

EXHIBIT

"A"

EXHIBIT "B"

**FIELD NOTES
FOR 5.545-ACRE TRACT**

BEING 5.545 ACRES OUT OF THE 114.545 ACRES OF LAND OUT OF THE SANTIAGO DEL VALLE GRANT, TRAVIS COUNTY, TEXAS, AND BEING THE REMAINDER OF THAT CERTAIN 130-ACRE TRACT REFERRED TO AS TRACT ONE AS CONVEYED TO ROY NEWTON DAUGHERTY AND WIFE, MALVINA DAUGHERTY BY DEED RECORDED IN VOLUME 733, PAGE 418 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 114.545-ACRES CONSISTING OF A 114.172-ACRE TRACT CONVEYED TO WILLIAMSON CREEK FARMS, L.P., A TEXAS LIMITED PARTNERSHIP AS RECORDED IN VOLUME 13251, PAGE 1428 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, AND A 0.22-ACRE TRACT CONVEYED TO WILLIAMSON CREEK FARMS, LTD., A TEXAS LIMITED PARTNERSHIP, AS RECORDED IN DOCUMENT NO. 1999160257 OF THE OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS :

COMMENCING at a 1/2" iron rod found in the corner line of this tract being the western most corner of that certain 1.99-acre tract conveyed to Javier Gonzales by deed as recorded in Volume 13044, Page 1121 of the Deed Records of Travis County, Texas;

THENCE, along the north right-of-way line of said Bradshaw Road N58°52'39"W a distance of 233.24 feet to calculated point being the POINT OF BEGINNING;

THENCE, N58°52'39"W a distance of 191.15 feet to a 1/2" iron rod found at the point of curvature of a curve to the right;

THENCE, along the arc of said curve having the following elements: a radius of 257.94 feet, a central angle of 88°24'48", an arc length of 398.03', a chord bearing of N14°39'50"W, and a chord distance of 359.74 feet, to a calculated point at a point of non tangent curvature of a curve to the right;

THENCE, N29°32'09"E a distance of 788.69 feet to a calculated point at an angle point;

THENCE, S60°26'52"E a distance of 129.71 feet to a calculated point at the point of curvature of a curve to the right;

THENCE, along the arc of said curve having the following elements: a radius of 20.00 feet, a central angle of $89^{\circ}59'52''$, an arc length of 31.42', a chord bearing of $S15^{\circ}26'56''E$, and a chord distance of 28.28 feet, to a calculated point of tangency;

THENCE, $S29^{\circ}33'00''W$ a distance of 247.18 feet to a calculated point at the point of curvature of a curve to the left;

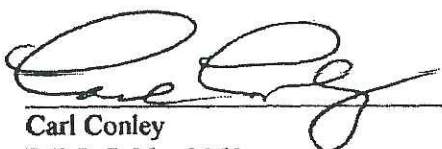
THENCE, along the arc of said curve having the following elements: a radius of 350.00 feet, a central angle of $18^{\circ}57'16''$, an arc length of 115.79', a chord bearing of $S20^{\circ}04'22''W$, and a chord distance of 115.26 feet, to a calculated point of tangency;

THENCE, $S10^{\circ}35'44''W$ a distance of 391.87 feet to a calculated point at the point of curvature of a curve to the left;

THENCE, along the arc of said curve having the following elements: a radius of 225.00 feet, a central angle of $35^{\circ}00'53''$, an arc length of 137.50', a chord bearing of $S06^{\circ}54'43''E$, and a chord distance of 135.37 feet, to a calculated point of non tangency;

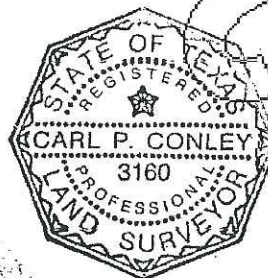
THENCE, $S10^{\circ}35'44''W$ a distance of 202.31 feet to a calculated point being the **POINT OF BEGINNING** and containing 5.545-acres (241,522 square feet) of land, more or less.

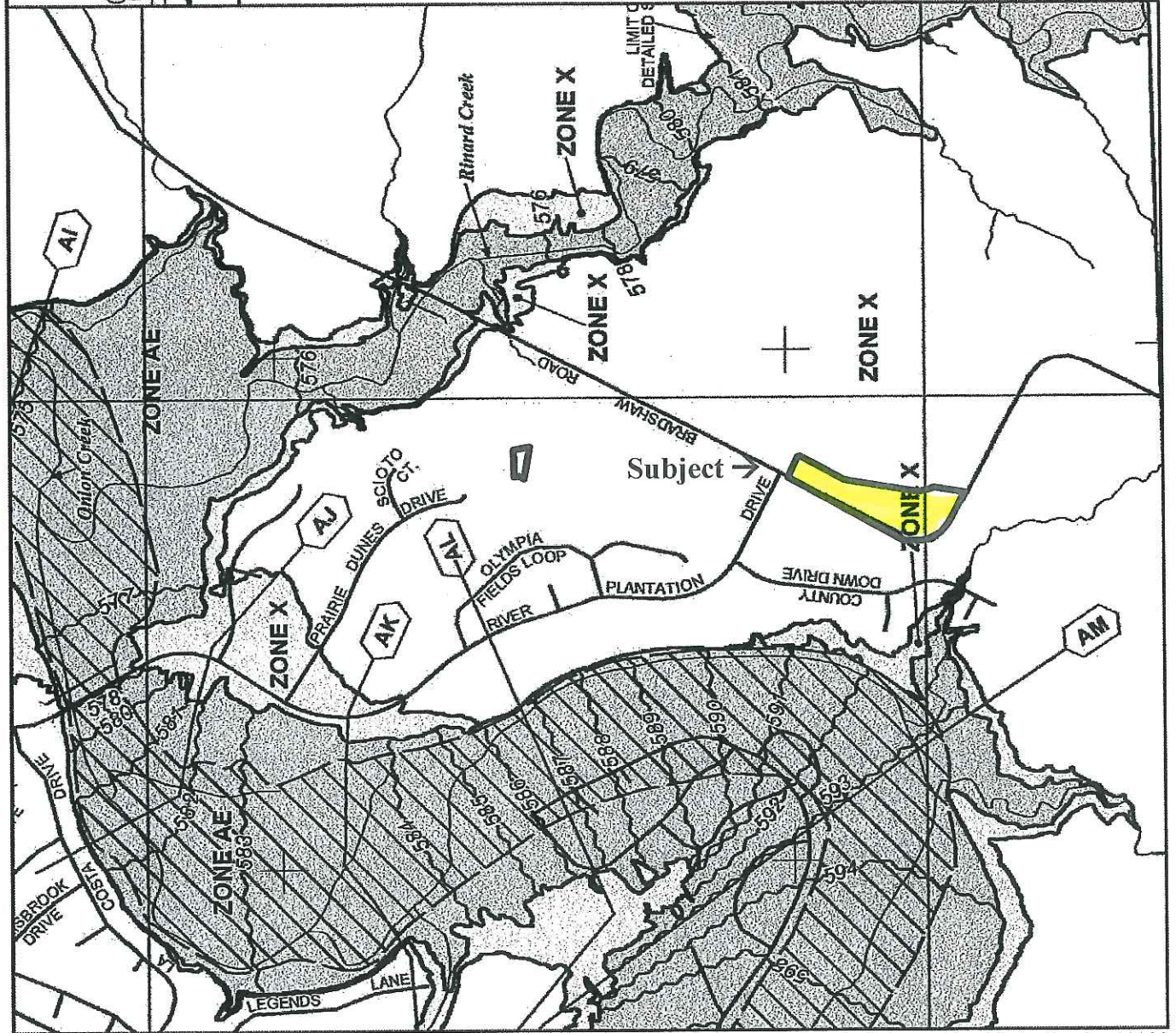
Basis of Bearings for this survey is a line from a 1/2" iron rod at the northeast corner of a 2.00-acre tract conveyed to R. Daugherty as recorded in Volume 7918, Page 86, same being an inside ell corner of said 114-acre tract to a 1/2" iron rod found for the southernmost corner of said 114.172-acre tract, same being the west corner of a 1.99-acre tract conveyed to Javier Gonzales as recorded in Volume 13044, Page 1121 (both of the Real Property Records of Travis County, Texas), said line being $S22^{\circ}09'08''W$ and a distance of 2989.81 feet as calculated from original deed for subject tract (Volume 13251, Page 1428).



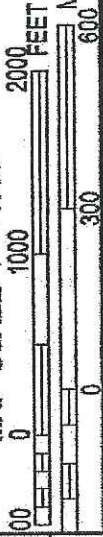
Carl Conley
R.P.L.S. No. 3160
May 22, 2006

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MAP SCALE 1" = 1000'



PANEL U595H

FIRM FLOOD INSURANCE RATE MAP TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS

PANEL 595 OF 730
(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:
COMMUNITY: TRAVIS COUNTY
AUSTIN, CITY OF
NUMBER: 48126
DATE: 0585
FIRM: 0585
FIRM: 0585

Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



MAP NUMBER
48453C0595H
MAP REVISED
SEPTEMBER 26, 2008

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at www.nfsc.fema.gov



From Tax Plat

