## LEGAL DESCRIPTION WILSON 155

BEING a tract of land out of the Meredith Hart Survey, Abstract No. 371 in Collin County, Texas, and being all of the called 19.142 acre tract of land described as Tract 3-C and the called 135.991 acre tract of land described as Tract 3-D in deed to Addison G. Wilson, Jr., recorded in Volume 935, Page 590 of the Deed Records of Collin County, Texas and being more particularly described as follows:

BEGINNING at a $1 / 2$-inch iron pipe found for the northeast corner of a called 19.142 acre tract of land described in deed to Addison G. Wilson, Jr., recorded in Volume 935, Page 590, Deed Records, Collin County, Texas, same being the southeast corner of a called 16.856 acre tract of land described in deed to Evelyn Wilson Cole, recorded in Volume 935, Page 605, Deed Records, Collin County, Texas from which a $1 / 2$-inch iron pipe bears North $00^{\circ} 35^{\prime} 00$ " East, a distance of 547.18 feet, same being on the west right-of-way line of Farm to Market (F.M.) No. 543 (a variable width public right-of-way);

THENCE with said west right of way line, South $00^{\circ} 18^{\prime} 11$ " East, a distance of 617.16 feet to a $3 / 8$-inch iron rod found for the northeast corner of a called 1.176 acre tract of land described in deed to George \& Kathy Krenshavage, as recorded in Collin County Clerk's File No. 94-0059154, Official Public Records of Collin County, Texas;

THENCE leaving said west right-of-way line and along the common line of said 1.176 acre tract and said 19.142 acre tract, North $87^{\circ} 14^{\prime} 28^{\prime \prime}$ West, a distance of 278.25 feet to a $1 / 2$-inch iron rod found on the south line of said 19.142 acre tract for the northwest corner of said 1.176 acre tract, same being the northeast corner of a called 135.991 acre tract of land described in deed to Addison Wilson, Jr., recorded in Volume 935, Page 590, Deed Records, Collin County, Texas;

THENCE with the common line of said 1.176 acre tract and said 135.991 acre tract, South $01^{\circ} 27^{\prime} 54$ " West, pass at a distance of 183.08 feet, a $5 / 8$-inch iron rod found for the southwest corner of said 1.176 acre tract, same being the northwest corner of a called 1.046 acre tract described in deed to Michael \& Teri Wallis, recorded in Volume 2199, Page 371, Deed Records, Collin County, Texas, for a total distance of 208.03 feet to a $5 / 8$-inch iron rod with "KHA" cap set for corner;

THENCE with the common line of said 135.991 acre tract and said 1.046 acre tract, South $01^{\circ} 25^{\prime} 40$ " West, pass at a distance of 146.25 feet, a point for the southwest corner of said 1.046 acre tract, same being the northwest corner of a called 2.000 acre tract of land described in deed to Daniel \& Shawnna Wolf, recorded in Volume 3390, Page 427, Deed Records, Collin County, Texas, pass at a distance of 297.80 feet, a point for the southwest corner of said 2.000 acre
tract, same being the northwest corner of a called 0.864 acre tract of land described in deed to J.M. Clay, recorded in Volume 3213, Page 169, Deed Records, Collin County, Texas, pass at a distance of 132.15 feet, a point for the southwest corner of said 0.864 acre tract, same being the northwest corner of a called 0.946 acre tract of land described in deed to Billy W. Clay, recorded in Volume 3213, Page 169, Deed Records, Collin County, Texas, pass at a distance of 167.83 feet, a point for the southwest corner of said 0.964 acre tract, same being the northwest corner of a called 3.03 acre tract of land described in deed to Elaine M. Dawson, recorded in Volume 2874, Page 14, Deed Records, Collin County, Texas, for a total distance of 1167.00 feet to a $5 / 8$-inch iron rod with "KHA" cap set for corner;

THENCE with the common line of said 135.991 acre tract and said 3.03 acre tract, South $01^{\circ} 04^{\prime} 40$ " West, a distance of 147.76 feet to a $5 / 8$-inch iron rod with Texas Department of Transportation (TxDOT) aluminum cap on the northwesterly right-of-way line of U.S. Highway 75 (a variable width public right-of-way);

THENCE with said northwesterly right-of-way line, South $46^{\circ} 01^{\prime} 05^{\prime \prime}$ West, a distance of 102.18 feet to a $5 / 8$-inch iron rod with a Texas Department of Transportation (TxDOT) aluminum cap;

THENCE with said northwesterly right-of-way line, South $39^{\circ} 44^{\prime} 53^{\prime \prime}$ West, a distance of 605.43 feet to a $5 / 8$-inch iron rod with a Texas Department of Transportation (TxDOT) aluminum cap for the northeast corner of a called 41.31 acre tract of land (Second Tract) described in deed to W.R. Black and wife, Imogene Black as recorded in Volume 534, Page 469, Deed Records, Collin County, Texas;

THENCE leaving said northwesterly right-of-way line and with the common line of said 135.991 acre tract and said 41.31 acre tract, the following courses and distances, to wit:
-- North $88^{\circ} 47^{\prime} 20^{\prime \prime}$ West, a distance of 534.81 feet to a $5 / 8$-inch iron rod with "KHA" cap set for corner;
-- North $89^{\circ} 16^{\prime} 50$ " West, a distance of 252.20 feet to a $5 / 8$-inch iron rod with "KHA" cap set for corner
-- North $89^{\circ} 54^{\prime 2} 20^{\prime \prime}$ West, a distance of 251.00 feet to a point in the centerline of Honey Creek;

THENCE along the centerline of said creek, the following courses and distances, to wit:
-- North 62²4'00" West, a distance of 145.00 feet to a point for corner;
-- North $77^{\circ} 12^{\prime} 00$ " West, a distance of 33.00 feet to a point for corner;
-- South $89^{\circ} 38^{\prime} 00$ " West, a distance of 59.00 feet to a point for corner;
-- North $62^{\circ} 51^{\prime} 00$ " West, a distance of 36.00 feet to a point for corner;
-- North $21^{\circ} 32^{\prime} 00$ " West, a distance of 274.00 feet to a point for corner;
-- North $22^{\circ} 43^{\prime} 00$ " West, a distance of 122.00 feet to a point for corner;
-- North $48^{\circ} 29^{\prime} 00^{\prime \prime}$ West, a distance of 53.00 feet to a point for corner;
-- South $73^{\circ} 58^{\prime} 00$ " West, a distance of 75.00 feet to a point for corner;
-- South $70^{\circ} 39^{\prime} 00^{\prime \prime}$ West, a distance of 35.00 feet to a point for corner;
-- North $76^{\circ} 37^{\prime} 00^{\prime \prime}$ West, a distance of 49.00 feet to a point for corner;
-- North $45^{\circ} 13^{\prime} 00$ " West, a distance of 104.00 feet to a point for corner;
-- North $03^{\circ} 05^{\prime} 00$ " West, a distance of 157.00 feet to a point for corner;
-- North $27^{\circ} 19^{\prime} 00$ " West, a distance of 48.00 feet to a point for corner;
-- North $58^{\circ} 40^{\prime} 00^{\prime \prime}$ West, a distance of 47.00 feet to a point for corner;
-- South $57^{\circ} 42^{\prime} 00$ " West, a distance of 111.00 feet to a point for corner;
-- South $72^{\circ} 03^{\prime} 00^{\prime \prime}$ West, a distance of 98.00 feet to a point for corner;
-- South $48^{\circ} 00^{\prime} 00$ " West, a distance of 44.00 feet to a point for corner;
-- South $31^{\circ} 39^{\prime} 00$ " West, a distance of 34.00 feet to a point for corner;
-- South $87^{\circ} 33^{\prime} 00$ " West, a distance of 60.00 feet to a point for corner;
-- North $53^{\circ} 21^{\prime} 00$ " West, a distance of 104.00 feet to a point for corner;
-- North $27^{\circ} 29^{\prime} 00$ " West, a distance of 132.00 feet to a point for corner;
-- North $45^{\circ} 52^{\prime} 00$ " West, a distance of 56.00 feet to a point for corner;
-- North $60^{\circ} 09^{\prime} 00^{\prime \prime}$ West, a distance of 210.00 feet to a point for corner;
-- North $32^{\circ} 55^{\prime} 00$ " West, a distance of 104.00 feet to a point for corner;
-- North $11^{\circ} 27^{\prime} 00$ " East, a distance of 54.00 feet to a point for corner;
-- North $34^{\circ} 48^{\prime} 00$ " East, a distance of 211.00 feet to a point for corner;
-- North $14^{\circ} 36^{\prime} 00$ " West, a distance of 96.00 feet to a point for corner;
-- North $39^{\circ} 43^{\prime} 00$ " West, a distance of 133.00 feet to a point for corner;
-- North $48^{\circ} 54^{\prime} 00$ " West, a distance of 149.00 feet to a point for corner;
-- North $59^{\circ} 20^{\prime} 00^{\prime \prime}$ West, a distance of 138.00 feet to a point for corner;
-- North $71^{\circ} 18^{\prime} 00$ " West, a distance of 31.00 feet to a point for corner;
-- South $69^{\circ} 16^{\prime} 00$ " West, a distance of 29.00 feet to a point for corner;
-- South $50^{\circ} 07^{\prime} 00^{\prime \prime}$ West, a distance of 31.00 feet to a point for corner;
-- South $40^{\circ} 34^{\prime} 00$ " West, a distance of 130.00 feet to a point for corner;
-- South $72^{\circ} 45^{\prime} 00$ " West, a distance of 84.00 feet to a point for corner;
-- South $52^{\circ} 46^{\prime} 00$ " West, a distance of 64.00 feet to a point for corner;
-- South $73^{\circ} 22^{\prime} 00^{\prime \prime}$ West, a distance of 56.00 feet to a point for corner;
-- North $62^{\circ} 52^{\prime} 00$ " West, a distance of 52.00 feet to a point for corner;
-- North $55^{\circ} 14^{\prime} 00$ " West, a distance of 115.00 feet to a point for corner;
-- North $05^{\circ} 20^{\prime} 00$ " West, a distance of 135.00 feet to a point for corner;
-- North $02^{\circ} 19^{\prime} 00$ " West, a distance of 68.00 feet to a point for corner;
-- North $26^{\circ} 10^{\prime} 00$ " West, a distance of 30.00 feet to a point for corner;
-- North $37^{\circ} 22^{\prime} 00$ " West, a distance of 76.00 feet to a point for corner;
-- North $10^{\circ} 44^{\prime} 00$ " West, a distance of 230.00 feet to a point for corner;
-- North $20^{\circ} 58^{\prime} 00$ " East, a distance of 69.00 feet to a point for corner;
-- North $40^{\circ} 41^{\prime} 00$ " East, a distance of 77.00 feet to a point for corner;
-- North $04^{\circ} 24^{\prime} 05^{\prime \prime}$ East, a distance of 80.41 feet to a point for the southwest corner of a called 135.992 acre tract of land described in deed to Evelyn

Wilson Cole, recorded in Volume 935, Page 605, Deed Records, Collin County, Texas;

THENCE along the common line of called 135.991 acre tract and called 135.992 acre tract, South $87^{\circ} 04^{\prime} 20^{\prime \prime}$ East, a distance of 2645.24 feet to a $5 / 8$-inch iron rod with "KHA" cap set for the southwest corner of said 19.142 acre tract;

THENCE along the common line of said 19.142 acre tract and said 135.992 acre tract, North $01^{\circ} 11^{\prime} 40$ " East, a distance of 592.62 feet to a $5 / 8$-inch iron rod with "KHA" cap set for the southwest corner of said 16.856 acre tract;

THENCE along the common line of said 16.856 acre tract and said 19.142 acre tract, South $88^{\circ} 24^{\prime} 20^{\prime \prime}$ East, a distance of 1349.62 feet to the POINT OF BEGINNING and containing 153.6208 acres of land.

