

EXIHIBIT "A"
LEGAL DESCRIPTION
PERMANENT DRAINAGE EASEMENT

BEING a 0.1371 acre tract of land located in the D. DELAY SURVEY, ABSTRACT NO. 209, City of Mansfield, Johnson County, Texas, and being a portion of a tract of land conveyed to PLAINCO PROPERTIES, LTD. as recorded in Volume 4470, Page 99 of the Deed Records of Johnson County, Texas. Said tract being more particularly described as by metes and bounds as follows:

BEGINNING at a point on the northwest corner of the Plainco Properties Addition, an addition to the City of Mansfield according to the file plat recorded in Cabinet 8, Page 714, Slide A of the Deed Records of Johnson County, Texas, said point further being the Southwest corner of said Plainco Properties, tract of land.

THENCE, N 29° 55' 05" W, along the westerly line of said Plainco Properties, a distance of 60.87 to a point for corner

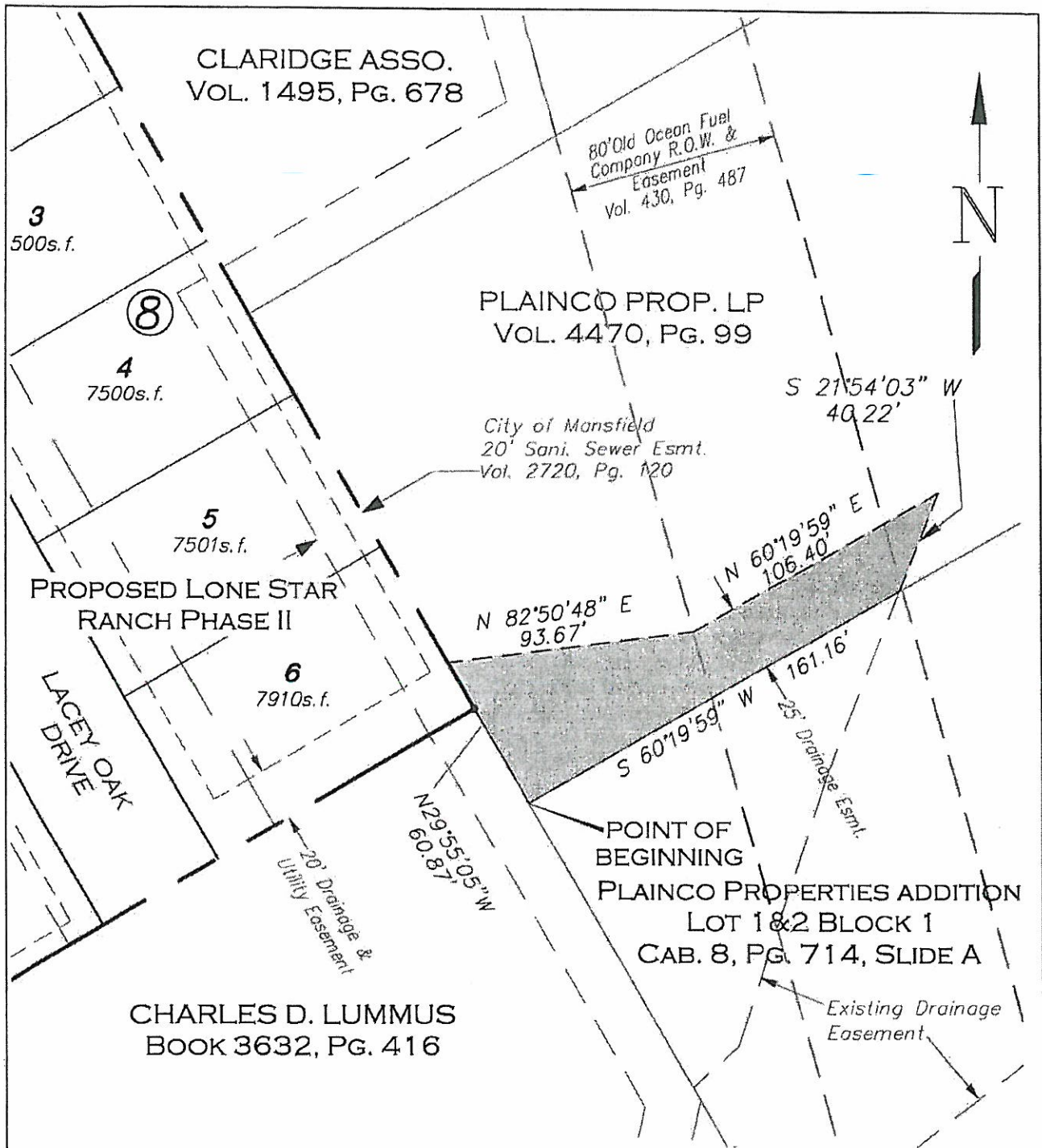
THENCE, N 82° 50' 48" E, a distance of 9367 feet to a point for corner;

THENCE, N 60° 19' 59" E, a distance of 106.40 feet to a point for corner;

THENCE S 21° 54' 03" W, a distance of 40.22 feet to a point on the north line of said Plainco Properties Addition;

THENCE, S 60° 19' 59" W, along the said north line of Plainco Properties Addition, a distance of 161.16 feet to the POINT OF BEGINNING with the subject tract containing 0.1371 acres (5,973 square feet) of land.

EX: B



TIPTON ENGINEERING
a division of Westwood

5605 North MacArthur Blvd.,
Suite 500 Irving, Texas 75038
(972) 226-2967
Firm No. F-11756

**Drainage Easement
5,973 square feet**

LONE STAR RANCH PHASE II

D. DELAY SURVEY, ABSTRACT NO. 209

City of Mansfield, Johnson County, Texas

FIRM NO.	SCALE	DATE	FILE NO.
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F-2926	1"=50'	12/26/13	0002619
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