

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE WILLIAM MASON SURVEY ABSTRACT NUMBER 801, DENTON COUNTY, TEXAS, AND BEING ALL OF THE FIRST TRACT AND THE SECOND TRACT OF LAND DESCRIBED IN A DEED FROM ANNA MAE HOEHN TO KENNETH L. HOEHN AS RECORDED IN VOLUME 4967, PAGE 2230 OF THE REAL PROPERTY RECORDS OF DENTON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

BEGINNING AT A 1/2" IRON ROD FOUND NEAR THE CENTER OF VIEW ROAD AND NEAR THE CENTER OF METZ ROAD AND BEING THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT AND THE SOUTHWEST CORNER OF SAID FIRST TRACT AND THE SOUTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN A DEED FROM CLUM GILES AND MRS. IDE SEAL TO R. H. DENNIS AND WIFE, RUBY SEAL DENNIS AS RECORDED IN VOLUME 318, PAGE 68 OF THE DEED RECORDS OF DENTON COUNTY, TEXAS;

THENCE NORTH 00 DEGREES 00 MINUTES 19 SECONDS WEST WITH THE EAST LINE OF SAID DENNIS TRACT A DISTANCE OF 3382.03 FEET TO A CAPPED 1/2" IRON ROD SET ON THE WEST EDGE OF SAID METZ ROAD AND BEING THE WESTERLY NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT AND THE WESTERLY NORTHWEST CORNER OF SAID SECOND TRACT AND THE WESTERLY SOUTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN A DEED FROM PHILIP JACK HOEHN TO KATHRYN MURDOCK AS RECORDED UNDER COUNTY CLERKS FILE NUMBER 96-R0067724 OF THE REAL PROPERTY RECORDS OF DENTON COUNTY, TEXAS;

THENCE SOUTH 89 DEGREES 48 MINUTES 24 SECONDS EAST ACROSS SAID METZ ROAD A DISTANCE OF 338.04 FEET TO A CAPPED 1/2" IRON ROD SET NEAR A WOOD FECE CORNER POST;

THENCE NORTH 00 DEGREES 05 MINUTES 31 SECONDS WEST ALONG OR NEAR A FENCE A DISTANCE OF 165.00 FEET TO A CAPPED 1/2" IRON ROD SET NEAR A WOOD FENCE CORNER POST;

THENCE SOUTH 89 DEGREES 48 MINUTES 24 SECONDS EAST ALONG OR NEAR A FENCE AND WITH THE NORTHERLY SOUTH LINE OF SAID KATHRYN MURDOCK TRACT A DISTANCE OF 2196.68 FEET TO A CAPPED 1/2" IRON ROD SET FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT AND THE NORTHEAST CORNER OF SAID SECOND TRACT AND THE EASTERLY SOUTHEAST CORNER OF SAID KATHRYN MURDOCK TRACT AND BEING IN THE WEST LINE OF A TRACT OF LAND DESCRIBED IN A DEED FROM REULAH COOKE TO MARY LOUISE CRIDER AS RECORDED IN VOLUME 446, PAGE 140 OF THE REAL PROPERTY RECORDS OF DENTON COUNTY, TEXAS;

THENCE SOUTH 00 DEGREES 08 MINUTES 30 SECONDS EAST ALONG OR NEAR A FENCE AND WITH THE WEST LINE OF SAID MARY LOUISE CRIDER TRACT A DISTANCE OF 792.68 FEET TO A CAPPED 1/2" IRON ROD SET FOR THE EASTERLY SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT AND THE SOUTHEAST CORNER OF SAID SECOND TRACT AND BEING THE SOUTHWEST CORNER OF SAID MARY LOUISE CRIDER TRACT AND BEING IN THE NORTH LINE OF A TRACT OF LAND DESCRIBED IN A DEED FROM WILLIAM (BILL) DAVIDSON TO DAVID R. COLTER AND SPOUSE MARY T. COLTER AS RECORDED IN VOLUME 4524, PAGE 1706 OF THE REAL PROPERTY RECORDS OF DENTON COUNTY, TEXAS;

THENCE NORTH 89 DEGREES 48 MINUTES 24 SECONDS WEST ALONG OR NEAR A FENCE AND WITH THE NORTH LINE OF SAID COLTER TRACT A DISTANCE OF 1578.55 FEET TO A CAPPED 1/2" IRON ROD SET FOR AN ELL CORNER OF THE HEREIN DESCRIBED TRACT AND BEING THE NORTHEAST CORNER OF SAID FIRST TRACT AND BEING THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN A DEED FROM LEROY E. BROWN AND WIFE, DELORES BROWN TO CALVIN K. MILLERBORG AND WIFE,

JOAN D. MILLERBORG AS RECORDED IN VOLUME 538, PAGE 159 OF THE DEED RECORDS OF DENTON COUNTY, TEXAS;

THENCE SOUTH 00 DEGREES 07 MINUTES 01 SECONDS WEST ALONG OR NEAR A FENCE AND WITH THE WEST LINE OF SAID MILLERBORG TRACT PASSING AT 2732.66 FEET A CROSS TIE FENCE CORNER POST AND COUNTINUING ON SAID COURSE A TOTAL DISTANCE OF 2750.96 FEET TO A CAPPED 1/2" IRON ROD SET FOR THE SOUTHERLY SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT AND BEING THE SOUTHEAST CORNER OF SAID FIRST TRACT AND BEING THE SOUTHWEST CORNER OF SAID MILLERBORG TRACT SAID IRON ROD BEING NEAR THE CENTER OF SAID VIEW ROAD;

THENCE SOUTH 89 DEGREES 59 MINUTES 23 SECONDS WEST ALONG OR NEAR THE CENTER OF SAID VIEW ROAD A DISTANCE OF 951.93 FEET TO THE POINT OF BEGINNING AND ENCLOSING 105.197 ACRES OF LAND MORE OR LESS.