DPR#15505

HUPP Permit Number: HUPP029A

CULBERSON COUNTY GROUNDWATER CONSERVATION DISTRICT
COUNTY OF CULBERSON, STATE OF TEXAS

TRANSFERRED

HISTORIC USE PRODUCTION PERMIT

THIS CERTIFIES THAT: **Texlint Enterprises, LLC**
P.O. Box 249
Van Horn, Texas 79855

("Permittee"), has applied for an Historic Use Production Permit to withdraw and place to beneficial use groundwater from within the District, and that the Board of Directors of the Culberson County Groundwater Conservation District ("District") has APPROVED the application as follows:

1 Permit Category

This permit is a **Historic Use Production Permit** ("HUPP").

2 Permit Term

The term of this permit is perpetual from the date of issuance.

3 Groundwater Source

The source of groundwater is the Wild Horse Flat Aquifer (the "Aquifer").

4 Annual Groundwater Withdrawal Amounts

Permittee may withdraw groundwater from the Aquifer for beneficial, non-wasteful use in a manner not to exceed the amount (volume) of 1,554.0 acre-feet per calendar year, subject to any proportional adjustment pursuant to Chapter 5, Subchapter B, of the District Rules. The amount of 1,554.0 acre-feet per calendar year is based on the determination by the District that the applicant owns 310.80 acres of Existing and Historic Irrigated Land, as defined in the District Rules.

5 Purpose of Use

Permittee may use Aquifer groundwater only for agricultural uses, as defined in the District Rules.

6 Well Name(s), Location(s), and Maximum Rate of Withdrawal

Groundwater may be withdrawn from the Aquifer only from a well(s) located a: each of the location(s) and with a maximum rate of withdrawal(s) (flow rate) as listed in Exhibit A, attached and incorporated herein.

7 Measurement of Amount of Groundwater Withdrawn

Permittee may withdraw groundwater only from a well that has an operating flow meter that meets the requirements of Chapter 8 of the District Rules.

8 Ownership of Land and Place of Use of Groundwater

Exhibit B, attached and incorporated herein, is a copy of the deeds for land owned by the Permittee and provided by the Permittee in Permittee's HUPP application to the District. The District relied on the information contained in Exhibit B in granting this permit. Permittee may beneficially use Aquifer groundwater only for irrigation of agricultural crops located within the property identified in Exhibit B of this permit.

9 Measurement of Amount of Groundwater Withdrawn

Permittee may only withdraw groundwater from a well that has an operating flow meter that meets the requirements of Chapter 8 of the District Rules.

10 Well Construction, Operation, Maintenance, Closure

The well(s) identified in this permit shall be installed, equipped, operated, maintained, plugged, capped, or closed, as may be appropriate, in accordance with the District Rules and all other applicable federal, state, and local laws. Included in these requirements is the requirement that Permittee shall submit a copy of a state plugging report to the District within 60 days after capping or plugging any well.

11 Water Conservation

Withdrawals of groundwater are required to be efficiently withdrawn and used in compliance with the District Rules and the District's water conservation plan (as may be amended), and Permittee's water conservation plan as approved by the District, as may be applicable.

12 Conveyance to Place of Use

Water authorized by the permit must be conveyed to the place of use in a manner to prevent evaporation, channel loss by percolation, or waste. Water conveyed greater than a distance of on half mile from the wellhead must be conveyed through a pipeline.

13 Meters

Permittee shall install, operate, and maintain meter(s) on the well(s) identified in this permit in compliance with the District Rules and the Manufacturer's instructions.

14 Reports

Permittee shall timely file all applicable reports with the District on forms prescribed by the District as required by the District Rules, and other applicable laws.

CULBERSON COUNTY GROUNDWATER CONSERVATION DISTRICT
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15 Fees

Permittee shall timely pay and remain current on the payment of all applicable fees to the District.

16 Groundwater Management Plan

Permittee shall withdraw and use groundwater only in accordance with the District's approved groundwater management plan, as may be amended.

17 Water Quality

Permittee shall use diligence to protect the water quality of groundwater in the District and shall comply with the District Rules on water quality and shall take no action that pollutes or contributes to the pollution of groundwater in the District.

18 Transfers

Permittee may transfer or amend this permit only in compliance with the District Rules.

19 Change of Address

The Permittee shall provide to the District written notice of any change in the mailing address of the Permittee within 30 days after such address is changed.

20 Inspections by District

Any authorized officer, employee, agent, or representative of the District shall have the right at all reasonable times to enter upon lands upon which a well may be located within the boundaries of the District, including the well(s) identified in Paragraph 6 of this permit, for the purpose of inspecting or testing such wells, meters, pumps, and the power units of a well or wells, collecting water samples, and making any other reasonable and necessary inspections and tests that may be required or necessary for the formulation or the enforcement of the permits, rules, or orders of the District. Permittee has a duty to ensure that the well site is accessible to District representatives for inspection and to cooperate fully in any reasonable inspection of the well(s) and well site by District officers, employees, agents, or representatives.

21 Additional Conditions

This permit is issued subject to the requirements of: (1) Chapter 8816, Texas Special District Local Laws Code; (2) Chapter 36, Texas Water Code; and (3) the District Rules.

22 Enforcement

The District retains the right to take any and all enforcement actions within its legal authority to enforce compliance with the terms and conditions of this permit.

23 Continuing Jurisdiction of District

CULBERSON COUNTY GROUNDWATER CONSERVATION DISTRICT
COUNTY OF CULBERSON, STATE OF TEXAS

This permit is issued subject to the continuing jurisdiction of and supervision by the District, and may be amended from time-to-time consistent with applicable law, including circumstances in which the District learns that any of the information set forth in this permit is incorrect on the date issued.

24 Permit Recordation

Within 30 days of the date of issuance of this approved permit from the District, the District shall record this permit with the Culberson County Clerk.

25 References to Law

Any reference in this permit to a statute, rule, or other law of any kind that exists on the date of issuance of the permit includes all subsequent amendments thereto.

26 Other Matters Denied

All other matters requested in Permittee's application that are not specifically granted by this permit are denied.

THIS PERMIT IS ISSUED, EXECUTED THIS 10/8/2025, by the Board of Directors of the Culberson County Groundwater Conservation District.

Lane Brewster

President, Board of Directors

ATTEST:

Lacey Koehn

Secretary, Board of Directors

ACKNOWLEDGMENT

STATE OF TEXAS)

COUNTY OF CULBERSON)

ON BEHALF OF THE DISTRICT, THIS PERMIT WAS ACKNOWLEDGED before me on October 8, 2025 by Lane Brewster, President, Board of Directors, Culberson County Groundwater Conservation District, a groundwater conservation district created pursuant to Article XVI, Section 59, Texas Constitution.

Hallie Davis

CULBERSON COUNTY GROUNDWATER CONSERVATION DISTRICT
COUNTY OF CULBERSON, STATE OF TEXAS

Notary Public in and for the State of Texas

HUPP Permit Number: HUPP029A

CULBERSON COUNTY GROUNDWATER CONSERVATION DISTRICT
COUNTY OF CULBERSON, STATE OF TEXAS

EXHIBIT A

Groundwater may only be withdrawn from the aquifer from a well(s) located at each of the location(s) and with a maximum rate of withdrawal (s) (flow rate) as follows:

Name	Location (latitude/longitude)	Maximum Flow Rate(gpm)
1CJ	31.115833, -104.70888	1450
2CJ	31.1213888, -107.710278	800

00000015505

FILED FOR RECORD

AT 3:43 O'CLOCK P. M.
ON THE 8th DAY OF October
A.D., 20 25

TINA URIAS
COUNTY AND DISTRICT CLERK CULBERSON COUNTY, TEXAS

BY Jacklyn Balcazar
DEPUTY

STATE OF TEXAS
COUNTY OF CULBERSON

I hereby certify that this instrument was FILED on the date and at the time stamped hereon by me and was duly RECORDED in the Official Public Records of CULBERSON County, Texas

COUNTY AND DISTRICT
CLERK CULBERSON
COUNTY, TEXAS

OPR#15220

25700242GEC
#411 11PGS

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

WARRANTY DEED WITH VENDOR'S LIEN

THE STATE OF TEXAS)

COUNTY OF CULBERSON) KNOW ALL MEN BY THESE PRESENTS

THAT CAROL BROOKSHIER JONES (hereinafter called "Grantor", whether one or more persons), of the County of El Paso and State of Texas, for and in consideration of Ten ($10.00) Dollars, and other good and valuable consideration in hand paid, and secured to be paid by TEXLINT ENTERPRISES, LLC (hereinafter called "Grantee", whether one or more persons), whose address is P.O. Box 67, Wilson, AR 72395, Attn: Mr. George A. Smith, II, Managing Member, and for the further consideration of the execution of one note in the principal sum of $470,000.00, signed by Grantee herein and payable to UNITED STATES OF AMERICA (hereinafter referred to as the "Lender"), in monthly installments and bearing interest as therein provided and containing the usual acceleration of maturity and attorney's fees clauses, and which note and indebtedness is secured by a Vendor's Lien specifically retained and as further described herein, and further secured by a Deed of Trust of even date from the Grantee herein to ERASMO TREVINO-ACTING STATE EXECUTIVE DIRECTOR, Trustee(s), have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said Grantee of the County of El Paso, State of Texas, all that certain lot, tract or parcel of land, to-wit (hereinafter sometimes referred to as the "Property"):

> A 330.21 acre tract, more or less, or of Section 6, Block 63, PUBLIC SCHOOL LANDS, Culberson County, Texas, and being more particularly described by metes and bounds in Exhibit "A" attached hereto and made a part hereof;

subject to all easements, covenants, reservations and restrictions of record or running with the land, and to all oil, gas, water and other mineral reservations, or prior conveyances thereof, of record or running with the land, and to rights of adjoining owners in any walls and fences situated on a common boundary, and to any discrepancies, conflicts, or shortages in area or boundary lines, and to any encroachments or overlapping of improvements, and to taxes for the current year, the payment of which Grantee assumes, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any, relating to the hereinabove described Property.

Grantor hereby further grants, sells and conveys to Grantee and Grantee's successors and assigns, an undivided fifty percent (50%) of all of Grantor's rights, titles and interests, if any, in and to all of the oil, gas or other minerals in, on, under or that may be produced or saved from the Property (the "***Mineral Interests***"), to the extent that Grantor owns all or any part of such Mineral Interests and Grantor hereby reserves and retains an undivided fifty percent (50%) of such Mineral Interests, if any, to the extent owned by Grantor (the "***Reserved Mineral Interests***"). The Reserved Mineral Interests shall be retained and owned by Grantor for a period of twenty (20) years from and after the date hereof. Upon the expiration of such 20-year period, title to the Reserved Mineral Interests shall revert to and fully vest in Grantee and shall deemed to have been granted, sold and conveyed by Grantor to Grantee pursuant hereto without further need of any additional conveyance thereof. **NOTWITHSTANDING THE FOREGOING, GRANTEE, BY ACCEPTANCE HEREOF, ACKNOWLEDGES AND AGREES, FOR ITSELF AND ITS ASSIGNS, THAT GRANTOR MAKES NO REPRESENTATIONS OR WARRANTIES AS TO WHETHER GRANTOR OWNS ANY OF SUCH MINERAL INTERESTS AND SUCH MINERAL**

INTERESTS (INCLUDING THE RESERVED MINERAL INTERESTS AT SUCH TIME AS THEY SHALL REVERT TO AND BE DEEMED TO HAVE BEEN CONVEYED TO GRANTEE) SHALL BE DEEMED TO BE GRANTED, SOLD AND CONVEYED BY GRANTOR TO GRANTEE WITHOUT WARRANTY. Notwithstanding anything contained herein to the contrary, Grantor hereby further grants, sells and conveys all executive rights attributable to any of the Mineral Interests and to the Reserved Mineral Interests to the extent the Mineral Interests and Reserved Mineral Interests are owned by Grantor and this conveyance of the executive rights shall be deemed to be effective as to the entire Mineral Interests and the Reserved Mineral Interests as of the date hereof. For purposes hereof, the "executive rights" shall be deemed to mean and include, without limitation, all rights to lease all or any part of the Mineral Interests (including, without limitation, the Reserved Mineral Interests). Grantor does hereby waive and relinquish the right to enter upon and use all or any part of the surface of the Property for exploration, production, sale or transportation of any portion of the Reserved Mineral Interests reserved and retained by Grantor hereunder.

Further, Grantor hereby grants, sells and conveys to Grantee and Grantee's successors and assigns, all of Grantor's rights, titles and interests in and to any and all water in, on or under the Property and all water rights, licenses and permits applicable to the Property or for the benefit of the Property, including, without limitation, those rights and interests granted to Grantor under Historic Use Production Permit No. HUPP029, dated and issued on June 17, 2013, by Culberson County Groundwater Conservation District, recorded in Volume 192, Page 420, Deed Records of Culberson County, Texas (collectively, the "***Water Rights and Interests***"). Grantor represents and warrants to Grantee and Grantee's successors and assigns that Grantor owns all of such Water Rights and Interests applicable to the Property.

TO HAVE AND TO HOLD the above described Property and premises, including, without limitation, the Mineral Interests (and the Reserved Mineral Interests at such time as Grantor's interests therein vest in Grantee or Grantee's successors or assigns) together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said Grantee, Grantee's successors and/or assigns forever, and Grantor does hereby bind itself, its heirs, executors, administrators, successors and/or assigns to Warrant and Forever Defend, all and singular the said Property and premises, including, without limitation, the Mineral Interests (and the Reserved Mineral Interests at such time as Grantor's interests therein vest in Grantee and Grantee's successors or assigns) unto the said Grantee, Grantee's successors and/or assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

But it is expressly agreed and stipulated that the Vendor's Lien, as well as the Superior Title, are retained against the above described Property, premises and improvements, including, without limitation, the Mineral Interests (and the Reserved Mineral Interests at such time as Grantor's interests therein vest in Grantee and Grantee's successors or assigns) until the above described note, and all interest thereon are fully paid according to its face and tenor, effect and reading, when this Warranty Deed with Vendor's Lien shall become absolute. The Vendor's Lien and Superior Title in this Warranty Deed with Vendor's Lien are transferred to Lender, without recourse on Grantor.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed this the 27TH day of MAY, 2025.

Carol Brookshier Jones

CAROL BROOKSHIER JONES

THE STATE OF TEXAS)

COUNTY OF Runnels)

BEFORE ME, notary public, on this day personally appeared CAROL BROOKSHIER JONES, known to me (or proved to me on the oath of N/A or through driver license) to be the person whose name is/are subscribed to the foregoing instrument and acknowledged to me that he/she/they executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 2nd day of June, 2025.

STEPHANIE KRESTA
Notary ID #130214793
My Commission Expires
May 29, 2027

Stephanie Kresta
NOTARY PUBLIC in and for the
State of Texas
My Commission expires: 05/29/27

Prepared by:
Anderson Bright & Associates, P.C.
Steven E. Anderson
1533 Lee Trevino Suite #205
El Paso, Texas 79936
Telephone No. 595-1380
Requested by and information (title commitment)
provided by: Lone Star Title

Return to:
TEXLINT ENTERPRISES, LLC
P.O. Box 67
Wilson, AR 72395
Attn: Mr. George A. Smith, II, Managing Member

Tony Trujillo Land Surveying, Inc.
310 South Willow
Pecos, Texas 79772
432-445-7245 phone, 432-448-8061 cell
TBPELS Firm Registration No. 10013500
Email: tlsurvey@windstream.net

FIELD NOTES
(METES AND BOUNDS DESCRIPTION)

FIELD NOTES DESCRIBING A 4.13 GRID AND SURFACE ACRES TRACT OF LAND, OUT OF THE SOUTH HALF (S/2) OF SECTION 4, BLOCK 77, PUBLIC SCHOOL LANDS SURVEY, CULBERSON COUNTY, TEXAS, SAID 4.13 ACRES TRACT DESCRIBED AS A 3.49 ACRES TRACT OF LAND IN VOLUME 133, PAGE 356, OF THE CULBERSON COUNTY, TEXAS DEED RECORDS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at a 1/2 inch rod with a cap marked "Trujillo RPLS 5358", set at the Northwest corner of a 204.71 acres tract of land, out of the North part of Section 6, Block 63, Public School Lands Survey, Culberson County, Texas, said 204.71 acres tract described as a 204.22 acres tract of land in Volume 133, Page 352, of the Culberson County, Texas deed records, reference Volume 115, Page 488, of said deed records, being the Northwest corner of said Section 6, and the Southeast corner of Section 3, Block 77, Public School Lands Survey, Culberson County, Texas, and on the East line of Section 4, of said Block 77, from whence an 8 inch by 6.00 feet iron pipe bears S 25°24'32" W 7.80 feet;

Thence S 2°14'56" W 1937.66 feet, along the West line of said 204.71 acres tract and common line of Blocks 63 and 77, to a set 1/2 inch iron rod with a cap marked "Trujillo RPLS 5358", from whence a 1/2 inch iron rod bears S 21°58'05" W 5.71 feet, for the **True Point of Beginning** and Northeast corner of this tract;

Thence S 2°14'56" W 703.68 feet, along the West line of said 204.71 acres tract and said Block line, to a 1/2 inch iron rod with a cap marked "Trujillo RPLS 5358", set at the Southwest corner of said 204.71 acres tract, being the Northwest corner of a 125.31 acres tract of land, being the remnant of a 355.90 acres tract of land, described in Volume 133, Page 352, of said deed records, reference Volume 106, page 32, of said deed records, from whence a 1 inch iron pipe bears S 22°01'12" W 5.70 feet, for the Southeast corner of this tract;

Thence N 87°45'25" W, at 206.88 feet, pass the East right of way line of said F. M. Highway 2809, in all 255.93 feet, to a Magnetic Nail, set in F. M. Highway 2809, for the Southwest corner of this tract;

Thence N 2°14'56" E 703.68 feet, along F. M. Highway 2809, to a Magnetic Nail, set for the Northwest corner of this tract;

Thence S 87°45'25" E, at 44.27 feet, pass the East right of way line of said F. M. Highway 2809, in all 255.93 feet, to the **Point of Beginning**, containing 4.13 grid and surface acres of land more or less.

0.76 acres within F. M. Highway 2809

A Survey Plat showing the Boundary of said 4.13 grid and surface acres and a 330.21 surface (330.02 grid) acres tracts accompany these Field Notes.

Bearings, Distances, and Areas are Grid, TXSPCS, TXC, NAD 83, to convert Bearings to True, rotate by a theta of -2°15'14.57499", to convert Distances to Ground, divide by a combined factor of 0.999708421, to convert Areas to Ground, divide by a combined factor of 0.999708421 squared.

Tony Trujillo, RPLS, State of Texas, No. 5358 Revised: 05-30-2025
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Tony Trujillo Land Surveying, Inc.
310 South Willow
Pecos, Texas 79772
432-445-7245 phone, 432-448-8061 cell
TBPELS Firm Registration No. 10013500
Email: ttsurvey@windstream.net

FIELD NOTES
(METES AND BOUNDS DESCRIPTION)

FIELD NOTES DESCRIBING A 330.21 SURFACE (330.02 GRID) ACRES TRACT OF LAND, BEING A 204.83 SURFACE (204.71 GRID) ACRES TRACT OF LAND, OUT OF THE NORTH PART OF SECTION 6, BLOCK 63, PUBLIC SCHOOL LANDS SURVEY, CULBERSON COUNTY, TEXAS, AND A 125.38 SURFACE (125.31 GRID) ACRES TRACT OF LAND, OUT OF THE SOUTH PART OF SAID SECTION 6, BEING THE REMNANT OF A 355.90 ACRES TRACT OF LAND, AND SAID 204.71 (204.22 ACRES) DESCRIBED IN VOLUME 133,PAGE 352, OF THE CULBERSON COUNTY, TEXAS DEED RECORDS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Beginning at a 1/2 inch rod with a cap marked "Trujillo RPLS 5358", set at the Northwest corner of a 204.71 acres tract of land, out of the North part of Section 6, Block 63, Public School Lands Survey, Culberson County, Texas, said 204.71 acres tract described as a 204.22 acres tract of land in Volume 133, Page 352, of the Culberson County, Texas deed records, reference Volume 115, Page 488, of said deed records, being the Northwest corner of said Section 6, and the Southeast corner of Section 3, Block 77, Public School Lands Survey, Culberson County, Texas, and on the East line of Section 4, of said Block 77, from whence an 8 inch by 6.00 feet iron pipe bears S 25°24'32" W 7.80 feet, for the Northwest corner of this tract;

Thence S 87°45'25" E 4525.50 feet, along the North line of said 204.71 acres tract and the common line of said Sections 3 and 6, of said Block lines, to a 1/2 inch iron rod with a cap marked "Trujillo RPLS 5358", set at the centerline of the Wild Horse Draw, whence a 1 inch iron pipe bears S 50°31'41" W 50.96 feet, and the Northeast corner of said Section 6, being the Northwest corner of Section 5, of said Block 63, bears S 87°45'24" E 748.85 feet, from whence an 8 inch by 6.00 feet iron pipe bears S 13°09'10" E 4.85 feet, for the Northeast corner of this tract;

Thence along the centerline of said Wild Horse Draw as follows:
S 43°36'23" W 46.38 feet; L1 on Survey Plat Line Table #1
S 44°52'33" W 103.68 feet;
S 12°57'44" W 75.26 feet;
S 15°21'05" W 171.43 feet;
S 33°12'45" W 52.69 feet;

Thence S 55°24'17" W 159.11 feet, to a recovered 3/4 inch iron pipe;
Thence continuing along said centerline as follows:
S 38°07'22" W 9.91 feet;
S 7°06'39" W 56.51 feet;
S 3°15'58" E 64.06 feet;
S 4°31'32" E 89.64 feet;
S 35°55'16" W 55.88 feet;

N 88°11'01" W 51.11 feet;
N 37°34'02" W 117.99 feet;
N 82°30'14" W 40.32 feet;
S 67°15'54" W 81.48 feet;
S 59°42'34" W 56.15 feet;
S 58°16'26" W 115.16 feet; L22 on Survey Plat Line Table #1
S 21°03'53" E 55.39 feet; L23 on Survey Plat Line Table #2
S 29°33'40" E 190.42 feet;
S 15°22'17" E 50.05 feet;
S 11°58'38" W 49.34 feet;
S 55°01'20" W 43.07 feet;
S 74°43'52" W 59.88 feet;
S 54°17'47" W 48.94 feet;
S 24°56'20" W 34.20 feet;
S 13°26'44" W 31.39 feet;
S 13°07'20" E 39.62 feet;
S 28°28'10" E 51.25 feet;
S 5°35'18" E 21.90 feet;
S 12°34'45" W 20.32 feet;
S 30°47'34" W 63.48 feet;
S 32°40'11" W 130.89 feet;
S 6°56'25" W 38.39 feet;
S 27°00'35" E 30.77 feet;
S 67°08'56" E 61.75 feet;
S 64°56'32" E 20.90 feet;
S 41°20'50" E 31.08 feet;
S 6°58'53" W 43.70 feet;
S 52°05'15" W 52.91 feet;
S 76°36'55" W 37.63 feet;
S 89°18'42" W 53.28 feet; L46 on Survey Plat Line Table #2
N 43°50'54" W 58.72 feet; L47 on Survey Plat Line Table #3
N 74°01'53" W 22.50 feet;
S 71°22'03" W 62.47 feet;
S 60°19'25" W 104.75 feet;
S 52°47'38" W 83.47 feet;
N 68°40'19" W 78.61 feet;
N 52°11'24" W 73.62 feet;
N 74°19'24" W 23.83 feet;
S 59°40'52" W 29.50 feet;
S 31°18'19" W 66.88 feet;
S 3°57'45" W 103.76 feet;
S 38°48'32" W 27.59 feet;
N 89°06'39" W 32.22 feet;
N 53°54'57" W 22.73 feet;
N 45°49'28" W 116.24 feet;
N 85°11'19" W 41.97 feet;
S 69°59'35" W 123.87 feet;
N 88°59'59" W 29.79 feet;

S 79°19'05" W 68.63 feet;
S 62°03'41" W 169.38 feet;
S 53°10'42" W 72.31 feet;
S 34°18'54" W 35.64 feet;
S 43°54'42" W 112.03 feet; L69 on Survey Plat Line Table #3
S 80°55'44" W 20.87 feet; L70 on Survey Plat Line Table #4
N 56°16'28" W 33.97 feet;
N 32°10'10" W 21.31 feet;
N 28°39'48" W 88.21 feet;
N 43°25'55" W 95.54 feet;

Thence N 66°22'36" W 115.97 feet, to a recovered 3/4 inch iron pipe;

Thence continuing along said centerline as follows:
N 89°23'51" W 11.41 feet;
S 74°52'09" W 48.23 feet;
S 52°06'51" W 45.14 feet;

Thence S 46°54'25" W 108.15 feet, along said centerline, to a 3/4 inch iron pipe;

Thence continuing along said centerline as follows:
N 82°21'56" W 113.89 feet;
N 52°42'59" W 45.96 feet;
S 61°32'06" W 113.82 feet;
S 16°09'06" W 140.39 feet;
S 46°52'45" W 36.31 feet;
S 68°16'47" W 53.04 feet;
S 64°33'53" W 92.53 feet;
S 83°33'09" W 45.42 feet;
S 59°05'20" W 30.45 feet;
S 34°16'03" W 34.07 feet;
S 20°31'02" W 17.56 feet;
S 0°44'37" E 17.26 feet;
S 4°26'39" E 28.73 feet;
S 9°50'05" W 15.43 feet;
S 2°39'26" W 19.39 feet;
S 6°21'34" E 21.00 feet;
S 10°38'30" E 19.09 feet;
S 4°38'00" W 14.03 feet;
S 11°59'03" W 7.17 feet;
S 28°21'18" W 5.78 feet;
S 59°29'57" W 14.80 feet;
S 16°48'36" W 72.79 feet;

Thence S 0°41'10" E, along said centerline, at 31.17 feet, pass the Southeast corner of said 204.71 acres tract, being the Northeast corner of a 125.31 acres tract of land, and a 355.90 acres tract of land, out of the South part of said Section 6, described in Volume 133, Page 352, of said deed records, reference Volume 106, Page 32, of said deed records, continuing along said centerline, in all 130.53 feet; L101 on Survey Plat Line Table #4

Thence continuing along said centerline as follows:
S 25°15'16" E 276.99 feet; L102 on Survey Plat Line Table #5
S 7°42'18" E 153.11 feet;
S 15°19'06" E 64.04 feet;
S 26°13'04" E 73.32 feet;
S 27°05'33" E 129.54 feet;
S 19°51'55" E 170.80 feet;
S 27°20'24" E 40.86 feet;
S 36°08'01" W 137.18 feet;
S 44°01'08" W 113.22 feet;
S 44°09'11" W 85.02 feet;
S 2°31'09" W 15.33 feet;
S 26°29'03" E 22.14 feet;
S 8°51'59" E 22.45 feet;
S 0°16'58" E 21.89 feet;
S 13°55'02" W 21.71 feet;
S 0°23'10" W 50.90 feet;
S 12°37'29" E 61.32 feet;
S 23°09'07" E 46.99 feet;
S 19°30'26" E 76.61 feet;
S 34°49'09" E 57.34 feet;
S 40°47'58" E 54.07 feet;
S 52°17'22" E 321.35 feet; L123 on Survey Plat Line Table #5
S 69°00'52" E 61.40 feet; L124 on Survey Plat Line Table #6
S 62°15'37" E 251.86 feet;
S 52°05'30" E 93.36 feet;
S 62°35'24" E 320.47 feet;
S 56°27'24" E 61.57 feet;
S 44°04'41" E 61.22 feet;
S 44°08'26" E 196.94 feet;
S 41°33'32" E 55.29 feet;

Thence S 33°34'04" E, along said centerline, at 1.31 feet, pass the North right of way line of F. M. Highway 2185, described in Volume 60, Page 175, of said deed records, continuing along said centerline, in all 40.54 feet;

Thence continuing along said centerline as follows:
S 17°55'57" E 25.64 feet;

Thence S 41°54'29" E, along said centerline, at 39.97 feet, pass the South right of way line of said F. M. Highway 2185, continuing along said centerline, in all 60.90 feet;

Thence continuing along said centerline as follows:
S 53°37'55" E 39.23 feet;
S 64°56'20" E 27.55 feet;
S 64°11'04" E 16.86 feet;
S 73°16'14" E 7.47 feet;
S 77°39'27" E 18.48 feet;
S 88°33'52" E 66.67 feet;
S 66°19'20" E 45.49 feet;
S 52°39'39" E 74.14 feet;
S 41°09'11" E 55.25 feet;
S 30°43'55" E 41.33 feet;

Thence S 19°09'05" E 9.61 feet along said centerline, to a 1/2 inch iron rod with a cap marked "Trujillo RPLS 5358', set at the Southeast corner of said 125.31 acres tract, and on the common line of Sections 6 and 7, of said Block 63, whence a 1/2 inch iron rod with a cap marked "FXS RPLS 2198", recovered at the common corner of Sections 5, 6, 7 and 8, of said Block 63, bears S 87°45'41" E 1891.57 feet, from whence an 8 inch by 7.00 feet iron pipe bears S 76°01'04" E 3.85 feet, for the Southeast corner of this tract; L145 on Survey Plat Line Table #6

Thence N 87°45'41" W, along the South line of said 125.31 acres tract and the common line of said Sections 6 and 7, at 1084.75 feet, pass the South right of way line of said F. M. Highway 2185, continuing along the South line of said 125.31 acres tract and said common Section line, in all 3382.78 feet, to a Magnetic Nail, set at the Southwest corner of said 125.31 acres tract, at West common corner of said Sections 6 and 7, on the East line of said Section 4, and in F. M. Highway 2809, for the Southwest corner of this tract;

Thence N 2°14'56" E along the West line of said 125.31 acres tract and the common line of said Sections 4 and 6, and along F. M. Highway 2809, at 1901.12 feet, pass the East right of way line of said F. M. Highway 2809, continuing along the West line of said 125.31 acres tract and said common Section line, at 2641.35 feet, pass a 1/2 inch iron rod with a cap marked "Trujillo RPLS 5358", set at the West common corner of said 125.31 and 204.71 acres tracts, being the Southeast corner of a 4.13 acres tract, out of said Section 4, described as a 3.49 acres tract of land, in Volume 133, Page 356, of said deed records, from whence a 1 inch iron pipe bears S 22°01'12" W 5.70 feet, continuing along the common line of said 4.13 and 204.71 acres tracts, at 3345.03 feet, pass another 1/2 inch iron rod with a cap marked "Trujillo RPLS 5358", set at the Northeast corner of said 4.13 acres tract, from whence a 1/2 inch iron rod bears S 21°58'05" W 5.71 feet, continuing along the West line of said 204.71 acres tract and said Section line, in all 5282.69 feet, to the **Point of Beginning**, containing 330.21 surface (330.02 grid) acres of land more or less.

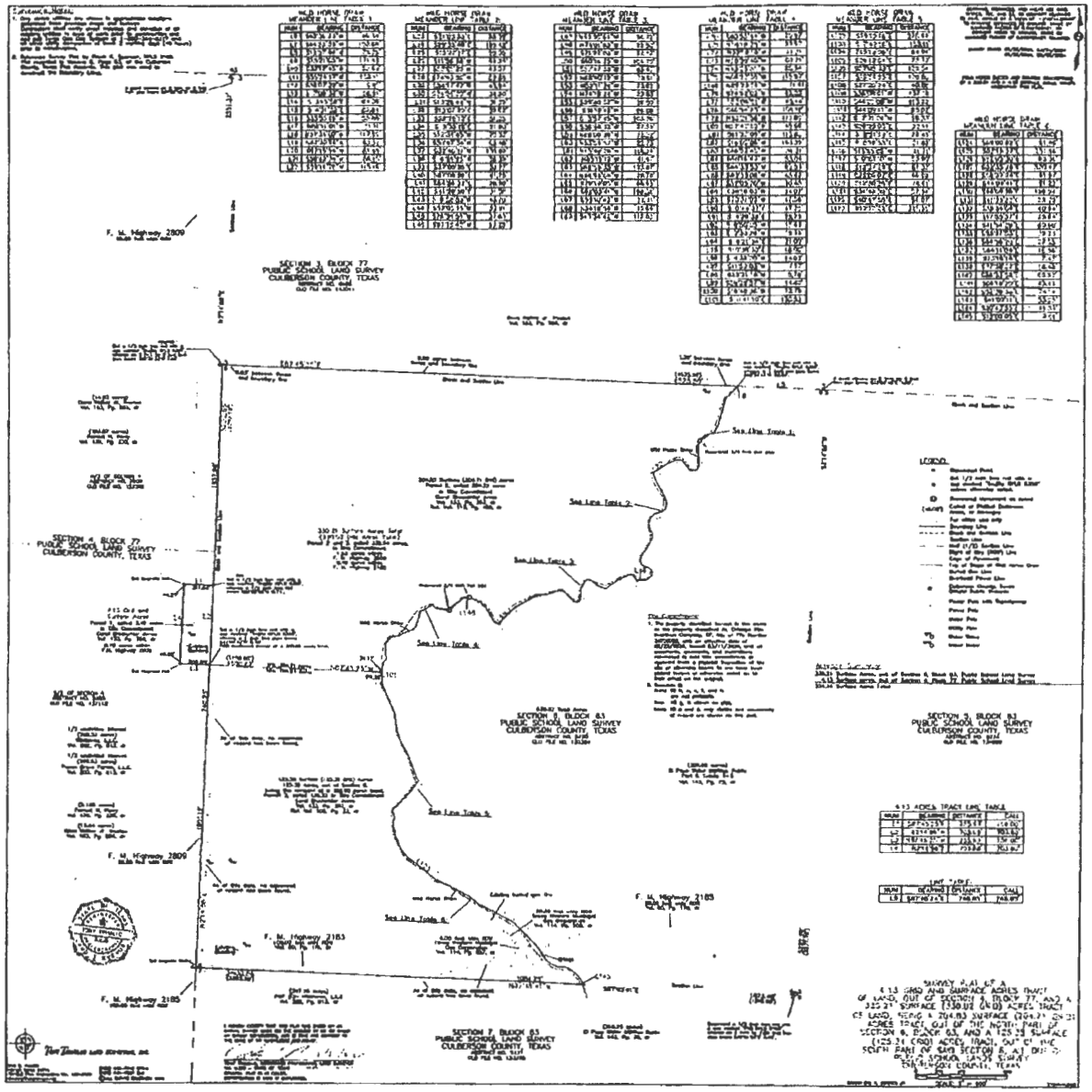
1.53 acres within F. M. Highway 2809
6.49 acres within F. M. Highway 2185

A Survey Plat showing the Boundary of a 4.13 grid and surface acres and said 330.21 surface (330.02 grid) acres tracts accompany these Field Notes.

Bearings, Distances, and Areas are Grid, TXSPCS, TXC, NAD 83, to convert Bearings to True, rotate by a theta of -2°15'14.57499", to convert Distances to Ground, divide by a combined factor of 0.999708421, to convert Areas to Ground, divide by a combined factor of 0.999708421 squared.

Tony Trujillo, RPLS, State of Texas, No. 5358 Revised:05-30-2025
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F. M. Highway 2809
SECTION 3, BLOCK 77
PUBLIC SCHOOL LAND SURVEY
CULBERSON COUNTY, TEXAS
SECTION 4, BLOCK 77
PUBLIC SCHOOL LAND SURVEY
CULBERSON COUNTY, TEXAS
F. M. Highway 2185
SECTION 2, BLOCK 83
PUBLIC SCHOOL LAND SURVEY
CULBERSON COUNTY, TEXAS
SECTION 3, BLOCK 83
PUBLIC SCHOOL LAND SURVEY
CULBERSON COUNTY, TEXAS
SECTION 7, BLOCK 83
PUBLIC SCHOOL LAND SURVEY
CULBERSON COUNTY, TEXAS
LEGEND
SURVEY PLAT OF A
4.13 GRID AND SURFACE ACRES TRACT
OF LAND, OUT OF SECTION 4, BLOCK 77, AND A
325.21 SURFACE (330.02 GRID) ACRES TRACT
OF LAND, BEING A 204.83 SURFACE (204.21 GRID)
ACRES TRACT OUT OF THE NORTH PART OF
SECTION 6, BLOCK 83, AND A 125.38 SURFACE
(125.21 GRID) ACRES TRACT OUT OF THE
SOUTH PART OF SAID SECTION 6, ALL OF
PUBLIC SCHOOL LANDS SURVEY
CULBERSON COUNTY, TEXAS

Original was'.

00000015220

FILED FOR RECORD

AT 1:19 O'CLOCK P. M.
ON THE 11th DAY OF June
A.D., 20 25

TINA URIAS
COUNTY AND DISTRICT CLERK CULBERSON COUNTY, TEXAS

BY Jacklyn Balcazar
DEPUTY

STATE OF TEXAS
COUNTY OF CULBERSON
I hereby certify that this instrument was FILED on the date and at the time stamped hereon by me and was duly RECORDED in the Official Public Records of CULBERSON County, Texas

COUNTY AND DISTRICT
CLERK CULBERSON
COUNTY, TEXAS