

LEGAL DESCRIPTION
4.024 ACRES

BEING a tract of land situated in the GUADALUPE DE LOS SANTOS SURVEY, ABSTRACT NO. 1384, City of Wylie ETJ, Dallas County, Texas and being a portion of that tract of land described in Deed to Perry W. Kinnard and Linda A. Kinnard, as recorded in Volume 95234, Page 476, Deed Records, Dallas County, Texas and being a portion of that tract of land described in Deed to Michael T. Fasang, as recorded in Volume 2004141, Page 9931, Deed Records, Dallas County, Texas and being more particularly described as follows:

BEGINNING at a wooden fence post found in the northeast line of that tract of land described in Deed to Wylie DPV Limited Partnership, as recorded Document No. 202000188066, Deed Records, Dallas County, Texas for the southern most corner of said Perry W. Kinnard and Linda A. Kinnard tract;

THENCE North 45 degrees 11 minutes 57 seconds West, with said northeast line, a distance of 250.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 44 degrees 31 minutes 39 seconds East, leaving said northeast line, a distance of 250.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 30 degrees 29 minutes 42 seconds East, a distance of 164.95 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 44 degrees 31 minutes 43 seconds East, a distance of 240.04 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the northeast line of said Michael T. Fasang tract;

THENCE South 45 degrees 13 minutes 17 seconds East, a distance of 290.01 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found in the northwest line of that tract of land described in Deed to Wylie DPV Limited Partnership, as recorded in Document No. 20131029001473050, Deed Records, Dallas County, Texas for the eastern most corner of said Michael T. Fasang tract;

THENCE South 44 degrees 31 minutes 43 seconds West, with said northwest line, a distance of 649.98 feet to the **POINT OF BEGINNING** and containing 4.024 acres of land, more or less.

EXHIBIT "A"
LEGAL DESCRIPTION
ANEX TRACT THREE
2.144 ACRES

BEING a tract of land situated in the GUADALUPE DE LOS SANTOS SURVEY, ABSTRACT NO. 1384, City of Wylie ETJ, Dallas County, Texas and being a portion of that tract of land described in Deed to Perry W. Kinnard and Linda A. Kinnard, as recorded in Volume 95234, Page 476, Deed Records, Dallas County, Texas and being more particularly described as follows:

BEGINNING at a wooden fence post found in the northeast line of that tract of land described in Deed to Wylie DPV Limited Partnership, as recorded Document No. 202000188066, Deed Records, Dallas County, Texas for the southern most corner of said Perry W. Kinnard and Linda A. Kinnard tract;

THENCE North 45 degrees 11 minutes 57 seconds West, with said northeast line, a distance of 250.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 44 degrees 31 minutes 39 seconds East, leaving said northeast line, a distance of 250.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 30 degrees 29 minutes 42 seconds East, a distance of 80.95 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the common southwest line of that tract of land described in Deed to Michael T. Fasang, as recorded in Volume 2004141, Page 9931, Deed Records, Dallas County, Texas and northeast line of said Perry W. Kinnard and Linda A. Kinnard tract;

THENCE Southeasterly, with said common line, the following three (3) courses and distances:

South 15 degrees 33 minutes 26 seconds East, a distance of 105.29 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

North 72 degrees 03 minutes 46 seconds East, a distance of 190.25 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

South 37 degrees 36 minutes 48 seconds East, a distance of 91.28 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the northwest line of that tract of land described in Deed to Wylie DPV Limited Partnership, as recorded in Document No. 20131029001473050, Deed Records, Dallas County, Texas;

THENCE South 44 degrees 31 minutes 43 seconds West, with said northwest line, a distance of 433.43 feet to the **POINT OF BEGINNING** and containing 2.144 acres of land, more or less.

EXHIBIT "A"
LEGAL DESCRIPTION
ANNEX TRACT 4
1.880 ACRES

BEING a tract of land situated in the GUADALUPE DE LOS SANTOS SURVEY, ABSTRACT NO. 1384. City of Wylie ETJ, Dallas County, Texas and being a portion of that tract of land described in Deed to Michael T. Fasang, as recorded in Volume 2004141, Page 9931, Deed Records, Dallas County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" found in the northwest line of that tract of land described in Deed to Wylie DPV Limited Partnership, as recorded in Document No. 20131029001473050, Deed Records, Dallas County, Texas for the eastern most corner of said Michael T. Fasang tract;

THENCE South 44 degrees 31 minutes 43 seconds West, with said northwest line, a distance of 216.55 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the common eastern most corner of that tract of land described in Deed to Perry W. Kinnard and Linda A. Kinnard, as recorded in Volume 95234, Page 476, Deed Records, Dallas County, Texas and southern most corner of said Michael T. Fasang tract;

THENCE Northwesterly, with the common northeast line of said Perry W. Kinnard and Linda A. Kinnard tract and southwest line of said Michael T. Fasang tract, the following three (3) courses and distances:

North 37 degrees 36 minutes 48 seconds West, a distance of 91.28 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

South 72 degrees 03 minutes 46 seconds West, a distance of 190.25 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

North 15 degrees 33 minutes 26 seconds West, a distance of 105.29 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 30 degrees 29 minutes 42 seconds East, leaving said common line, a distance of 84.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 44 degrees 31 minutes 43 seconds East, a distance of 240.04 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the northeast line of said Michael T. Fasang tract;

THENCE South 45 degrees 13 minutes 17 seconds East, a distance of 290.01 feet to the **POINT OF BEGINNING** and containing 1.880 acres of land, more or less.