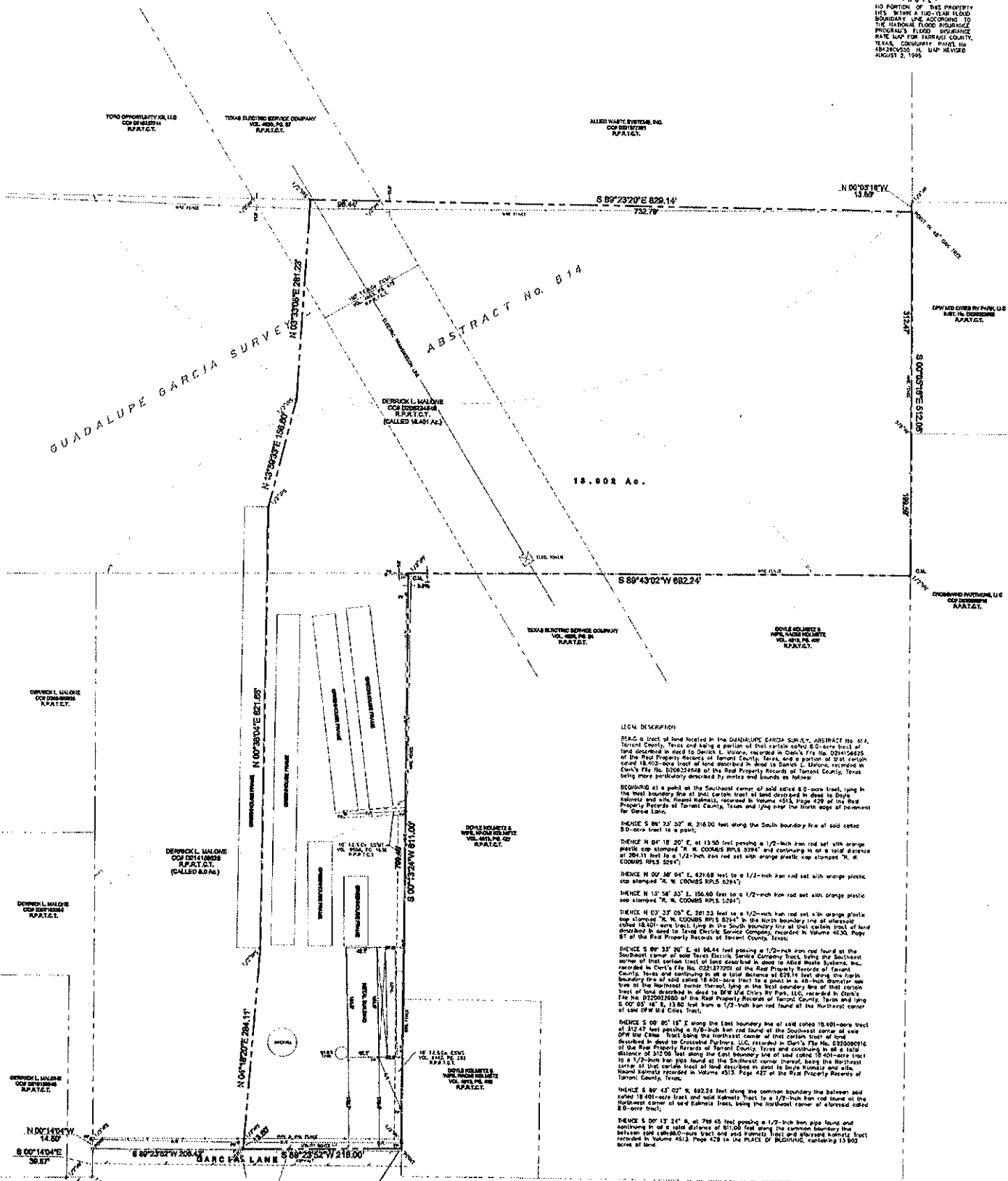


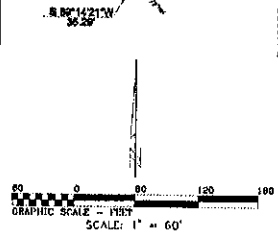
CERTIFICATE  
 THIS PLAT HEREON IS A TRUE, CORRECT AND ACCURATE REPRESENTATION OF THE PROPERTY AS  
 DETERMINED BY SURVEY, THE LINES AND DIMENSIONS OF SAID PROPERTY BEING AS WORKED BY  
 THE SURVEYOR, THE LOCATION AND TYPE OF BUILDINGS AND IMPROVEMENTS ARE AS SHOWN.  
 ALL IMPROVEMENTS ARE SET BACK FROM THE PROPERTY LINES THE DISTANCE INDICATED AND  
 THERE ARE NO VISIBLE ENCROACHMENTS OR VISIBLE EVIDENCE OF ENCROACHMENTS EXCEPT AS SHOWN.

STATE OF TEXAS, SOUTHWEST CORNER OF  
 COUNTY CLERK'S OFFICE, DALLAS, TEXAS  
 COUNTY CLERK'S OFFICE, DALLAS, TEXAS  
 COUNTY CLERK'S OFFICE, DALLAS, TEXAS  
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 COUNTY CLERK'S OFFICE, DALLAS, TEXAS

**Coombs Land Surveying, Inc.**  
 P.O. Box 4100 Red Wash, Texas 74113  
 (817) 720-7000  
 12345 FRENCH BLVD  
 SUITE 100, DALLAS, TEXAS 75244  
 ALL SUBJECT PROPERTY BOUNDARY  
 LINES, WITHIN A 100' BUFFER ZONE,  
 SHALL BE FENCED AND BARRICADED BY  
 THE SURVEYOR AT HIS OWNERS RISK.  
 FLOOD INSURANCE  
 RATE MAP FOR TARRANT COUNTY,  
 TEXAS, COMMUNITY PANEL NO.  
 48-2200-001, MAP REVISED  
 AUGUST 2, 1995



**LEGAL DESCRIPTION**  
 BEAC a tract of land located in the GUADALUPE GARCIA SURVEY, ABSTRACT No. 614,  
 Tarrant County, Texas and being a portion of that certain 630-acre tract of  
 land described in deed to Derrick L. Malone, recorded in Clerk's File No. 0214156825  
 of the Real Property Records of Tarrant County, Texas, and a portion of that certain  
 18.002-acre tract of land described in deed to Derrick L. Malone, recorded in  
 Clerk's File No. 020624448 of the Real Property Records of Tarrant County, Texas  
 being more particularly described by metes and bounds as follows:  
 BEGINNING at a point of the Southeast corner of said 630-acre tract, lying in  
 the West boundary line of that certain tract of land described in deed to Dora  
 K. Malone and wife, Hilda Malone, recorded in Volume 4515, Page 422 of the Real  
 Property Records of Tarrant County, Texas and lying near the North edge of easement  
 for Garza Lane;  
 THENCE S 89° 23' 20" E, 238.00 feet along the South boundary line of said 630-  
 acre tract to a point;  
 THENCE N 04° 18' 20" E, of 13.50 feet passing a 1/2-inch iron rod set with orange  
 plastic cap stamped "R. W. COOMBS RPLS 5294" and continuing in an S 60° 12' 00"  
 of 204.11 feet to a 1/2-inch iron rod set with orange plastic cap stamped "R. W.  
 COOMBS RPLS 5294";  
 THENCE N 04° 18' 20" E, 621.68 feet to a 1/2-inch iron rod set with orange plastic  
 cap stamped "R. W. COOMBS RPLS 5294";  
 THENCE N 13° 54' 33" E, 156.60 feet to a 1/2-inch iron rod set with orange plastic  
 cap stamped "R. W. COOMBS RPLS 5294";  
 THENCE N 02° 37' 04" E, 201.23 feet to a 1/2-inch iron rod set with orange plastic  
 cap stamped "R. W. COOMBS RPLS 5294" in the North boundary line of that certain tract of land  
 18.002-acre tract, lying in the South boundary line of that certain tract of land  
 described in deed to Frank Dennis Service Company, recorded in Volume 4230, Page  
 87 of the Real Property Records of Tarrant County, Texas;  
 THENCE S 89° 23' 20" E, of 184.44 feet passing a 1/2-inch iron rod found at the  
 Southeast corner of said Frank Dennis Service Company Tract, being the Southeast  
 corner of that certain tract of land described in deed to Alford Media Systems, Inc.,  
 recorded in Clerk's File No. 021372201 of the Real Property Records of Tarrant  
 County, Texas and continuing in an S 60° 12' 00" of 628.18 feet along the North  
 boundary line of said 630-acre tract to a point in a 48-inch diameter iron  
 cap of the Northeast corner thereof, lying in the West boundary line of that certain  
 tract of land described in deed to DW Daley RV Park, LLC, recorded in Clerk's  
 File No. 022020580 of the Real Property Records of Tarrant County, Texas and lying  
 S 00° 05' 18" E, 13.80 feet from a 1/2-inch iron rod found at the Northeast corner  
 of said DW Daley RV Park Tract;  
 THENCE S 00° 05' 18" E, along the East boundary line of said 630-acre tract  
 of 312.47 feet passing a 3/8-inch iron rod found at the Southeast corner of said  
 DW Daley RV Park Tract, being the Northeast corner of that certain tract of land  
 described in deed to Crossed Partners, LLC, recorded in Clerk's File No. 021000916  
 of the Real Property Records of Tarrant County, Texas and continuing in an S 60° 12' 00"  
 of 312.00 feet along the East boundary line of said 630-acre tract to a point of  
 a 1/2-inch iron rod found at the Southeast corner thereof, being the Northeast  
 corner of that certain tract of land described in deed to Dora K. Malone and wife,  
 Hilda Malone, recorded in Volume 4515, Page 422 of the Real Property Records of  
 Tarrant County, Texas;  
 THENCE S 89° 43' 07" E, 692.24 feet along the common boundary between said  
 18.002-acre tract and said Kalmey Tract, being the Northeast corner of said 630-  
 acre tract;  
 THENCE S 00° 15' 24" E, of 789.45 feet passing a 1/2-inch iron rod found and  
 continuing in an S 60° 12' 00" of 871.00 feet to the top of a 48-inch diameter  
 between 100' x 60' x 60' x 60' feet and said Kalmey Tract and a 48-inch diameter iron  
 rod recorded in Volume 4515, Page 428 in the PLAT OF BURNING, containing 13,902  
 acres of land.



SURVEYED ON THE GROUND  
 MAY 20, 2024  
  
 RONALD W. COOMBS, R.P.L.S.  
 STATE OF TEXAS No. 5294

Survey plat of  
 13.902 ACRES OF LAND  
 Located in the  
 Guadalupe Garcia Survey,  
 Abstract No. 614,  
 Tarrant County, Texas