



Control Number: 47795



Item Number: 18

Addendum StartPage: 0

To PUC,

RECEIVED

2018 JAN 30 PM 12:28

PUBLIC UTILITY COMMISSION
FILING CLERK

I am opting out of Hutto's CCN application # 20122, docket # (47795). The city of Hutto has not provided to notified landowners which specific properties are being included in their CCN application. I am requesting a public hearing so landowners can get clear, informed answers to their questions concerning their properties. Enclosed are documents with metes and bounds and a copy of a map enclosed with the CCN notification from the city of Hutto. The city attorney for Hutto, at their public meeting, could not answer which properties are included or the filing deadline. A second letter had to be sent out with the docket number (which was not included in the first notice) dated Jan. 12, 2018.

Email

Wynette.Lessner@gmail

Sincerely
Wynette Lessner

12021 FM 1660
Taylor, TX. 76574

52-657-7439

Notice to Customers of IOUs in Proposed Area

NOTICE OF APPLICATION FOR CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) TO
PROVIDE WATER/SEWER UTILITY SERVICE IN
Williamson COUNTY(IES), TEXAS

Dear Customer: _____ Date Notice Mailed Dec 29, 20 17

Name of Applicant City of Hutto has filed an application for a
CCN to obtain or amend CCN No. (s) CCN No. (s) 20122 and to
decertify a portion(s) of _____ with the
(Name of Decertified Utility)

Public Utility commission of Texas to provide Sewer
(specify 1) water or 2) sewer or 3) water & sewer
utility service in Williamson County(ies).

✓ The proposed utility service area is located approximately 3 miles in all directions
[direction] of downtown Hutto, [City or Town] Texas.

A copy of the proposed service area map is available at (Utility Address and Phone
Number): 401 W. Front Street, Hutto, TX 78634 (512)759-4033

The current utility rates which were first effective on June 1, 20 17

Monthly Flat Rate of \$ 48.30 Per connection

-OR-

Monthly Base Rate Including per _____ gallons
connection for:

5/8" meter	\$ 20.25
1" meter	\$ 31.59
1 1/2" meter	\$ 50.63
2" meter	\$ 101.25

Other\$ _____

Gallage charge of \$ 5.00 Per 1,000
Gallons above minimum (same for all meters sizes)

Miscellaneous Fees

Regulatory Assessment

Tap Fee (Average Actual Cost)

Reconnecting fee:

Non Payment (\$25.00 max)

Transfer

Customer's request

Late fee

Returned Check charge

Customer Deposit (\$50.00 max)

Meter test fee

(Actual Cost not Exceed \$25.00)

Other Fees

1%
\$ 750.00
\$
\$
\$
\$5.00 or 10%
\$
\$
\$
\$

Your utility service rates and fees cannot be changed by this application. If you are currently paying rates, those rates must remain in effect unchanged. Rates may only be increased if the utility files and gives notice of a separate rate change application.

Notice to Neighboring Systems, Landowners and Cities

NOTICE OF APPLICATION FOR CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) TO PROVIDE WATER/SEWER UTILITY SERVICE IN

Williamson

COUNTY(IES), TEXAS

To: Wynette Lessner

(Neighboring System, Landowner or City)

Date Notice Mailed

20

CR 129

(Address)

Taylor

TX

76574

City

State

Zip

Name of Applicant City of Hutto

has filed an application for a

CCN to obtain or amend CCN No. (s) 20122

and to

decertify a portion(s) of

with the

(Name of Decertified Utility)

Public Utility Commission of Texas to provide

sewer

(specify 1) water or 2) sewer or 3) water & sewer)

utility service in Williamson

County(ies).

The proposed utility service area is located approximately 3 miles in all direction

[direction] of downtown Hutto

, [City or Town] Texas, and is

generally bounded on the north by TX 29

; on the east by

CR 101/FM 3349

; on the south by the County Line

; and on the west by CR 110

See enclosed map of the proposed service area.

The total area being requested includes approximately 5648 acres and

0

current customers.

A request for a public hearing must be in writing. You must state (1) your name, mailing address, and daytime telephone number; (2) the applicant's name, application number or another recognizable reference to this application; (3) the statement, "I/we request a public hearing"; (4) a brief description of how you or the persons you represent, would be adversely affected by the granting of the application for a CCN; and (5) your proposed adjustment to the application or CCN which would satisfy your concerns and cause you to withdraw your request for a hearing.



Doug Gaul

Mayor Pro-tem

Tom Hines

Council Members

Anne Cano, Place 1

Nate Killough, Place 3

Michael J. Smith, Place 4

Lucio Valdez, Place 5

Bettina Jordan, Place 6

January 12, 2018

City Manager

Odis Jones

Dear Resident,

The City of Hutto filed an Application to Amend a Sewer Certificate of Convenience and Necessity (CCN) with the Public Utility Commission (PUC) of Texas, docket #47795, in December 2017. The areas to which this application applies include both Hutto's Extraterritorial Jurisdictional (ETJ) areas and identified growth areas. The PUC is reviewing the boundaries of the application area to verify that the sewer CCN is unclaimed. The following questions are common in this process.

What is a Certificate of Convenience and Necessity (CCN)?

The CCN provides the holder (City of Hutto) the exclusive right to provide sewer service in the specified area. It is not a statement of plans for sewer service in the area at this time.

What does this mean for me now?

The Notice to Customers of IOUs (Investor Owned Utilities), that was sent to Hutto residents in early January, is an explanation of the City of Hutto's rates if one were to hook up to the City of Hutto's sewer system today. There is no requirement to connect to the system if you are on septic and there are no fees due. As of today, in much of the area included in the application, wastewater is not yet available. For many tracts of land in the specified area, at this time the only change will be the option to connect to City of Hutto's sewer service if available.

Are you going to run a sewer line through my property?

There are no plans to run a sewer line through your property. When we run sewer lines, we try to keep them in the right-of-ways (i.e. roads).

City of Hutto

401 West Front Street - Hutto, Texas 78634

512-759-4030 • www.huttotx.gov

What does this mean for me in the future?

When new development moves out from the center of the City of Hutto, new sewer lines will be laid, feeding into the wastewater plants. If an area is in the CCN, choosing to hook up to the sewer system will be easier.

How can I opt out?

If your tract is more than 25 acres and you want to opt out, you will need to provide written notice (a letter of intent to opt out), with a scaled, general location map and a metes and bounds description of the property to the PUC. You will also need to provide them with the Docket Number 47795.

If I opt out, how does this affect me?

In the future, when the sewer system is available in your area and you want to connect but are not in the CCN. The property will first need be annexed before the City can provide sewer.

Why does the City of Hutto want the sewer CCN for areas outside the city limits?

As of this time, the City of Hutto's CCN does not match the borders of our ETJ and growth areas. We are attempting to correct this so that other municipalities and districts are not able to move in and hold a CCN within these areas. It also allows the City of Hutto to strategically plan for future growth with respect to future infrastructure needs.

Didn't I receive this information about this already?

We sent out the documents required by the PUC, but felt that residents needed to be provided with more clarification as to the CCN process.

If you have any further questions, we will be holding a meeting in the City Hall Council Chamber on Tuesday, January 23, 2018 from 7:00 pm to 9:00 pm. If you have questions before this time or cannot attend, please call Scot Stromsness at (512) 759-4050.

Thank you,

Scot Stromsness
Executive Director of Public Works

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

ISAAC W. NORMAN,
ET UX

TO

WYNETTE N. LESSNER

**WARRANTY
DEED OF GIFT**

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

§
§
§

ISAAC W. NORMAN and wife, FRANCES T. NORMAN, of Williamson County, Texas, herein called Grantors, for and in consideration of the sum of ONE AND NO/100 DOLLARS (\$1.00), the receipt of which is hereby acknowledged and confessed, for which no lien, either expressed or implied is retained, and for and in consideration of the love and affection which Grantors have and bear toward their daughter, WYNETTE N. LESSNER;

Have GRANTED, GIVEN AND CONVEYED, and by these presents do GRANT, GIVE, AND CONVEY unto WYNETTE N. LESSNER, as her sole and separate property, of 12621 FM 1660 in Taylor, Williamson County, Texas 76574, herein called Grantee, Grantors' remaining undivided one-half (1/2) interest in and to the following described property, to-wit:

Being 28.00 acres of land, situated in the Samuel C. Jones Survey, Abstract No. 352, in Williamson County, Texas, and being more particularly described by metes and bounds in

EXHIBIT A attached hereto and incorporated by reference herein for all purposes ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging, and any of Grantors' right, title and interest in and to adjacent streets, alleys, and rights-of-way, unto Grantee, her heirs, executors, administrators, successors, or assigns forever, and Grantors do hereby bind themselves, their heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto the Grantee, her heirs, executors, administrators, successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to all restrictions, reservations, easements, conditions, or covenants in effect on the Property and filed of record or existing on the ground as of the date hereon.

Grantee is receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantors. Grantee is receiving the Property based solely upon her inspection and is not relying on any representations made by Grantors. No representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantors to Grantee. Grantors warrant only title to the Property as set forth in this Deed.

BEING a 28.00 acre tract of land situated in the Samuel C. Jones Survey, Abstract No. 352, Williamson County, Texas and being a part of that certain 120 acre tract of land conveyed by deed to John E. Tyler as recorded in Volume 365, Page 574, of the Deed Records of Williamson County, Texas. Surveyed on the ground in the month of May, 1996, under the supervision of Don H. Bizzell, Registered Professional Land Surveyor, and being more particularly described as follows;

BEGINNING at an iron pin found by an existing fence corner post marking the Northwest corner of the said 120.00 acre Tyler tract, also being the apparent Southwest corner of that certain 20.65 acre tract of land conveyed by deed to Stanley Schwenker as recorded in Volume 599, Page 263, of the Deed Records of Williamson County, Texas, for the Northwest corner hereof;

THENCE, S 81° 41' 15" E, with an existing fence line, at 211.52 feet pass an iron pin found by an existing fence corner post, marking the apparent Southeast corner of the said 20.65 acre Schwenker tract continuing a total distance of 266.52 feet to an iron pin set on the south bank of Brushy Creek for a corner hereof;

THENCE, with the said south bank of Brushy Creek, S 17° 17' 15" E, 82.93 feet to an iron pin set, S 45° 50' E, 168.01 feet to an iron pin set, S 87° 00' 45" E, 148.12 feet to an iron pin set, N 61° 16' 45" E, 436.42 feet and S 65° 20' 45" E, 131.87 feet to an iron pin set in the west line of Old Lane, marking the Northeast corner of the said 120.00 acre Tyler tract for the Northeast corner hereof, said corner also being the apparent Northwest corner of that certain 64.6 acre tract of land conveyed by deed to Henry P. Hooper, III and wife, Elvira Hooper as recorded in Volume 607, Page 707 of the Deed Records of Williamson County, Texas;

THENCE, S 10° 00' W, 1275.98 feet with the east line of the said 120.00 acre Tyler tract, also being the west line of Old Lane and the west line of the said 64.6 acre Hooper tract, to an iron pin set for the Southeast corner hereof;

THENCE, N 80° 42' 15" W, 1042.97 feet to an iron pin set in the west line of the said 120.00 acre Tyler tract, also being the apparent east line of that certain 192 acre tract of land conveyed by deed to Walter H. Randig and wife, Marie F. Randig, as recorded in Volume 784, Page 572 of the Deed Records of Williamson County, Texas; for the Southwest corner hereof;

THENCE, N 9° 15' E, 1191.42 feet with the said west line of the 120.00 acre Tyler tract, also being the said apparent east line of the 192 acre Randig tract, to the Place of BEGINNING and containing 28.00 acres of land.

Note: This property has access to County Road No. 129 by an existing public lane across the property of Henry P. Hooper, III and wife, Elvira Hooper.

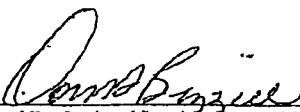
STATE OF TEXAS

{ KNOW ALL MEN BY THESE PRESENTS:

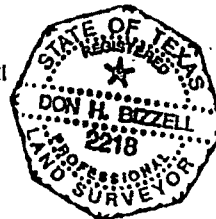
COUNTY OF WILLIAMSON {

I, Don H. Bizzell, Registered Professional Land Surveyor, do hereby certify that the plat shown hereon accurately represents the property as determined by an on-the-ground survey made under my direction and supervision during the month of May, of the property legally described hereon and is correct, and there are no apparent discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, visible utility lines or roads in place, except as shown hereon.

To certify which, witness my hand and seal at Georgetown, Williamson County, Texas, this the 3rd day of June, 1996 A.D.


 Registered Professional Land Surveyor, No. 2218
 State of Texas

Don H. Bizzell



Revised: June 3, 1996
 17998fn



Steger & Bizzell Engineering, Inc.
 Consulting Engineers
 P. O. Box 858
 Georgetown, Texas 78627



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

ISAAC W. NORMAN,
ET UX

TO

WYNETTE N. LESSNER

WARRANTY
DEED OF GIFT

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

§
§
§

ISAAC W. NORMAN and wife, FRANCES T. NORMAN, of Williamson County, Texas, herein called Grantors, for and in consideration of the sum of ONE AND NO/100 DOLLARS (\$1.00), the receipt of which is hereby acknowledged and confessed, for which no lien, either expressed or implied is retained, and for and in consideration of the love and affection which Grantors have and bear toward their daughter, WYNETTE N. LESSNER;

Have GRANTED, GIVEN AND CONVEYED, and by these presents do GRANT, GIVE, AND CONVEY unto WYNETTE N. LESSNER, as her sole and separate property, of 12621 FM 1660 in Taylor, Williamson County, Texas 76574, herein called Grantee, an undivided one-half (1/2) interest in and to the following described property, to-wit:

Being 28.00 acres of land, situated in the Samuel C. Jones Survey, Abstract No. 352, in Williamson County, Texas, and being more particularly described by metes and bounds in Exhibit "A" attached hereto and incorporated by reference herein for all purposes ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging, and any of Grantors' right, title and interest in and to adjacent streets, alleys, and rights-of-way, unto Grantee, her heirs, executors, administrators, successors, or assigns forever, and Grantors do hereby bind themselves, their heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto the Grantee, her heirs, executors, administrators, successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to all restrictions, reservations, easements, conditions, or covenants in effect on the Property and filed of record or existing on the ground as of the date hereon.

Grantee is receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantors. Grantee is receiving the Property based solely upon her inspection and is not relying on any representations made by Grantors. No representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantors to Grantee. Grantors warrant only title to the Property as set forth in this Deed.

DATED this the 3rd day of September, 2014.

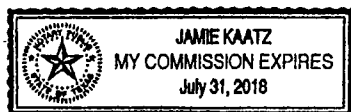
Isaac W. Norman
Isaac W. Norman

Frances T. Norman
Frances T. Norman

This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

This instrument was acknowledged before me on this the 3rd day of September, 2014, by Isaac W. Norman and wife, Frances T. Norman.



Jamie Kaatz
Notary Public in and for
The State of Texas

clients/norman.i/Wynette/deed/ntwrog

EXHIBIT A

FIELD NOTES FOR ISAAC W. NORMAN

BEING a 28.00 acre tract of land situated in the Samuel C. Jones Survey, Abstract No. 352, Williamson County, Texas and being a part of that certain 120 acre tract of land conveyed by deed to John E. Tyler as recorded in Volume 365, Page 574, of the Deed Records of Williamson County, Texas. Surveyed on the ground in the month of May, 1996, under the supervision of Don H. Bizzell, Registered Professional Land Surveyor, and being more particularly described as follows;

BEGINNING at an iron pin found by an existing fence corner post marking the Northwest corner of the said 120.00 acre Tyler tract, also being the apparent Southwest corner of that certain 20.65 acre tract of land conveyed by deed to Stanley Schwenker as recorded in Volume 599, Page 263, of the Deed Records of Williamson County, Texas, for the Northwest corner hereof;

THENCE, S 81° 41' 15" E, with an existing fence line, at 211.52 feet pass an iron pin found by an existing fence corner post, marking the apparent Southeast corner of the said 20.65 acre Schwenker tract continuing a total distance of 266.52 feet to an iron pin set on the south bank of Brushy Creek for a corner hereof;

THENCE, with the said south bank of Brushy Creek, S 17° 17' 15" E, 82.93 feet to an iron pin set, S 45° 50' E, 168.01 feet to an iron pin set, S 87° 00' 45" E, 148.12 feet to an iron pin set, N 61° 16' 45" E, 436.42 feet and S 65° 20' 45" E, 131.87 feet to an iron pin set in the west line of Old Lane, marking the Northeast corner of the said 120.00 acre Tyler tract for the Northeast corner hereof, said corner also being the apparent Northwest corner of that certain 64.6 acre tract of land conveyed by deed to Henry P. Hooper, III and wife, Elvira Hooper as recorded in Volume 607, Page 707 of the Deed Records of Williamson County, Texas;

THENCE, S 10° 00' W, 1275.98 feet with the east line of the said 120.00 acre Tyler tract, also being the west line of Old Lane and the west line of the said 64.6 acre Hooper tract, to an iron pin set for the Southeast corner hereof;

THENCE, N 80° 42' 15" W, 1042.97 feet to an iron pin set in the west line of the said 120.00 acre Tyler tract, also being the apparent east line of that certain 192 acre tract of land conveyed by deed to Walter H. Randig and wife, Marie F. Randig, as recorded in Volume 784, Page 572 of the Deed Records of Williamson County, Texas; for the Southwest corner hereof;

THENCE, N 9° 15' E, 1191.42 feet with the said west line of the 120.00 acre Tyler tract, also being the said apparent east line of the 192 acre Randig tract, to the Place of BEGINNING and containing 28.00 acres of land.

Note: This property has access to County Road No. 129 by an existing public lane across the property of Henry P. Hooper, III and wife, Elvira Hooper.

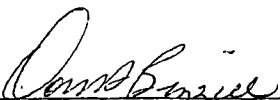
STATE OF TEXAS {

KNOW ALL MEN BY THESE PRESENTS:

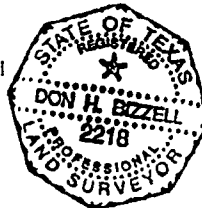
COUNTY OF WILLIAMSON {

I, Don H. Bizzell, Registered Professional Land Surveyor, do hereby certify that the plat shown hereon accurately represents the property as determined by an on-the-ground survey made under my direction and supervision during the month of May, of the property legally described hereon and is correct, and there are no apparent discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, visible utility lines or roads in place, except as shown hereon.

To certify which, witness my hand and seal at Georgetown, Williamson County, Texas, this the 3rd day of June, 1996 A.D.


Registered Professional Land Surveyor, No. 2218
State of Texas

Don H. Bizzell



Revised: June 3, 1996
17998fn



Steger & Bizzell Engineering, Inc.
Consulting Engineers
P. O. Box 858
Georgetown, Texas 78627

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2014071608



Nancy E. Rister

Nancy E. Rister, County Clerk

Williamson County, Texas

September 05, 2014 03:57 PM

FEE: \$33.00 PHELPS

Law Firm of Ted Hejl
311 Talbot Street
PO Box 192
Taylor, TX 76574

(4)



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

ISAAC W. NORMAN,
ET UX

TO

WYNETTE N. LESSNER

**WARRANTY
DEED OF GIFT**

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

§
§
§

ISAAC W. NORMAN and wife, FRANCES T. NORMAN, of Williamson County, Texas, herein called Grantors, for and in consideration of the sum of ONE AND NO/100 DOLLARS (\$1.00), the receipt of which is hereby acknowledged and confessed, for which no lien, either expressed or implied is retained, and for and in consideration of the love and affection which Grantors have and bear toward their daughter, WYNETTE N. LESSNER;

Have GRANTED, GIVEN AND CONVEYED, and by these presents do GRANT, GIVE, AND CONVEY unto WYNETTE N. LESSNER, as her sole and separate property, of 12621 FM 1660 in Taylor, Williamson County, Texas 76574, herein called Grantee, Grantors' remaining undivided one-half (1/2) interest in and to the following described property, to-wit:

Being 28.00 acres of land, situated in the Samuel C. Jones Survey, Abstract No. 352, in Williamson County, Texas, and being more particularly described by metes and bounds in

Exhibit "A" attached hereto and incorporated by reference herein for all purposes ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging, and any of Grantors' right, title and interest in and to adjacent streets, alleys, and rights-of-way, unto Grantee, her heirs, executors, administrators, successors, or assigns forever, and Grantors do hereby bind themselves, their heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto the Grantee, her heirs, executors, administrators, successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to all restrictions, reservations, easements, conditions, or covenants in effect on the Property and filed of record or existing on the ground as of the date hereon.

Grantee is receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantors. Grantee is receiving the Property based solely upon her inspection and is not relying on any representations made by Grantors. No representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantors to Grantee. Grantors warrant only title to the Property as set forth in this Deed.

DATED this the 7th day of January, 2015.

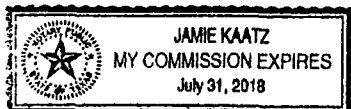
Isaac W. Norman
Isaac W. Norman

Frances T. Norman
Frances T. Norman

This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

This instrument was acknowledged before me on this the 7th day of January, 2015, by Isaac W. Norman and wife, Frances T. Norman.



Jamie Kaatz
Notary Public in and for
The State of Texas

clients/norman.1/Wynette/deed/ntwrog

EXHIBIT A

FIELD NOTES FOR ISAAC W. NORMAN

BEING a 28.00 acre tract of land situated in the Samuel C. Jones Survey, Abstract No. 352, Williamson County, Texas and being a part of that certain 120 acre tract of land conveyed by deed to John E. Tyler as recorded in Volume 365, Page 574, of the Deed Records of Williamson County, Texas. Surveyed on the ground in the month of May, 1996, under the supervision of Don H. Bizzell, Registered Professional Land Surveyor, and being more particularly described as follows;

BEGINNING at an iron pin found by an existing fence corner post marking the Northwest corner of the said 120.00 acre Tyler tract, also being the apparent Southwest corner of that certain 20.65 acre tract of land conveyed by deed to Stanley Schwenker as recorded in Volume 599, Page 263, of the Deed Records of Williamson County, Texas, for the Northwest corner hereof;

THENCE, S 81° 41' 15" E, with an existing fence line, at 211.52 feet pass an iron pin found by an existing fence corner post, marking the apparent Southeast corner of the said 20.65 acre Schwenker tract continuing a total distance of 266.52 feet to an iron pin set on the south bank of Brushy Creek for a corner hereof;

THENCE, with the said south bank of Brushy Creek, S 17° 17' 15" E, 82.93 feet to an iron pin set, S 45° 50' E, 168.01 feet to an iron pin set, S 87° 00' 45" E, 148.12 feet to an iron pin set, N 61° 16' 45" E, 436.42 feet and S 65° 20' 45" E, 131.87 feet to an iron pin set in the west line of Old Lane, marking the Northeast corner of the said 120.00 acre Tyler tract for the Northeast corner hereof, said corner also being the apparent Northwest corner of that certain 64.6 acre tract of land conveyed by deed to Henry P. Hooper, III and wife, Elvira Hooper as recorded in Volume 607, Page 707 of the Deed Records of Williamson County, Texas;

THENCE, S 10° 00' W, 1275.98 feet with the east line of the said 120.00 acre Tyler tract, also being the west line of Old Lane and the west line of the said 64.6 acre Hooper tract, to an iron pin set for the Southeast corner hereof;

THENCE, N 80° 42' 15" W, 1042.97 feet to an iron pin set in the west line of the said 120.00 acre Tyler tract, also being the apparent east line of that certain 192 acre tract of land conveyed by deed to Walter H. Randig and wife, Marie F. Randig, as recorded in Volume 784, Page 572 of the Deed Records of Williamson County, Texas; for the Southwest corner hereof;

THENCE, N 9° 15' E, 1191.42 feet with the said west line of the 120.00 acre Tyler tract, also being the said apparent east line of the 192 acre Randig tract, to the Place of BEGINNING and containing 28.00 acres of land.

Note: This property has access to County Road No. 129 by an existing public lane across the property of Henry P. Hooper, III and wife, Elvira Hooper.

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS:

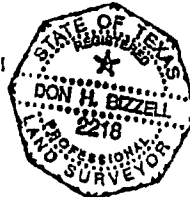
COUNTY OF WILLIAMSON

I, Don H. Bizzell, Registered Professional Land Surveyor, do hereby certify that the plat shown hereon accurately represents the property as determined by an on-the-ground survey made under my direction and supervision during the month of May, of the property legally described hereon and is correct, and there are no apparent discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, visible utility lines or roads in place, except as shown hereon.

To certify which, witness my hand and seal at Georgetown, Williamson County, Texas, this the
3rd day of June, 1996 A.D.


Registered Professional Land Surveyor, No. 2218
State of Texas

Don H. Bizzell



Revised: June 3, 1996
17998fn



Steger & Bizzell Engineering, Inc.
Consulting Engineers
P. O. Box 850
Georgetown, Texas 78627

Law Firm of Ted Hejl
311 Talbot Street
PO Box 192
Taylor, TX 76574

①

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2015001848



Nancy E. Rister, County Clerk
Williamson County, Texas

January 09, 2015 11:11 AM

FEE: \$33.00 DPerez



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

FRANCES T. NORMAN, TRUSTEE
OF THE JOHN E. TYLER
TESTAMENTARY TRUST

TO

LEIGH NORMAN,
ET AL

WARRANTY DEED

STATE OF TEXAS, §
COUNTY OF WILLIAMSON. §

FRANCES T. NORMAN, TRUSTEE OF THE JOHN E. TYLER TESTAMENTARY TRUST established in the Last Will and Testaments of John E. Tyler, filed under Cause No. 10-0058-CP4, in County Court at Law No. 4 in Williamson County, Texas, hereinafter called Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration cash to her paid by LEIGH NORMAN, WYNETTE N. LESSNER, LISA NORMAN and IRENE T. BRANNON, formerly known as and being one and the same person as Irene T. O'Neil, the receipt of which is hereby acknowledged, and for which no lien, either expressed or implied, is retained;

Has GRANTED, TRANSFERRED AND CONVEYED, and by these presents does GRANT, TRANSFER AND CONVEY unto LEIGH NORMAN, WYNETTE N. LESSNER, LISA NORMAN and IRENE T. BRANNON, as their sole and separate property, of 12621 F.M. 1660 in Taylor, Williamson County,

Texas 76574, herein called Grantees, the following described real property, to-wit:

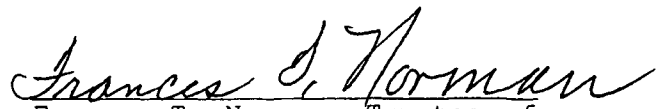
All that certain tract or parcel of land, being 87.23 acres of land, more or less, lying and being situated in Williamson and Travis Counties, Texas, being a part of the Samuel C. Jones Survey, and being that 120 acres tract of land of which 98 acres of land are located in Williamson County, Texas, and 22 acres of land are located in Travis County, Texas, and being the same tract of land described in Deed Dated December 14, 1950 and recorded in Volume 365, Page 574, Deed Records, Williamson County, Texas **SAVE AND EXCEPT; (1)** 28 acres of land, more or less, out the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas and more fully described in Cash Warranty Deed dated July 9, 1996 and recorded in Document No. 9636539, Official Public Records of Williamson County, Texas; and **(2)** 4.77 acres of land out of the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas deed dated August 27, 1996 and more fully described in Warranty Deed dated March 20, 1998 and Recorded in Document 9814283, Official Public Records of Williamson County, Texas ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto Grantees, their heirs, executors, administrators, successors and assigns and Grantor does hereby bind herself, her heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Premises unto Grantees, their heirs, executors, administrators, successors and assigns forever, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to easements, rights-of-way, and prescriptive rights,

whether of record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property; rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; taxes for 2012, the payment of which Grantees assume, and subsequent assessments for that and prior years due to change in usage, ownership, or both, the payment of which Grantees assume.

Grantees are receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantor. Grantees are receiving the Property based solely upon their inspection and no representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantor to Grantees.

DATED this the 21st day of September, 2012.



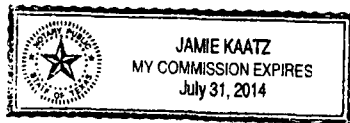
Frances T. Norman, Trustee of
the John E. Tyler Testamentary
Trust

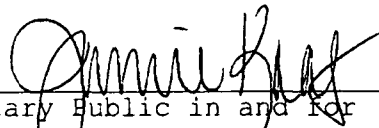
*This instrument was prepared based on
information furnished by the parties,
and no independent title search has
been made.*

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

BEFORE ME, the undersigned authority, on this day personally appeared Frances T. Norman, Trustee of the John E. Tyler Testamentary Trust, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated and as the act and deed of the trust.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 21st day of September, 2012.




Notary Public in and for
The State of Texas

Tyler.J/FSA/TrustDeed/ntwrog

Return to:
LAW FIRM OF TED W. HEJL
Attorneys at Law
311 Talbot Street
P. O. Box 192
Taylor, Texas 76574

④
E

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2012085473

Nancy E. Rister

10/15/2012 03:59 PM

CPHELPS \$28.00

NANCY E. RISTER, COUNTY CLERK
WILLIAMSON COUNTY, TEXAS



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

IRENE T. BRANNON

TO

WYNETTE N. LESSNER

WARRANTY DEED

STATE OF TEXAS, §
 §
COUNTY OF WILLIAMSON. §

IRENE T. BRANNON, formerly known as and being one and the same person as Irene T. O'Neil, a Widow of Pearland, Texas, hereinafter called Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration cash to her paid by WYNETTE N. LESSNER, the receipt of which is hereby acknowledged, and for which no lien, either expressed or implied, is retained;

Has GRANTED, TRANSFERRED AND CONVEYED, and by these presents does GRANT, TRANSFER AND CONVEY unto WYNETTE N. LESSNER, as her sole and separate property, of 12621 F.M. 1660 in Taylor, Williamson County, Texas 76574, herein called Grantee, all of Grantor's undivided interest, being at least an undivided one-fourth (1/4) interest, in and to the following described real property, to-wit:

All that certain tract or parcel of land, being 87.23 acres of land, more or less, lying and being situated in Williamson and Travis Counties, Texas, being a part of the Samuel C. Jones Survey, and being that 120 acres tract of land of which 98 acres of land are located in Williamson County, Texas, and 22 acres of land are located in Travis County, Texas, and being the same tract of land described in Deed Dated December 14, 1950 and recorded in Volume 365, Page 574, Deed Records, Williamson County, Texas **SAVE AND EXCEPT (1)** 28 acres of land, more or less, out the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas and more fully described in Cash Warranty Deed dated July 9, 1996 and recorded in Document No. 9636539, Official Public Records of Williamson County, Texas; and **(2)** 4.77 acres of land out of the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas deed dated August 27, 1996 and more fully described in Warranty Deed dated March 20, 1998 and Recorded in Document 9814283, Official Public Records of Williamson County, Texas ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto Grantee, her heirs, executors, administrators, successors and assigns and Grantor does hereby bind herself, her heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Premises unto Grantee, her heirs, executors, administrators, successors and assigns forever, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect

the property; rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; taxes for 2012, the payment of which Grantee assumes, and subsequent assessments for that and prior years due to change in usage, ownership, or both, the payment of which Grantee assumes.

Grantee is receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantor. Grantee is receiving the Property based solely upon her inspection and no representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantor to Grantee.

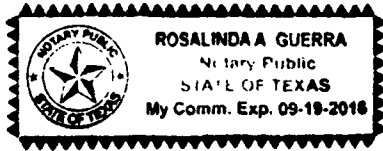
DATED this the 21st day of September, 2012.

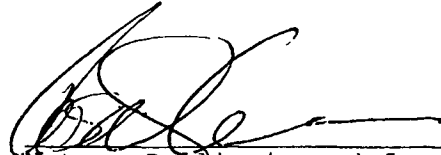

Irene T. Brannon

This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

STATE OF TEXAS,
COUNTY OF HARRIS.

This instrument was acknowledged before me on this the 26
day of September, 2012, by Irene T. Brannon.





Notary Public in and for
The State of Texas

Tyler.J/FSA/BtoLDeed/ntwrog

Return to:

LAW FIRM OF TED W. HEJL
Attorneys at Law
311 Talbot Street
P. O. Box 192
Taylor, Texas 76574

(4)

E

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2012085474

Nancy E. Rister

10/15/2012 03:59 PM

CPHELPS \$28.00

NANCY E. RISTER, COUNTY CLERK

WILLIAMSON COUNTY, TEXAS

10/15/2012 03:59 PM
CPHELPS \$28.00
NANCY E. RISTER, COUNTY CLERK
WILLIAMSON COUNTY, TEXAS



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

LEIGH NORMAN

TO

WYNETTE N. LESSNER

WARRANTY DEED

STATE OF TEXAS, §
COUNTY OF WILLIAMSON. §

LEIGH NORMAN, a Single Woman of Williamson County, Texas, hereinafter called Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration cash to her paid by WYNETTE N. LESSNER, the receipt of which is hereby acknowledged, and for which no lien, either expressed or implied, is retained;

Has GRANTED, TRANSFERRED AND CONVEYED, and by these presents does GRANT, TRANSFER AND CONVEY unto WYNETTE N. LESSNER, as her sole and separate property, of 12621 F.M. 1660 in Taylor, Williamson County, Texas 76574, herein called Grantee, all of Grantor's undivided interest, being at least an undivided one-fourth (1/4) interest, in and to the following described real property, to-wit:

All that certain tract or parcel of land, being 87.23 acres of land, more or less, lying and being situated in

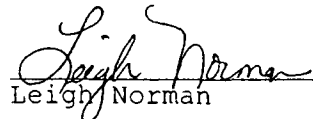
Williamson and Travis Counties, Texas, being a part of the Samuel C. Jones Survey, and being that 120 acres tract of land of which 98 acres of land are located in Williamson County, Texas, and 22 acres of land are located in Travis County, Texas, and being the same tract of land described in Deed Dated December 14, 1950 and recorded in Volume 365, Page 574, Deed Records, Williamson County, Texas **SAVE AND EXCEPT (1)** 28 acres of land, more or less, out the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas and more fully described in Cash Warranty Deed dated July 9, 1996 and recorded in Document No. 9636539, Official Public Records of Williamson County, Texas; and **(2)** 4.77 acres of land out of the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas deed dated August 27, 1996 and more fully described in Warranty Deed dated March 20, 1998 and Recorded in Document 9814283, Official Public Records of Williamson County, Texas ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto Grantee, her heirs, executors, administrators, successors and assigns and Grantor does hereby bind herself, her heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Premises unto Grantee, her heirs, executors, administrators, successors and assigns forever, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property; rights of adjoining owners in any walls and fences

situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; taxes for 2012, the payment of which Grantee assumes, and subsequent assessments for that and prior years due to change in usage, ownership, or both, the payment of which Grantee assumes.

Grantee is receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantor. Grantee is receiving the Property based solely upon her inspection and no representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantor to Grantee.

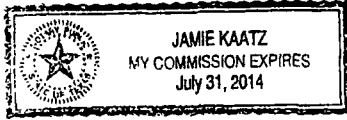
DATED this the 21st day of September, 2012.

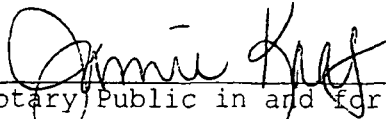

Leigh Norman

This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

This instrument was acknowledged before me on this the 11th
day of October, 2012, by Leigh Norman.





Notary Public in and for
The State of Texas

Tyler J/FSA/LNtoLDeed/ntwrog

Return to:
LAW FIRM OF TED W. HEJL
Attorneys at Law
311 Talbot Street
P. O. Box 192
Taylor, Texas 76574

(4)
E

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2012085475

Nancy E. Rister

10/15/2012 03:59 PM

CPHELPS \$28.00

NANCY E. RISTER, COUNTY CLERK

WILLIAMSON COUNTY, TEXAS



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

LISA NORMAN

TO

WYNETTE N. LESSNER

WARRANTY DEED

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

LISA NORMAN, a Married Woman of Williamson County, Texas, not being joined herein by her husband for the reason that the property herein conveyed is her sole and separate property subject to her exclusive control and constitutes no part of the homestead property claimed by them as exempt under the laws and constitution of the State of Texas, hereinafter called Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration cash to her paid by WYNETTE N. LESSNER, the receipt of which is hereby acknowledged, and for which no lien, either expressed or implied, is retained;

Has GRANTED, TRANSFERRED AND CONVEYED, and by these presents does GRANT, TRANSFER AND CONVEY unto WYNETTE N. LESSNER, as her sole and separate property, of 12621 F.M. 1660 in Taylor, Williamson County, Texas 76574, herein called Grantee, all of Grantor's undivided interest, being at least an undivided one-

fourth (1/4) interest, in and to the following described real property, to-wit:

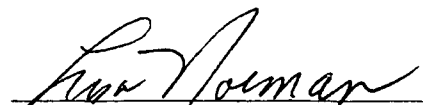
All that certain tract or parcel of land, being 87.23 acres of land, more or less, lying and being situated in Williamson and Travis Counties, Texas, being a part of the Samuel C. Jones Survey, and being that 120 acres tract of land of which 98 acres of land are located in Williamson County, Texas, and 22 acres of land are located in Travis County, Texas, and being the same tract of land described in Deed Dated December 14, 1950 and recorded in Volume 365, Page 574, Deed Records, Williamson County, Texas **SAVE AND EXCEPT (1)** 28 acres of land, more or less, out the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas and more fully described in Cash Warranty Deed dated July 9, 1996 and recorded in Document No. 9636539, Official Public Records of Williamson County, Texas; and **(2)** 4.77 acres of land out of the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas deed dated August 27, 1996 and more fully described in Warranty Deed dated March 20, 1998 and Recorded in Document 9814283, Official Public Records of Williamson County, Texas ("Property" or "Premises").

TO HAVE AND TO HOLD the above described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto Grantee, her heirs, executors, administrators, successors and assigns and Grantor does hereby bind herself, her heirs, executors, administrators, successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Premises unto Grantee, her heirs, executors, administrators, successors and assigns forever, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, subject, however, to easements, rights-of-way, and prescriptive rights, whether of

record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property; rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; taxes for 2012, the payment of which Grantee assumes, and subsequent assessments for that and prior years due to change in usage, ownership, or both, the payment of which Grantee assumes.

Grantee is receiving the Property in an "as is" condition with no representations made or implied as to the quality, fitness, or condition of the Property by the Grantor. Grantee is receiving the Property based solely upon her inspection and no representations of the use, fitness, size, quality or any other matters concerning the Property have been made by Grantor to Grantee.

DATED this the 21st day of September, 2012.



Lisa Norman

This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

STATE OF TEXAS,
COUNTY OF WILLIAMSON.

This instrument was acknowledged before me on this the 10th
day of October, 2012, by Lisa Norman.



Jamie Kaatz
Notary Public in and for
The State of Texas

Tyler J/FSA/NtoLDeed/ntwrog

Return to:
LAW FIRM OF TED W. HEJL
Attorneys at Law
311 Talbot Street
P. O. Box 192
Taylor, Texas 76574

4
L

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2012085476

Nancy E. Rister

10/15/2012 03:59 PM

CPHELPS \$28.00

NANCY E. RISTER, COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

S P E C I A L
WARRANTY DEED

BOOK 3823841

Date: MAY 14TH, A.D. 1998

Grantor: FRANCES TYLER NORMAN (the same being the mother of Grantee, Mary Wynette Norman Lessner), owning, occupying, and claiming other property as

Grantor's Mailing Address (including county): her homestead

Frances Tyler Norman

12500 FM 1660

Taylor (Williamson County), Texas 76574

Grantee: MARY WYNETTE NORMAN LESSNER and husband, ROY MARTIN LESSNER

Grantee's Mailing Address (including county): Mary Wynette Norman Lessner and

Roy Martin Lessner

12621 FM 1660

Taylor (Williamson County), Texas 76574

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration

Property (including any improvements):

4.77 acres of land out of the SAMUEL C. JONES SURVEY, Abstract No. 352, in Williamson County, Texas, and being more fully described by metes and bounds in EXHIBIT "A", attached hereto and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty:

This deed is made and accepted subject to the following exceptions to warranty: 1) prior reservation of a 30 foot wide right-of-way and easement for ingress and egress by John E. Tyler and wife, Shirley Tyler as described in the deed recorded at Document #9814283, Official Records, Williamson County, Texas; 2) Easement dated 6-15-37 from J.P. Carlson to Texas Power & Light Co., recorded in Volume 288, Page 29, Deed Records, Williamson County, Texas; 3) Easement dated 11-7-45 from Mrs. Annie M. Carlson to Texas Power & Light Co., recorded in Volume 333, Page 432, Deed Records, Williamson County, Texas; 4) Easement dated 6-25-47 from Mrs. Annie M. Carlson to Texas Power & Light Co., recorded in Volume 346, Page 130, Deed Records, Williamson County, Texas; 5) all presently recorded instruments, other than liens and conveyances, that affect the property; 6) any discrepancies, conflicts, or shortages in area or boundary lines; 7) any encroachments, or protrusions, or overlapping of improvements; 8) all rights, obligations, and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of the Brushy Creek Water Control and Improvement District No. 1 of Williamson and Milam Counties; and taxes for 1998, the payment of which Grantee assumes, and subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes.

BEING 4.77 acres of land, situated in the Samuel C. Jones Survey, Abstract No. 352, Williamson County, Texas, said land being a portion of that certain tract of land, called 120 acres, as conveyed to John E. Tyler by deed as recorded in Volume 365, Page 574, of the Deed Records of Williamson County, Texas. Surveyed on the ground in the month of May, 1996, under the supervision of Don H. Bizzell, Registered Professional Land Surveyor, and being more particularly described as follows;

THENCE, S 80° 42' 15" E, 1,042.97 feet to an iron pin set on the east line of the said Tyler tract, being the west line of that certain tract of land, called 64.6 acres of land, as conveyed to Henry P. Hooper, III and wife, Elvira Hooper, by deed as recorded in Volume 607, Page 707 of the Deed Records of Williamson County, Texas, for the Southeast corner of the said Norman tract, for the Northeast corner hereof;

THENCE, with a fence, N 71° 30' W, 29.92 feet to a 40d nail set; N 59° 48' W, 632.54 feet to an iron pin set; N 81° 01' 30" W, 97.31 feet to an iron pin set and N 82° 39' W, 322.42 feet to an iron pin set at a fence corner, on the west line of the said Tyler tract, being east line of the said Randig tract, for the Southwest corner hereof;

Note: The above-described 4.77 acre tract of land is subject to a proposed 30-Foot-Wide Access Easement along the entire east line.

STATE OF TEXAS {
COUNTY OF WILLIAMSON {

KNOW ALL MEN BY THESE PRESENTS:

To certify which, witness my hand and seal at Georgetown, Williamson County, Texas, this the 10th day of November, 1997 A.D.

Chas. H. ...

Don H Rizzell

SPECIAL WARRANTY DEED

Date: January 24, 1990

2908

Grantor: ISAAC W. NORMAN and FRANCES T. NORMAN, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address (including county): Rt. 1, Box 108, Taylor, Texas 76574

Grantee: ROY M. LESSNER and WYNETTE LESSNER

Grantee's Mailing Address (including county): Rt. 1, Box 110, Taylor, Texas 76574

Consideration:

Cash and other valuable consideration

Property (including any improvements):

All that certain tract of land in Williamson County, Texas, being a part of the William Mullen Survey, and more fully described by metes and bounds as follows:

BEGINNING at a point of intersection between the North line of the Rice's Crossing and Hutto Public Road and the East line of a tract of 59 1/2 acres of land, more or less, as described in a Deed dated February 2, 1886 from W. P. Lewis to M. R. Kennedy, and recorded at Volume 41, Page 181 of the Deed Records of Williamson County, Texas;

THENCE North 10 East with the East line of said 59 1/2 acre tract, 345.8 feet to a stake for the Northeast corner hereof;

THENCE North 80 West 126 feet to a stake for the Northwest corner hereof;

THENCE South 10 West 345.8 feet to a stake in the North line of said Rice's Crossing and Hutto Public Road for the Southwest corner hereof;

THENCE South 80 East 126 feet to the place of BEGINNING and containing one (1) acre of land, more or less;

AND being the same tract of land described in a Deed dated December 15th, 1960 from Robert Rickard, et al to Chas. A. Kuhn and wife, Bessie Kuhn, being the Grantors herein, and recorded at Volume 442, Page 380 of the Deed Records of Williamson County, Texas;

OFFICIAL RECORDS
WILLIAMSON COUNTY, TEXAS

INCLUDING all improvements thereon, which are hereby sold in "AS IS" condition:

SUBJECT TO any easements, whether apparent on the ground or of record, affecting said property, any presently existing, valid restrictions of record affecting said property, and all taxes for 1983 and subsequent years.

Reservations from and Exceptions to Conveyance and Warranty:

This Deed is subject to all easements, restrictions, conditions, covenants, and other instruments of record.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, successors to warrant and forever defend all singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and 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, when the claim is by, through, or under Grantor but not otherwise.

When the context requires, singular nouns and pronouns include the plural.

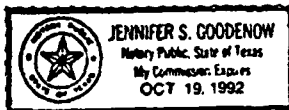

ISAAC W. NORMAN


FRANCES T. NORMAN

STATE OF TEXAS

COUNTY OF WILLIAMSON

This instrument was acknowledged before me on the 24th day
of January, 1990, by ISAAC W. NORMAN.



Jennifer S. Goodenow
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS

COUNTY OF WILLIAMSON

This instrument was acknowledged before me on the 24th day
of January, 1990, by FRANCES T. NORMAN.



Sandra Kim Bigon
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS COUNTY OF WILLIAMSON
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 Volume
and Page of the named RECORDS of Williamson
County, Texas, as stamped hereon by me, on

JAN 30 1990



James H. Bogle
COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

FILED FOR RECORD
WILLIAMSON COUNTY, TEXAS
1990 JAN 29 AM 9:39
James H. Bogle
COUNTY CLERK

heirs, personal representatives, successors, and assigns, to warrant and forever defend all and singular the Property unto Grantee and her heirs, personal representatives, successors, and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

EXECUTED this 21st day of December, A.D., 1993.

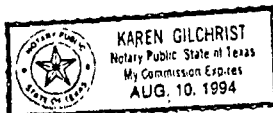
Isaac W. Norman
ISAAC W. NORMAN

Frances Tyler Norman
FRANCES TYLER NORMAN

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 21st day of December, 1993,
by ISAAC W. NORMAN.

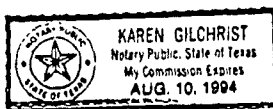


Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 21st day of December, 1993,
by FRANCES TYLER NORMAN.



Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

FIELD NOTES:
0.474 ACRES

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN WILLIAMSON COUNTY, TEXAS, OUT OF THE N. FARLEY SURVEY, BEING THAT IDENTICAL PARCEL OF LAND AS CONVEYED TO TOM HUGHES, H. BLACK, AND Z. CARTER, TRUSTEES OF THE SWENSON GROVE MISSIONARY BAPTIST CHURCH BY DEED AS RECORDED IN VOLUME , PAGE , DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAVE AND EXCEPT THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF TEXAS BY DEED AS RECORDED IN VOLUME 386, PAGE 482, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron pin found set in the line of a wire fence, said fence being the east line of a tract of land described in a deed as recorded in volume 326, Page 305, Deed Records of Williamson County, Texas, said point being 40.00 feet right and opposite highway station 241+10.4 the centerline of F.M. 1660;

THENCE, with the south line of F.M. Highway 1660, North $56^{\circ}45'$ West, 94.40 feet to the beginning of a curve to the left with radius of 1392.69 feet;

THENCE, with the line of a curve to the left, an arc distance of 44.71 feet to an iron pin set, said curve having a chord bearing of North $57^{\circ}15'$ West, and chord distance of 44.71 feet;

THENCE, South $07^{\circ}43'30''$ West, 191.20, with the west line of the tract herein described as fenced and occupied upon the ground to a fence post corner;

THENCE, South $79^{\circ}00'45''$ East, 124.00 feet, with the south line hereof, as fenced and occupied upon the ground to a fence post corner, the southeast corner hereof;

THENCE, North $08^{\circ}34'$ West, with the line of a wire fence, 138.98 feet, to the point of BEGINNING, and containing 0.474 acres of land, more or less.

EXHIBIT "A"

VOL. 2437 PAGE 0321

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more particularly described by metes and bounds as follows, to wit:

BEGINNING at an iron stake in the west margin of a 10 foot wide Field Road and at the southwest corner of the Stan Komondosky 113.6 acres tract for the northwest corner of this, and the northwest corner of said Hooper Tract.

THENCE S 80° E 1037.5 feet with the south line of Komondosky Tract to a fence post at its southeast corner in the west line of the M.R. Kennedy Tract for the northeast corner of this, and the northeast corner of said Hooper Tract.

THENCE S 10° W with the east line of said Hooper Tract 4758 feet to a point in Farm Road 1660 and at the northeast corner of a tract that was conveyed to Tom Hughes, et al, Trustees of the Swenson Grove Missionary Baptist Church by H.P. Hooper, et ux, by Deed dated 3 March, 1947, of record in Volume 337, Page 630, of the Williamson County Deed Records for a corner of this.

THENCE N 80° W 126 feet with the south margin of the Old Rices Crossing and Hutto Road and the north line of said Church Tract to an iron stake and fenced corner at the northwest corner of said Church Tract for a corner of this.

THENCE S 10° W 150 feet with the west line of said Church Tract as fenced to a fence corner and iron stake at its southwest corner for a corner of this.

THENCE S 60° E 126 feet with the south line of said Church Tract as fenced to an iron pipe and fence corner at its southeast corner in the east line of said Hooper Tract for a corner of this.

THENCE S 10° W 604 feet with the east line of said Hooper Tract as evidenced on the ground to its southeast corner in the center of Brushy Creek for the southeast corner of this.

THENCE up the center of said Brushy Creek N 83° W 100 feet, N 40° W 85 feet N 83° W 218 feet and S 52° 43' W 315 feet to the most southerly southwest corner of said Hooper Tract for the most southerly southwest corner of this.

THENCE N 10° E crossing the said Old Rices Crossing Road and also Crossing the Farm Road 1660 at 1216 feet an iron stake at the northeast corner of a 2.5 acres that was conveyed to Louis Krueger by Deed of record in Volume 323, Page 635, of the Williamson County Deed Records for a corner of this.

THENCE N 75° W 442.5 feet with the north line of said 2.5 acres to an iron stake found at its northwest corner for the most westerly southwest corner of this in the west line of said Hooper Tract and on the east side of said Field Road.

THENCE N 10° E with the west line of said Hooper Tract at 2351 feet cross the center of said Field Road and at 4451 feet in all to the place of beginning containing 120.87 acres save and except the following three parcels: 1.095 acres in the Right of Way of Farm Road 1660, 0.068 acres in a drainage easement at station 238+00 of said Farm Road and 0.482 acres in Old Rices Crossing to Hutto Road Right of Way and leaving 119 acres exclusive of all exceptions as surveyed on the ground on February 21, 1964, by Charles L. Miller, a Registered Public Surveyor in the State of Texas.

FILED FOR RECORD
WILLIAMSON COUNTY, TX.

1993 DEC 27 PM 2:31

Alain Pargell
COUNTY CLERK

STATE OF TEXAS COUNTY OF WILLIAMSON
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 Volume
and Page of the named RECORDS of Williamson
County, Texas, as stamped hereon by me, on

DEC 27 1993



Alain Pargell
COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

993

GIFT DEED

STATE OF TEXAS

*

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF WILLIAMSON

*

That I, ISAAC W. NORMAN, and wife, FRANCES TYLER NORMAN (Grantors), of the County of Williamson, State of Texas, for and in consideration of the love and affection which we have and bear unto and toward our daughter, WYNETTE NORMAN LESSNER, HAVE GIVEN, GRANTED, AND CONVEYED, and by these presents DO HEREBY GIVE, GRANT, AND CONVEY unto the said WYNETTE NORMAN LESSNER, Route 1, Box 110, Taylor, Williamson County, Texas, as her sole and separate property and estate, an undivided 1/7 interest in that certain real estate (the "Property") lying and being situated in Williamson County, Texas, more particularly as follows:

.474 acres out of the M. Farley Survey, Williamson County, Texas, described in a deed to Isaac W. Norman from Hence Black, Jr., Alfred Brown, and Leo Zachary, Trustees of the Swenson Grove Missionary Baptist Church, dated May 4, 1984, and recorded in Volume 1010, Page 398 of the Deed Records of Williamson County, Texas, further described by metes and bounds in Exhibit "A", attached hereto and made a part hereof, and;

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more fully described by metes and bounds in Exhibit "A", attached hereto and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty: Subject to any easements and restrictions of record, and any valid and subsisting Oil, Gas and Mineral Leases.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging and any right, title, and interest of Grantor in and to adjacent streets, alleys, and rights-of-way, unto the said Grantee, her heirs, personal representatives, successors, and assigns forever and Grantor does hereby bind themselves, their heirs, personal representatives, successors, and assigns, to warrant and forever defend all and

OFFICIAL RECORDS
WILLIAMSON COUNTY, TEXAS

singular the Property unto Grantee and her heirs, personal representatives, successors, and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

EXECUTED this 3rd day of January, A.D., 1994.

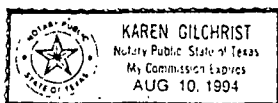
Isaac W. Norman
ISAAC W. NORMAN

Frances Tyler Norman
FRANCES TYLER NORMAN

THE STATE OF TEXAS. *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 3rd day of January, 1994,
by ISAAC W. NORMAN.

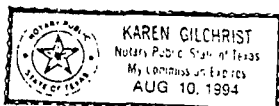


Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 3rd day of January, 1994,
by FRANCES TYLER NORMAN.



Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

C:\WP\DOCS\LANW\DNORMAN.LTS

EXHIBIT "A"

FIELD NOTES:
0.474 ACRES

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN WILLIAMSON COUNTY, TEXAS, OUT OF THE N. FARLEY SURVEY, BEING THAT IDENTICAL PARCEL OF LAND AS CONVEYED TO TOM HUGHES, H. BLACK, AND Z. CARTER, TRUSTEES OF THE SWENSON GROVE MISSIONARY BAPTIST CHURCH BY DEED AS RECORDED IN VOLUME , PAGE , DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAVE AND EXCEPT THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF TEXAS BY DEED AS RECORDED IN VOLUME 386, PAGE 482, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron pin found set in the line of a wire fence, said fence being the east line of a tract of land described in a deed as recorded in volume 326, Page 305, Deed Records of Williamson County, Texas, said point being 40.00 feet right and opposite highway station 241+10.4 the centerline of F.M. 1660;

THENCE, with the south line of F.M. Highway 1660, North $56^{\circ}45'$ West, 94.40 feet to the beginning of a curve to the left, with radius of 1392.69 feet;

THENCE, with the line of a curve to the left, an arc distance of 44.71 feet to an iron pin set, said curve having a chord bearing of North $57^{\circ}15'$ West, and chord distance of 44.71 feet;

THENCE, South $07^{\circ}43'30''$ West, 191.20, with the west line of the tract herein described as fenced and occupied upon the ground to a fence post corner;

THENCE, South $79^{\circ}00'45''$ East, 124.00 feet, with the south line hereof, as fenced and occupied upon the ground to a fence post corner, the southeast corner hereof;

THENCE, North $08^{\circ}34'$ West, with the line of a wire fence, 138.98 feet, to the point of BEGINNING, and containing 0.474 acres of land, more or less.

EXHIBIT "A"

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more particularly described by metes and bounds as follows, to wit:

BEGINNING at an iron stake in the west margin of a 10 foot wide Field Road and at the southwest corner of the Stan Komondosky 113.6 acres tract for the northwest corner of this, and the northwest corner of said Hooper Tract.

THENCE S 80° E 1037.5 feet with the south line of Komondosky Tract to a fence post at its southeast corner in the west line of the M.R. Kennedy Tract for the northeast corner of this, and the northeast corner of said Hooper Tract.

THENCE S 10° W with the east line of said Hooper Tract 4758 feet to a point in Farm Road 1660 and at the northeast corner of a tract that was conveyed to Tom Hughes, et al, Trustees of the Swenson Grove Missionary Baptist Church by H.P. Hooper, et ux, by Deed dated 3 March, 1947, of record in Volume 337, Page 630, of the Williamson County Deed Records for a corner of this.

THENCE N 80° W 126 feet with the south margin of the Old Rices Crossing and Hutto Road and the north line of said Church Tract to an iron stake and fenced corner at the northwest corner of said Church Tract for a corner of this.

THENCE S 10° W 150 feet with the west line of said Church Tract as fenced to a fence corner and iron stake at its southwest corner for a corner of this.

THENCE S 60° E 126 feet with the south line of said Church Tract as fenced to an iron pipe and fence corner at its southeast corner in the east line of said Hooper Tract for a corner of this.

THENCE S 10° W 604 feet with the east line of said Hooper Tract as evidenced on the ground to its southeast corner in the center of Brushy Creek for the southeast corner of this.

THENCE up the center of said Brushy Creek N 83° W 100 feet, N 40° W 85 feet N 83° W 218 feet and S 52° 43' W 315 feet to the most southerly southwest corner of said Hooper Tract for the most southerly southwest corner of this.

THENCE N 10° E crossing the said Old Rices Crossing Road and also Crossing the Farm Road 1660 at 1216 feet an iron stake at the northeast corner of a 2.5 acres that was conveyed to Louis Krueger by Deed of record in Volume 323, Page 635, of the Williamson County Deed Records for a corner of this.

THENCE N 75° W 442.5 feet with the north line of said 2.5 acres to an iron stake found at its northwest corner for the most westerly southwest corner of this in the west line of said Hooper Tract and on the east side of said Field Road.

THENCE N 10° E with the west line of said Hooper Tract at 2351 feet cross the center of said Field Road and at 4451 feet in all to the place of beginning containing 120.87 acres save and except the following three parcels: 1.095 acres in the Right of Way of Farm Road 1660, 0.068 acres in a drainage easement at station 238+00 of said Farm Road and 0.482 acres in Old Rices Crossing to Hutto Road Right of Way and leaving 119 acres exclusive of all exceptions as surveyed on the ground on February 21, 1964, by Charles L. Miller, a Registered Public Surveyor in the State of Texas.

STATE OF TEXAS COUNTY OF WILLIAMSON
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 Volume
and Page of the named RECORDS of Williamson
County, Texas, as stamped hereon by me, on



JAN 6 1994
Charles L. Miller
COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

FILED FOR RECORD
1994 JAN -6 PM 12:38
Charles L. Miller

GIFT DEED

STATE OF TEXAS

COUNTY OF WILLIAMSON

*
*
*

KNOW ALL MEN BY THESE PRESENTS:

That I, ISAAC W. NORMAN, and wife, FRANCES TYLER NORMAN (Grantors), of the County of Williamson, State of Texas, for and in consideration of the love and affection which we have and bear unto and toward our daughter, WYNETTE NORMAN LESSNER, HAVE GIVEN, GRANTED, AND CONVEYED, and by these presents DO HEREBY GIVE, GRANT, AND CONVEY unto the said WYNETTE NORMAN LESSNER, Route 1, Box 110, Taylor, Williamson County, Texas, as her sole and separate property and estate, an undivided 1/7 interest in that certain real estate (the "Property") lying and being situated in Williamson County, Texas, more particularly as follows:

.474 acres out of the M. Farley Survey, Williamson County, Texas, described in a deed to Isaac W. Norman from Hence Black, Jr., Alfred Brown, and Leo Zachary, Trustees of the Swenson Grove Missionary Baptist Church, dated May 4, 1984, and recorded in Volume 1010, Page 398 of the Deed Records of Williamson County, Texas, further described by metes and bounds in Exhibit "A", attached hereto and made a part hereof, and;

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more fully described by metes and bounds in Exhibit "A", attached hereto and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty: Subject to any easements and restrictions of record, and any valid and subsisting Oil, Gas and Mineral Leases.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging and any right, title, and interest of Grantor in and to adjacent streets, alleys, and rights-of-way, unto the said Grantee, her heirs, personal representatives, successors, and assigns forever and Grantor does hereby bind themselves, their heirs, personal representatives, successors, and assigns, to warrant and forever defend all and

OFFICIAL RECORDS
WILLIAMSON COUNTY, TEXAS

singular the Property unto Grantee and her heirs, personal representatives, successors, and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

EXECUTED this 16th day of January, A.D., 1995.

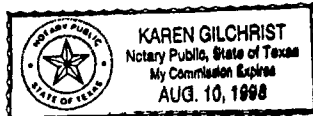
Isaac W. Norman
ISAAC W. NORMAN

Frances Tyler Norman
FRANCES TYLER NORMAN

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 16th day of January, 1995,
by ISAAC W. NORMAN.

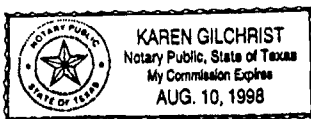


Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 17th day of January, 1995,
by FRANCES TYLER NORMAN.



Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

C:\WPDOCS\LAN\WD\NORMAN.LES

FIELD NOTES:
0.474 ACRES

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN WILLIAMSON COUNTY, TEXAS, OUT OF THE N. FARLEY SURVEY, BEING THAT IDENTICAL PARCEL OF LAND AS CONVEYED TO TOM HUGHES, H. BLACK, AND Z. CARTER, TRUSTEES OF THE SWENSON GROVE MISSIONARY BAPTIST CHURCH BY DEED AS RECORDED IN VOLUME , PAGE , DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAVE AND EXCEPT THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF TEXAS BY DEED AS RECORDED IN VOLUME 386 PAGE 482, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron pin found set in the line of a wire fence, said fence being the east line of a tract of land described in a deed as recorded in volume 326, Page 305, Deed Records of Williamson County, Texas, said point being 40.00 feet right and opposite highway station 241/10.4 the centerline of F.M. 1660;

THENCE, with the south line of F.M. Highway 1660, North $56^{\circ}45'$ West, 94.40 feet to the beginning of a curve to the left, with radius of 1392.69 feet;

THENCE, with the line of a curve to the left, an arc distance of 44.71 feet to an iron pin set, said curve having a chord bearing of North $57^{\circ}15'$ West, and chord distance of 44.71 feet;

THENCE, South $07^{\circ}43'30''$ West, 191.20, with the west line of the tract herein described as fenced and occupied upon the ground to a fence post corner;

THENCE, South $79^{\circ}00'45''$ East, 124.00 feet, with the south line hereof, as fenced and occupied upon the ground to a fence post corner, the southeast corner hereof;

THENCE, North $00^{\circ}34'$ West, with the line of a wire fence, 130.98 feet, to the point of BEGINNING, and containing 0.474 acres of land, more or less.

EXHIBIT "A"

VOL. 2666 PAGE 0945

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more particularly described by metes and bounds as follows, to wit:

BEGINNING at an iron stake in the west margin of a 10 foot wide Field Road and at the southwest corner of the Stan Komondosky 113.6 acres tract for the northwest corner of this, and the northwest corner of said Hooper Tract.

THENCE S 80° E 1037.5 feet with the south line of Komondosky Tract to a fence post at its southeast corner in the west line of the M.R. Kennedy Tract for the northeast corner of this, and the northeast corner of said Hooper Tract.

THENCE S 10° W with the east line of said Hooper Tract 4758 feet to a point in Farm Road 1660 and at the northeast corner of a tract that was conveyed to Tom Hughes, et al, Trustees of the Swenson Grove Missionary Baptist Church by H.P. Hooper, et ux, by Deed dated 3 March, 1947, of record in Volume 337, Page 630, of the Williamson County Deed Records for a corner of this.

THENCE N 80° W 126 feet with the south margin of the Old Rices Crossing and Hutto Road and the north line of said Church Tract to an iron stake and fenced corner at the northwest corner of said Church Tract for a corner of this.

THENCE S 10° W 150 feet with the west line of said Church Tract as fenced to a fence corner and iron stake at its southwest corner for a corner of this.

THENCE S 60° E 126 feet with the south line of said Church Tract as fenced to an iron pipe and fence corner at its southeast corner in the east line of said Hooper Tract for a corner of this.


THENCE S 10° W 604 feet with the east line of said Hooper Tract as evidenced on the ground to its southeast corner in the center of Brushy Creek for the southeast corner of this.

THENCE up the center of said Brushy Creek N 83° W 100 feet, N 40° W 85 feet N 83° W 218 feet and S 52° 43' W 315 feet to the most southerly southwest corner of said Hooper Tract for the most southerly southwest corner of this.

THENCE N 10° E crossing the said Old Rices Crossing Road and also Crossing the Farm Road 1660 at 1216 feet an iron stake at the northeast corner of a 2.5 acres that was conveyed to Louis Krueger by Deed of record in Volume 323, Page 635, of the Williamson County Deed Records for a corner of this.

THENCE N 75° W 442.5 feet with the north line of said 2.5 acres to an iron stake found at its northwest corner for the most westerly southwest corner of this in the west line of said Hooper Tract and on the east side of said Field Road.

THENCE N 10° E with the west line of said Hooper Tract at 2351 feet cross the center of said Field Road and at 4451 feet in all to the place of beginning containing 120.87 acres save and except the following three parcels: 1.095 acres in the Right of Way of Farm Road 1660, 0.068 acres in a drainage easement at station 238+00 of said Farm Road and 0.482 acres in Old Rices Crossing to Hutto Road Right of Way and leaving 119 acres exclusive of all exceptions as surveyed on the ground on February 21, 1964, by Charles L. Miller, a Registered Public Surveyor in the State of Texas.

THE STATE OF TEXAS
COUNTY OF WILLIAMSON
This is to certify that this document was FILED and
RECORDED in the Official Public Records of
Williamson County, Texas on the date and time
stamped thereon.
 *Elaine Bizzell*
COUNTY CLERK
WILLIAMSON COUNTY, TEXAS

Doc# : 9502633
Rec. \$ 15.00
Date : 01-19-1995
Time : 02:25:20 P.M.
Filed & Recorded in
Official Records
of WILLIAMSON County, TX.
ELAINE BIZZELL
COUNTY CLERK

GIFT DEED

STATE OF TEXAS

54867

COUNTY OF WILLIAMSON

KNOW ALL MEN BY THESE PRESENTS:

That I, ISAAC W. NORMAN, and wife, FRANCES TYLER NORMAN (Grantors), of the County of Williamson, State of Texas, for and in consideration of the love and affection which we have and bear unto and toward our daughter, WYNETTE NORMAN LESSNER, HAVE GIVEN, GRANTED, AND CONVEYED, and by these presents DO HEREBY GIVE, GRANT, AND CONVEY unto the said WYNETTE NORMAN LESSNER, Route 1, Box 110, Taylor, Williamson County, Texas, as her sole and separate property and estate, an undivided 1/7 interest in that certain real estate (the "Property") lying and being situated in Williamson County, Texas, more particularly as follows:

.474 acres out of the M. Farley Survey, Williamson County, Texas, described in a deed to Isaac W. Norman from Hence Black, Jr., Alfred Brown, and Leo Zachary, Trustees of the Swenson Grove Missionary Baptist Church, dated May 4, 1984, and recorded in Volume 1010, Page 398 of the Deed Records of Williamson County, Texas, further described by metes and bounds in Exhibit "A", attached hereto and made a part hereof, and;

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more fully described by metes and bounds in Exhibit "A", attached hereto and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty: Subject to any easements and restrictions of record, and any valid and subsisting Oil, Gas and Mineral Leases.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging and any right, title, and interest of Grantor in and to adjacent streets, alleys, and rights-of-way, unto the said Grantee, her heirs, personal representatives, successors, and assigns forever and Grantor does hereby bind themselves, their

OFFICIAL RECORDS
WILLIAMSON COUNTY, TEXAS

GIFT DEED

STATE OF TEXAS *
 * KNOW ALL MEN BY THESE PRESENTS:
 COUNTY OF WILLIAMSON *

That I, ISAAC W. NORMAN, and wife, FRANCES TYLER NORMAN (Grantors), of the County of Williamson, State of Texas, for and in consideration of the love and affection which we have and bear unto and toward our daughter, WYNETTE NORMAN LESSNER, HAVE GIVEN, GRANTED, AND CONVEYED, and by these presents DO HEREBY GIVE, GRANT, AND CONVEY unto the said WYNETTE NORMAN LESSNER, Route 1, Box 110, Taylor, Williamson County, Texas, as her sole and separate property and estate, an undivided 1/7 interest in that certain real estate (the "Property") lying and being situated in Williamson County, Texas, more particularly as follows:

.474 acres out of the M. Farley Survey, Williamson County, Texas, described in a deed to Isaac W. Norman from Hence Black, Jr., Alfred Brown, and Leo Zachary, Trustees of the Swenson Grove Missionary Baptist Church, dated May 4, 1984, and recorded in Volume 1010, Page 398 of the Deed Records of Williamson County, Texas, further described by metes and bounds in Exhibit "A", attached hereto and made a part hereof, and;

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more fully described by metes and bounds in Exhibit "A", attached hereto and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty: Subject to any easements and restrictions of record, and any valid and subsisting Oil, Gas and Mineral Leases.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging and any right, title, and interest of Grantor in and to adjacent streets, alleys, and rights-of-way, unto the said Grantee, her heirs, personal representatives, successors, and assigns forever and Grantor does hereby bind themselves, their heirs, personal representatives, successors, and assigns, to warrant and forever defend all and

OFFICIAL RECORDS
 WILLIAMSON COUNTY, TEXAS

singular the Property unto Grantee and her heirs, personal representatives, successors, and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

EXECUTED this 16th day of January, A.D., 1996.

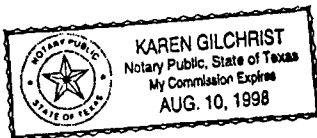
Isaac W. Norman
ISAAC W. NORMAN

Frances Tyler Norman
FRANCES TYLER NORMAN

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 16th day of January, 1996,
by ISAAC W. NORMAN.

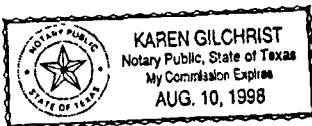


Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 17th day of January, 1996,
by FRANCES TYLER NORMAN.



Karen Gilchrist
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

C:\WP\DOCS\LAW\WD\NORMAN.LES

EXHIBIT "A"

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more particularly described by metes and bounds as follows, to wit:

BEGINNING at an iron stake in the west margin of a 10 foot wide Field Road and at the southwest corner of the Stan Komondosky 113.6 acres tract for the northwest corner of this, and the northwest corner of said Hooper Tract.

THENCE S 80° E 1037.5 feet with the south line of Komondosky Tract to a fence post at its southeast corner in the west line of the M.R. Kennedy Tract for the northeast corner of this, and the northeast corner of said Hooper Tract.

THENCE S 10° W with the east line of said Hooper Tract 4758 feet to a point in Farm Road 1660 and at the northeast corner of a tract that was conveyed to Tom Hughes, et al, Trustees of the Swenson Grove Missionary Baptist Church by H.P. Hooper, et ux, by Deed dated 3 March, 1947, of record in Volume 337, Page 630, of the Williamson County Deed Records for a corner of this.

THENCE N 80° W 126 feet with the south margin of the Old Rices Crossing and Hutto Road and the north line of said Church Tract to an iron stake and fenced corner at the northwest corner of said Church Tract for a corner of this.

THENCE S 10° W 150 feet with the west line of said Church Tract as fenced to a fence corner and iron stake at its southwest corner for a corner of this.

THENCE S 60° E 126 feet with the south line of said Church Tract as fenced to an iron pipe and fence corner at its southeast corner in the east line of said Hooper Tract for a corner of this.

THENCE S 10° W 604 feet with the east line of said Hooper Tract as evidenced on the ground to its southeast corner in the center of Brushy Creek for the southeast corner of this.

THENCE up the center of said Brushy Creek N 83° W 100 feet, N 40° W 85 feet N 83° W 218 feet and S 52° 43' W 315 feet to the most southerly southwest corner of said Hooper Tract for the most southerly southwest corner of this.

THENCE N 10° E crossing the said Old Rices Crossing Road and also Crossing the Farm Road 1660 at 1216 feet an iron stake at the northeast corner of a 2.5 acres that was conveyed to Louis Krueger by Deed of record in Volume 323, Page 635, of the Williamson County Deed Records for a corner of this.

THENCE N 75° W 442.5 feet with the north line of said 2.5 acres to an iron stake found at its northwest corner for the most westerly southwest corner of this in the west line of said Hooper Tract and on the east side of said Field Road.

THENCE N 10° E with the west line of said Hooper Tract at 2351 feet cross the center of said Field Road and at 4451 feet in all to the place of beginning containing 120.87 acres save and except the following three parcels: 1.095 acres in the Right of Way of Farm Road 1660, 0.068 acres in a drainage easement at station 238+00 of said Farm Road and 0.482 acres in Old Rices Crossing to Hutto Road Right of Way and leaving 119 acres exclusive of all exceptions as surveyed on the ground on February 21, 1964, by Charles L. Miller, a Registered Public Surveyor in the State of Texas.

EXHIBIT "A"

FIELD NOTES:
0.474 ACRES

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN WILLIAMSON COUNTY, TEXAS, OUT OF THE N. FARLEY SURVEY, BEING THAT IDENTICAL PARCEL OF LAND AS CONVEYED TO TOM HUGHES, H. BLACK, AND Z. CARTER, TRUSTEES OF THE SWENSON GROVE MISSIONARY BAPTIST CHURCH BY DEED AS RECORDED IN VOLUME , PAGE , DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAVE AND EXCEPT THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF TEXAS BY DEED AS RECORDED IN VOLUME 386 PAGE 482, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron pin found set in the line of a wire fence, said fence being the east line of a tract of land described in a deed as recorded in volume 326, Page 305, Deed Records of Williamson County, Texas, said point being 40.00 feet right and opposite highway station 241+10.4 the centerline of F.M. 1660;

THENCE, with the south line of F.M. Highway 1660, North 56°45' West, 94.40 feet to the beginning of a curve to the left with radius of 1392.69 feet;

THENCE, with the line of a curve to the left, an arc distance of 44.71 feet to an iron pin set, said curve having a chord bearing of North 57°15' West, and chord distance of 44.71 feet;

THENCE, South 07°43'30" West, 191.20, with the west line of the tract herein described as fenced and occupied upon the ground to a fence post corner;

THENCE, South 79°00'45" East, 124.00 feet, with the south line hereof, as fenced and occupied upon the ground to a fence post corner, the southeast corner hereof;

THENCE, North 08°34' West, with the line of a wire fence, 138.98 feet, to the point of BEGINNING, and containing 0.474 acres of land, more or less.

Doc# 9603123
Pages: 4
Date : 01-22-1996
Time : 10:18:58 A.M.
Filed & Recorded in
Official Records
of WILLIAMSON County, TX.
ELAINE BIZZELL
COUNTY CLERK
Rec. \$ 15.00

RECORDERS MEMORANDUM

All or parts of the text on this page was not
clearly legible for satisfactory recordation.

GIFT DEED

STATE OF TEXAS

*

KNOW ALL MEN BY THESE PRESENTS:

*

COUNTY OF WILLIAMSON

*

That I, ISAAC W. NORMAN, and wife, FRANCES TYLER NORMAN (Grantors), of the County of Williamson, State of Texas, for and in consideration of the love and affection which we have and bear unto and toward our daughter, WYNETTE NORMAN LESSNER, HAVE GIVEN, GRANTED, AND CONVEYED, and by these presents DO HEREBY GIVE, GRANT, AND CONVEY unto the said WYNETTE NORMAN LESSNER, Route 1, Box 110, Taylor, Williamson County, Texas, as her sole and separate property and estate, an undivided 1/7 interest in that certain real estate (the "Property") lying and being situated in Williamson County, Texas, more particularly as follows:

.474 acres out of the M. Farley Survey, Williamson County, Texas, described in a deed to Isaac W. Norman from Hence Black, Jr., Alfred Brown, and Leo Zachary, Trustees of the Swenson Grove Missionary Baptist Church, dated May 4, 1984, and recorded in Volume 1010, Page 398 of the Deed Records of Williamson County, Texas, further described by metes and bounds in Exhibit "A", attached hereto and made a part hereof, and;

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more fully described by metes and bounds in Exhibit "A", attached hereto and made a part hereof.

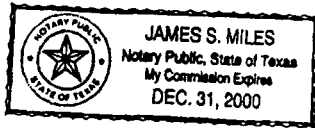
Reservations from and Exceptions to Conveyance and Warranty: Subject to any easements and restrictions of record, and any valid and subsisting Oil, Gas and Mineral Leases.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging and any right, title, and interest of Grantor in and to adjacent streets, alleys, and rights-of-way, unto the said Grantee, her heirs, personal representatives, successors, and assigns forever and Grantor does hereby bind themselves, their heirs, personal representatives, successors, and assigns, to warrant and forever defend all and

OFFICIAL RECORDS
WILLIAMSON COUNTY, TEXAS

singular the Property unto Grantee and her heirs, personal representatives, successors, and assigns,
against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

EXECUTED this 28th day of January, A.D., 1997.



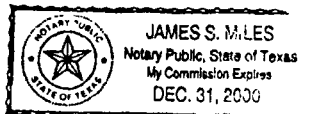
Isaac W. Norman
ISAAC W. NORMAN

Frances Tyler Norman
FRANCES TYLER NORMAN

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 28th day of January, 1997, by
ISAAC W. NORMAN.

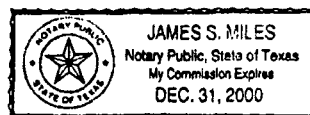


James S. Miles
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

THE STATE OF TEXAS *

COUNTY OF WILLIAMSON *

This instrument was acknowledged before me on the 28th day of January, 1997, by
FRANCES TYLER NORMAN.



James S. Miles
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

C:\WPDOCS\LAN\WD\NORMAN LES

EXHIBIT "A"

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more particularly described by metes and bounds as follows, to wit:

BEGINNING at an iron stake in the west margin of a 10 foot wide Field Road and at the southwest corner of the Stan Komondosky 113.6 acres tract for the northwest corner of this, and the northwest corner of said Hooper Tract.

THENCE S 80° E 1037.5 feet with the south line of Komondosky Tract to a fence post at its southeast corner in the west line of the M.R. Kennedy Tract for the northeast corner of this, and the northeast corner of said Hooper Tract.

THENCE S 10° W with the east line of said Hooper Tract 4758 feet to a point in Farm Road 1660 and at the northeast corner of a tract that was conveyed to Tom Hughes, et al, Trustees of the Swenson Grove Missionary Baptist Church by H.P. Hooper, et ux, by Deed dated 3 March, 1947, of record in Volume 337, Page 630, of the Williamson County Deed Records for a corner of this.

THENCE N 80° W 126 feet with the south margin of the Old Rices Crossing and Hutto Road and the north line of said Church Tract to an iron stake and fenced corner at the northwest corner of said Church Tract for a corner of this.

THENCE S 10° W 150 feet with the west line of said Church Tract as fenced to a fence corner and iron stake at its southwest corner for a corner of this.

THENCE S 60° E 126 feet with the south line of said Church Tract as fenced to an iron pipe and fence corner at its southeast corner in the east line of said Hooper Tract for a corner of this.

THENCE S 10° W 604 feet with the east line of said Hooper Tract as evidenced on the ground to its southeast corner in the center of Brushy Creek for the southeast corner of this.

THENCE up the center of said Brushy Creek N 83° W 100 feet, N 40° W 85 feet N 83° W 218 feet and S 52° 43' W 315 feet to the most southerly southwest corner of said Hooper Tract for the most southerly southwest corner of this.

THENCE N 10° E crossing the said Old Rices Crossing Road and also Crossing the Farm Road 1660 at 1216 feet an iron stake at the northeast corner of a 2.5 acres that was conveyed to Louis Krueger by Deed of record in Volume 323, Page 635, of the Williamson County Deed Records for a corner of this.

THENCE N 75° W 442.5 feet with the north line of said 2.5 acres to an iron stake found at its northwest corner for the most westerly southwest corner of this in the west line of said Hooper Tract and on the east side of said Field Road.

THENCE N 10° E with the west line of said Hooper Tract at 2351 feet cross the center of said Field Road and at 4451 feet in all to the place of beginning containing 120.87 acres save and except the following three parcels: 1.095 acres in the Right of Way of Farm Road 1660, 0.068 acres in a drainage easement at station 238 +00 of said Farm Road and 0.482 acres in Old Rices Crossing to Hutto Road Right of Way and leaving 119 acres exclusive of all exceptions as surveyed on the ground on February 21, 1964, by Charles L. Miller, a Registered Public Surveyor in the State of Texas.

EXHIBIT "A"

FIELD NOTES:
0.474 ACRES

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN WILLIAMSON COUNTY, TEXAS, OUT OF THE H. FARLEY SURVEY, BEING THAT IDENTICAL PARCEL OF LAND AS CONVEYED TO TOM HUGHES, H. BLACK, AND Z. CARTER, TRUSTEES OF THE SWENSON GROVE MISSIONARY BAPTIST CHURCH BY DEED AS RECORDED IN VOLUME , PAGE , DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAVE AND EXCEPT THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF TEXAS BY DEED AS RECORDED IN VOLUME 306 PAGE 402, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron pin found set in the line of a wire fence, said fence being the east line of a tract of land described in a deed as recorded in volume 326, Page 305, Deed Records of Williamson County, Texas, said point being 40.00 feet right and opposite highway station 241/10.4 the centerline of F.M. 1660;

THENCE, with the south line of F.M. Highway 1660, North $56^{\circ}45'$ West, 94.40 feet to the beginning of a curve to the left, with radius of 1392.69 feet;

THENCE, with the line of a curve to the left, an arc distance of 44.71 feet to an iron pin set, said curve having a chord bearing of North $57^{\circ}15'$ West, and chord distance of 44.71 feet;

THENCE, South $07^{\circ}43'30''$ West, 191.20, with the west line of the tract herein described as fenced and occupied upon the ground to a fence post corner;

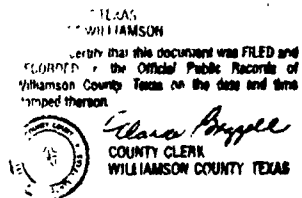
THENCE, South $79^{\circ}00'45''$ East, 124.00 feet, with the south line hereof, as fenced and occupied upon the ground to a fence post corner, the southeast corner hereof;

THENCE, North $08^{\circ}34'$ West, with the line of a wire fence, 130.90 feet, to the point of BEGINNING, and containing 0.474 acres of land, more or less.

RECORDERS MEMORANDUM

All or parts of the text on this page was not
clearly legible for satisfactory recordation.

Doc# 9603123
Pages: 4
Date : 01-22-1996
Time : 10:18:58 A.M.
Filed & Recorded in
Official Records
of WILLIAMSON County, TX.
ELAINE BIZZELL
COUNTY CLERK
Rec. \$ 15.00



Doc# 9704354
Pages: 4
Date : 01-31-1997
Time : 02:02:41 P.M.
Filed & Recorded in
Official Records
of WILLIAMSON County, TX.
ELAINE BIZZELL
COUNTY CLERK
Rec. \$ 15.00

GIFT DEED

STATE OF TEXAS §
 § KNOWN ALL MEN BY THESE PRESENTS:
 COUNTY OF WILLIAMSON §

That we, ISAAC W. NORMAN and wife, FRANCES TYLER NORMAN, (Grantors), of the County of Williamson, State of Texas, for and in consideration of the love and affection which we have and bear unto and toward our daughter, WYNETTE NORMAN LESSNER, HAVE GIVEN, GRANTED, AND CONVEYED, and by these presents DO HEREBY GIVE, GRANT, AND CONVEY unto the said WYNETTE NORMAN LESSNER, Route 1, Box 110, Taylor, Williamson County, Texas, as her sole and separate property and estate, **an undivided 1/7 interest** in that certain real estate (the "Property") lying and being situated in Williamson County, Texas, more particularly as follows:

.474 acres out of the M. Farley Survey, Williamson County, Texas, described in a deed to Isaac W. Norman from Hence Black, Jr., Alfred Brown, and Leo Zachary, Trustees of the Swenson Grove Missionary Baptist Church, dated May 4, 1984, and recorded in Volume 1010, Page 398 of the Deed Records of Williamson County, Texas, further described by metes and bounds in Exhibit "A" attached hereto and made a part hereof, and;


That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H. P. Hooper from Clara Grager, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more fully described by metes and bounds in Exhibit "A" attached hereto and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty: Subject to any easements and restrictions of record, and any valid and subsisting Oil, Gas and Mineral Leases.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any wise belonging and any right, title, and interest of Grantors in and to adjacent streets, alleys, and rights-of-way, unto the said Grantee, her heirs, personal representatives, successors, and assigns forever and Grantors do hereby bind themselves, their heirs, personal representatives, successors, and assigns, to warrant and forever defend all and singular the Property unto Grantee and her heirs, personal representatives, successors, and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

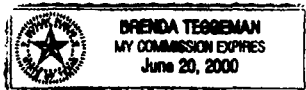
EXECUTED this 8th day of January, A.D., 1998.



ISAAC W. NORMAN


FRANCES TYLER NORMAN

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

This instrument was acknowledged before me on the 8th day of January, 1998, by ISAAC W. NORMAN.




Notary Public in and for
the State of TEXAS

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

This instrument was acknowledged before me on the 8th day
of January, 1998, by FRANCES TYLER NORMAN.

Brenda Tegeman
Notary Public in and for
the State of T E X A S



EXHIBIT "A"

FIELD NOTES;
0.474 ACRES

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN WILLIAMSON COUNTY, TEXAS, OUT OF THE H. FARLEY SURVEY, BEING THAT IDENTICAL PARCEL OF LAND AS CONVEYED TO TOM HUGHES, H. BLACK, AND Z. CARTER, TRUSTEES OF THE SWENSON GROVE MISSIONARY BAPTIST CHURCH BY DEED AS RECORDED IN VOLUME , PAGE , DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, SAVE AND EXCEPT THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF TEXAS BY DEED AS RECORDED IN VOLUME 386 PAGE 482, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron pin found set in the line of a wire fence, said fence being the east line of a tract of land described in a deed as recorded in volume 326, Page 305, Deed Records of Williamson County, Texas, said point being 40.00 feet right and opposite highway station 241710.4 the centerline of F.M. 1660;

THENCE, with the south line of F.M. Highway 1660, North $56^{\circ}45'$ West, 94.40 feet to the beginning of a curve to the left, with radius of 1392.69 feet;

THENCE, with the line of a curve to the left, an arc distance of 44.71 feet to an iron pin set, said curve having a chord bearing of North $57^{\circ}15'$ West, and chord distance of 44.71 feet;

THENCE, South $07^{\circ}43'30''$ West, 191.20, with the west line of the tract herein described as fenced and occupied upon the ground to a fence post corner;

THENCE, South $79^{\circ}00'45''$ East, 124.00 feet, with the south line hereof, as fenced and occupied upon the ground to a fence post corner, the southeast corner hereof;

THENCE, North $08^{\circ}34'$ West, with the line of a wire fence, 138.90 feet, to the point of BEGINNING, and containing 0.474 acres of land, more or less.

RECORDERS MEMORANDUM

All or parts of the text on this page was not
clearly legible for satisfactory recordation.

EXHIBIT "A"

That certain tract or parcel of land, out of and a part of the M. Farley Survey in Williamson County, Texas, originally described as containing 118 acres of land, more or less, in a deed to H.P. Hooper from Clara Granger, et al, dated January 30, 1945, and recorded in Volume 326, Page 305 of the Deed Records of Williamson County, Texas; the tract of land herein conveyed being more particularly described by metes and bounds as follows, to wit:

BEGINNING at an iron stake in the west margin of a 10 foot wide Field Road and at the southwest corner of the Stan Komondosky 113.6 acres tract for the northwest corner of this, and the northwest corner of said Hooper Tract.

THENCE S 80° E 1037.5 feet with the south line of Komondosky Tract to a fence post at its southeast corner in the west line of the M.R. Kennedy Tract for the northeast corner of this, and the northeast corner of said Hooper Tract.

THENCE S 10° W with the east line of said Hooper Tract 4758 feet to a point in Farm Road 1660 and at the northeast corner of a tract that was conveyed to Tom Hughes, et al, Trustees of the Swenson Grove Missionary Baptist Church by H.P. Hooper, et ux, by Deed dated 3 March, 1947, of record in Volume 337, Page 630, of the Williamson County Deed Records for a corner of this.

THENCE N 80° W 126 feet with the south margin of the Old Rices Crossing and Hutto Road and the north line of said Church Tract to an iron stake and fenced corner at the northwest corner of said Church Tract for a corner of this.

THENCE S 10° W 150 feet with the west line of said Church Tract as fenced to a fence corner and iron stake at its southwest corner for a corner of this.

THENCE S 60° E 126 feet with the south line of said Church Tract as fenced to an iron pipe and fence corner at its southeast corner in the east line of said Hooper Tract for a corner of this.

THENCE S 10° W 604 feet with the east line of said Hooper Tract as evidenced on the ground to its southeast corner in the center of Brushy Creek for the southeast corner of this.

THENCE up the center of said Brushy Creek N 83° W 100 feet, N 40° W 85 feet N 83° W 218 feet and S 52° 43' W 315 feet to the most southerly southwest corner of said Hooper Tract for the most southerly southwest corner of this.

THENCE N 10° E crossing the said Old Rices Crossing Road and also Crossing the Farm Road 1660 at 1216 feet an iron stake at the northeast corner of a 2.5 acres that was conveyed to Louis Krueger by Deed of record in Volume 323, Page 635, of the Williamson County Deed Records for a corner of this.

THENCE N 75° W 442.5 feet with the north line of said 2.5 acres to an iron stake found at its northwest corner for the most westerly southwest corner of this in the west line of said Hooper Tract and on the east side of said Field Road.

THENCE N 10° E with the west line of said Hooper Tract at 2351 feet cross the center of said Field Road and at 4451 feet in all to the place of beginning containing 120.87 acres save and except the following three parcels: 1.095 acres in the Right of Way of Farm Road 1660, 0.068 acres in a drainage easement at station 238+00 of said Farm Road and 0.482 acres in Old Rices Crossing to Hutto Road Right of Way and leaving 119 acres exclusive of all exceptions as surveyed on the ground on February 21, 1964, by Charles L. Miller, a Registered Public Surveyor in the State of Texas.

RECORDERS MEMORANDUM

All or parts of the text on this page was not clearly legible for satisfactory recordation.

③ Text W. H., I

Doc# 9801165
Pages: 5
Date : 01-09-1998
Time : 11:57:36 A.M.
Filed & Recorded in
Official Records
of WILLIAMSON County, TX.
ELAINE BIZZELL
COUNTY CLERK
Rec. \$ 17.00