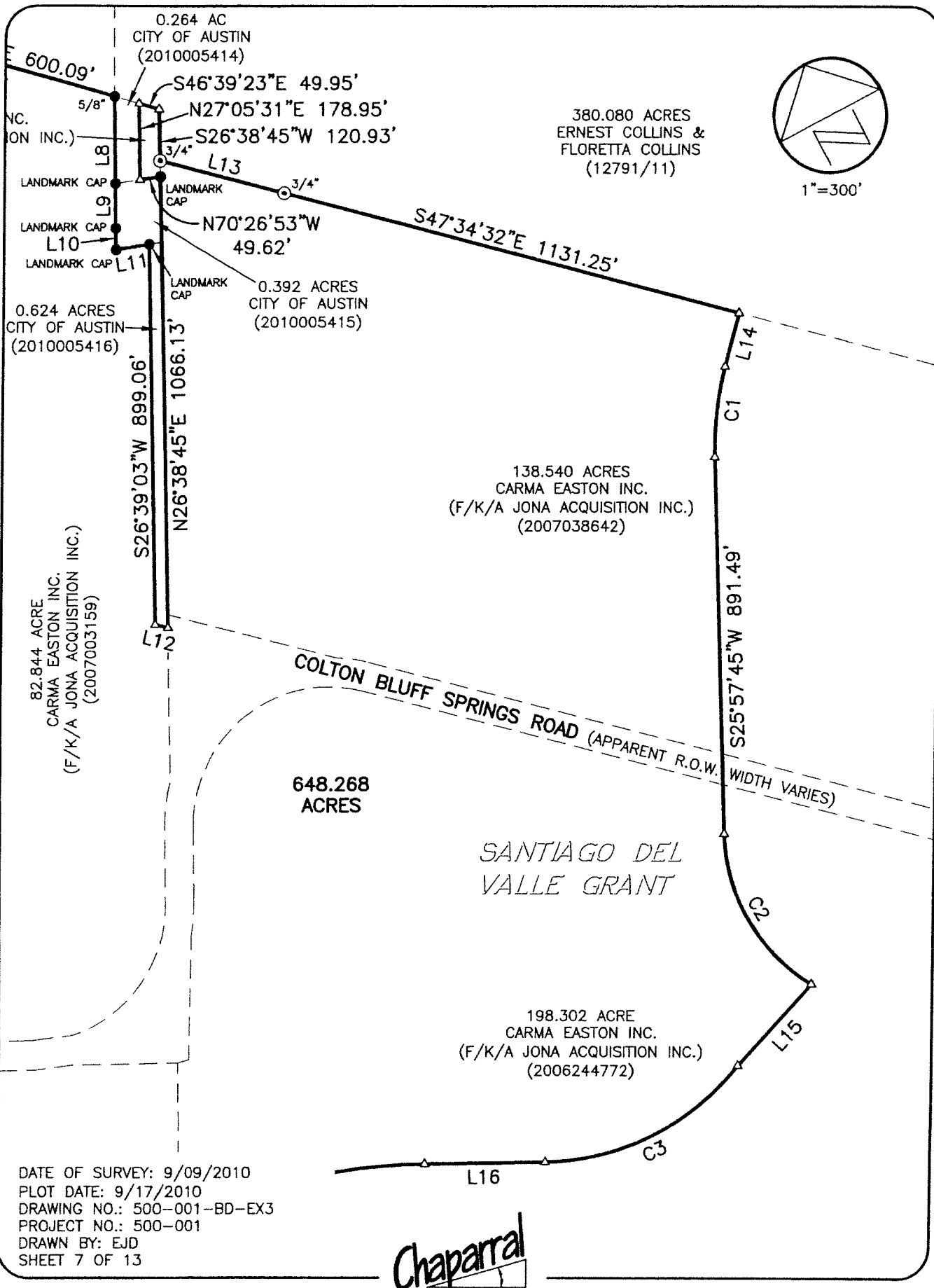
82.844 ACRE  
CARMA EASTON INC.  
(F/K/A JONA  
ACQUISITION INC.)  
(2007003159)

*SANTIAGO DEL  
VALLE GRANT*

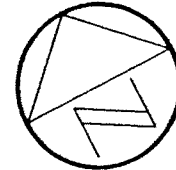
DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 5 OF 13

*Chaparral*

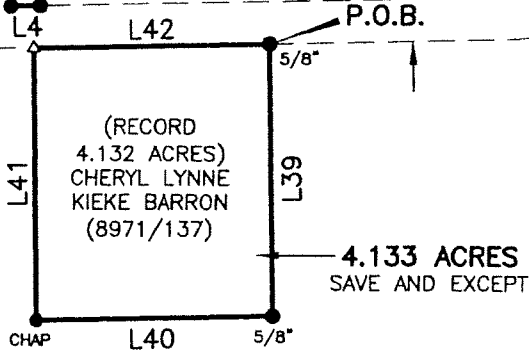




COLTON BLUFF SPRINGS ROAD  
(APPARENT R.O.W. WIDTH VARIES)



1"=300'



21,064 SQ. FT.  
CREEDMOOR-MAHA  
WATER SUPPLY  
CORPORATION  
1999070566

648.268  
ACRES

232.233 ACRES  
CARMA EASTON INC.  
(F/K/A JONA  
ACQUISITION INC.)  
(2009003190)

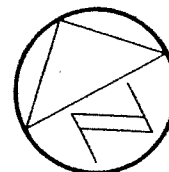
37.390 ACRE  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2008179828)

198.302 ACRE  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

SANTIAGO DEL  
VALLE GRANT

DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 8 OF 13

Chaparral



1"=300'

198.302 ACRE  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006244772)

648.268  
ACRES

SANTIAGO DEL  
VALLE GRANT

232.233 ACRES  
CARMA EASTON INC.  
(F/K/A JONA  
ACQUISITION INC.)  
(2009003190)

N63°21'03"W 626.61'

S26°53'42"W 1085.47'

20.022 ACRES  
JANIE DIAZ  
(CONVEYED 2006101103)  
(DESCRIBED 2001200503)

N27°07'27"E 1099.13'

20.005 ACRES  
JOHN T. HALDENSTEIN &  
JOSHUA N. HALDENSTEIN,  
(2000203669)

S28°11'39"W 910.01'

42.558 ACRE  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2008083861)

C7

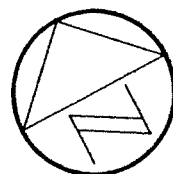
N61°48'21"W  
672.64'

LOT A  
HARRY REININGER SUBDIVISION  
(65/47)

DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 9 OF 13

Chaparral





1"=300'

CHAP

N27°21'05"E 784.20'

648.268  
ACRES

232.233 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2009003190)

4"

N62°42'32"W  
500.00'

CHAP

N27°21'05"E 684.48'

*SANTIAGO DEL  
VALLE GRANT*

PORTION OF  
174.4 ACRES  
EDWARD J. GILLEN AND WIFE,  
MILDRED GILLEN  
(1549/268)

N36°26'06"W 1284.36'

C7

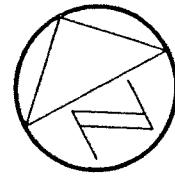
DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 10 OF 13

*Chaparral*

120.321 ACRES  
NOBLE CAPITAL SERVICING, LLC, ET AL.  
(2009151330)

N26°58'58"E 1437.81'

232.233 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2009003190)



1"=300'

648.268  
ACRES

CAP  
4453

N62°42'32"W 999.32'

CHAP

*SANTIAGO DEL  
VALLE GRANT*

N27°21'05"E 784.20'

4"

N62°42'32"W  
500.00'

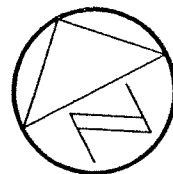
CHAP

PORTION OF  
174.4 ACRES  
EDWARD J. GILLEN AND WIFE,  
MILDRED GILLEN  
(1549/268)

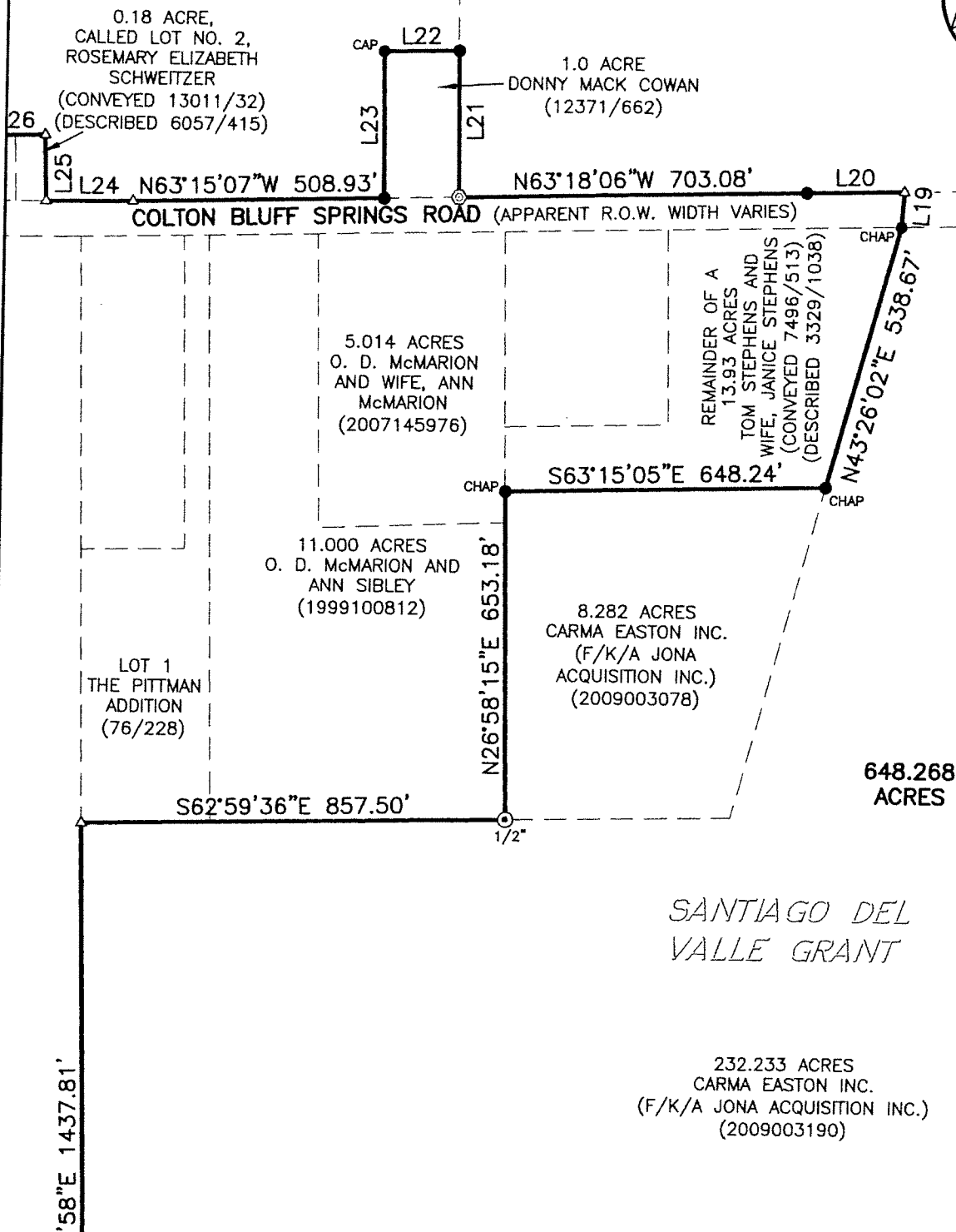
N27°21'05"E 684.48'

DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 11 OF 13

*Chaparral*



1"=300'



DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 12 OF 13

Chaparral

E. WILLIAM CANNON DRIVE  
(R.O.W. WIDTH VARIES)

N27°31'58"E 771.23'  
L35  
L34  
L33  
C8  
L32

2820 SQ. FT.  
CARMA EASTON INC.  
(2009210291)

REMAINDER OF  
2.6891 ACRES  
PUBLIC UTILITY &  
ACCESS EASEMENT  
(9684/144) &  
STREET DEDICATION  
(9769/505)

REMAINDER OF  
37.306 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2006209327)  
(2006209329)

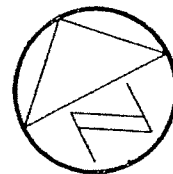
25.735 ACRE  
CARMA EASTON INC.  
(F/K/A JONA  
ACQUISITION INC.)  
(2007003159)

648.268  
ACRES

2.731 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007126375)

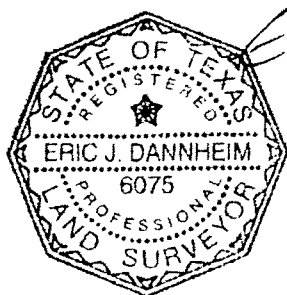
0.18 ACRE,  
CALLED LOT NO. 1,  
ROSEMARY ELIZABETH  
SCHWEITZER  
(CONVEYED 13011/32)  
(DESCRIBED 6057/415)

N62°49'07"W 507.44' L30 L29 L28 N62°29'29"W 564.31' L27 L26  
L31 COLTON BLUFF SPRINGS ROAD (APPARENT R.O.W. WIDTH VARIES)



1"=300'

89.256 ACRES  
CARMA EASTON INC.  
(F/K/A JONA ACQUISITION INC.)  
(2007126375)



9/17/2010

120.321 ACRES  
NOBLE CAPITAL SERVICING, LLC, ET AL.  
(2009151330)

SANTIAGO DEL  
VALLE GRANT

DATE OF SURVEY: 9/09/2010  
PLOT DATE: 9/17/2010  
DRAWING NO.: 500-001-BD-EX3  
PROJECT NO.: 500-001  
DRAWN BY: EJD  
SHEET 13 OF 13

Chaparral