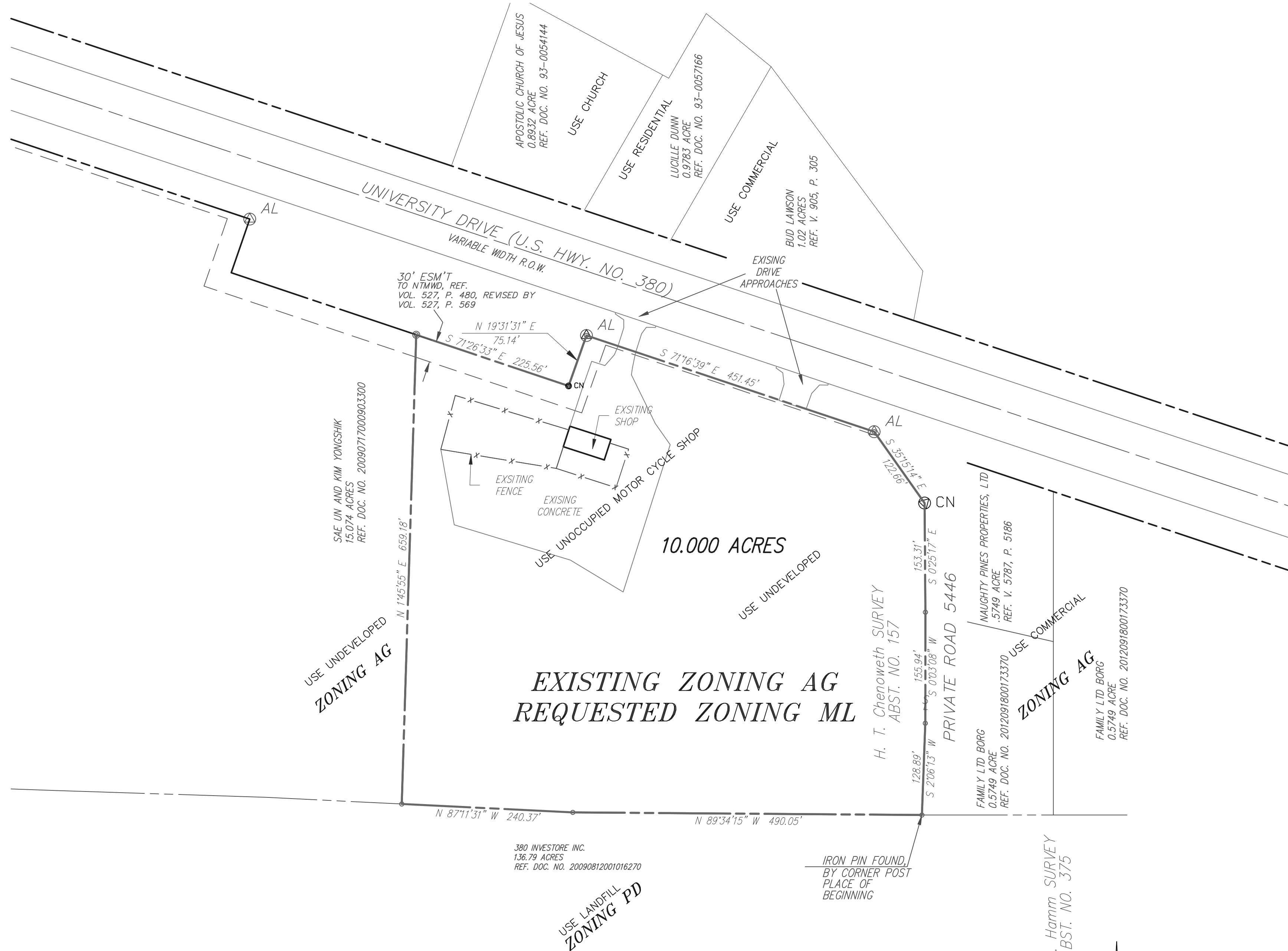


LOCATION MAP
SCALE 1"=2000'



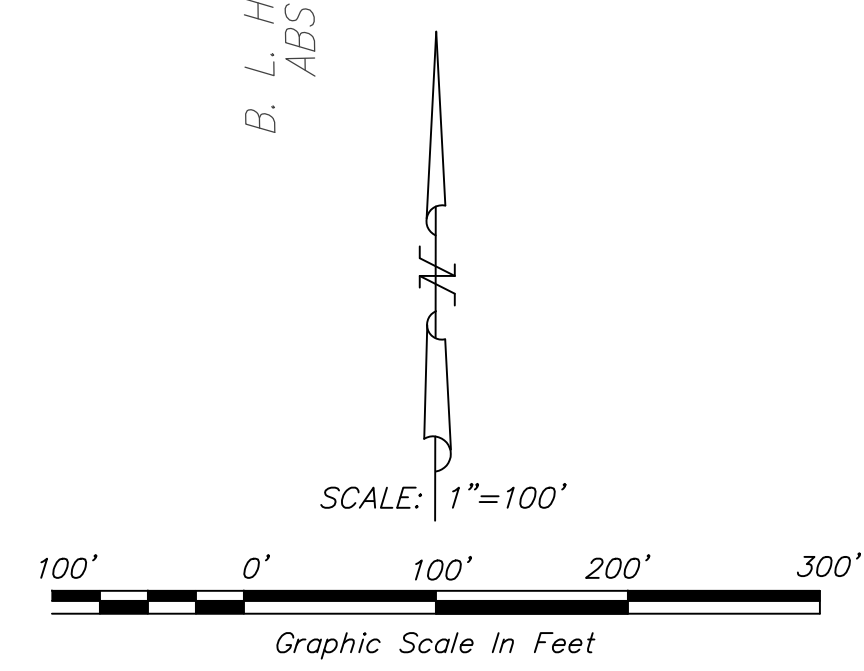
DESCRIPTION 10.000 Acres of Land
SITUATED in Collin County, Texas, in the H. T. Chenoweth Survey, Abstract No. 157, being a resurvey of the 10.000 acres of land described in a deed from Sportsman-Webster Partnership to C. E. Phennel and Bonnie Phennel dated September 8, 1994, recorded in Document No. 94-0083651 of the Official Public Records of Real Property of Collin County, Texas, being described by metes and bounds as follows:
BEGINNING at an iron pin found by a corner post at the southeast corner of said 10.000 acre tract, at the east, northeast corner of the 380 Investors, Inc 136.79 acres, Ref. Doc. No. 20090812001016270, on the west side of Private Road No. 5446 and in the common line between said Chenoweth Survey and the B. L. Hamm Survey, Abstract No. 375;
Thence north 89°34'15" west, 490.05 feet with the south line of said 10.000 acre tract, a north line of said 136.79 acre tract and with a fence to a 1/2 inch iron pin found in said line and fence;
Thence continuing with said line, north 87°11'31" west, 240.37 feet to an iron pin found at the southwest corner of said 10 acre tract, in the north line of said 136.79 acre tract and at the southeast corner of the Sae Un and Kim Yongshik 15.074 acres, Ref. Doc. No. 2009071700903300;
Thence north 1°45'55" east, 659.18 feet with the west line of said 10 acre tract and the east line of said 15.074 acre tract to an iron pin at the northwest corner of said 10.000 acre tract, the northeast corner of said 15.074 acre tract and in the south R.O.W. line of U. S. Highway No. 380;
Thence South 71°26'33" east, 225.56 feet with a north line of said 10.000 acre tract and said south R.O.W. line to a concrete marker found at the ell corner of said 10.000 acre tract and in said south R.O.W. line;
Thence north 19°31'31" east, 75.14 feet with a west line of said 10.000 acre tract and said R.O.W. line to an aluminum R.O.W. marker found in said line at the north, northwest corner of said 10.000 acre tract;
Thence north 71°16'39" east, 451.45 feet with the north line of said 10.000 acre tract and said R.O.W. line to an aluminum R.O.W. monument found at the north, northeast corner of said 10 acre tract and in said south R.O.W. line;
Thence southerly with the east line of said 10 acre tract and with Private Road No. 5446 as follows:
South 35°15'14" West, 122.66 feet; South 0°25'17" East, 153.31 feet;
South 0°03'08" West, 155.94 feet; South 2°06'13" West, 128.89 feet to the PLACE OF BEGINNING and containing 10.000 acres of land.

RECEIVED
By Kathy Wright at 1:45 pm, May 13, 2013

NOTE: THE LAND DESCRIBED AND PLATTED HEREON LIES IN ZONE X (OUTSIDE THE 500 YEAR FLOOD PLAIN) AND IS LOCATED IN THE BOUNDS OF F.E.M.A. FIRM PANEL 48085C0280 J DATED JAUNE 2, 2009 AND IS THEREFORE NOT IN THE 100 YEAR FLOOD PLAIN.
NOTE: -- ESMT TO TEXAS UTILITIES ELECTRIC COMPANY REF. VOL. 3533, PAGE 027 DOES NOT AFFECT THE LAND PLATTED HEREON.
NOTE: -- ESMT TO A. T. & T., REF. VOL. 272, PAGE 558 DOES NOT AFFECT THE LAND PLATTED HEREON.

LEGEND

⊗	ELECTRICAL POLE
⊗	ELECTRICAL POLE & GUY ANCHOR
● CN	HWY. ROW MARKER (CONCRETE)
○ AL	HWY. ROW MARKER (ALUM. CAP)
○ IPS	IRON PIN SET
○ IPF	IRON PIN FOUND
⊗	POWER POLE
— x —	FENCE
—	SURVEY LINE
—	BOUNDARY LINE
—	RIGHT-OF-WAY
---	EASEMENT



ZONING EXHIBIT B
PHENNEL'S 10 ACRES
10 Acres in the H. T. Chenoweth Survey, Abstract No. 157, City of McKinney, Collin County, Texas.
OWNER: C. E. & BONNIE PHENNEL
SURVEYOR: G. M. GEER
11579 County Road No. 739 - 1514 North McDonald Street
Princeton, Texas 75407-4651
214-365-2705
972-562-3959
www.geersurveyingandengineering.com
DATE: MAY 10, 2013