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

GENERAL WARRANTY DEED

THE STATE OF TEXAS §

KNOW ALL MEN BY THESE PRESENTS.

COUNTY OF LIBERTY §

That HIRSCH LAND MANAGEMENT, a Wisconsin General Partnership, acting by and through its duly authorized Partners, for and in consideration of the sum of TEN AND NO/100 (\$10 00) DOLLARS and other good and valuable consideration cash to it in hand paid by PRECAB INCORPORATED, a Texas corporation, the receipt of which is hereby acknowledged, have (subject to the exceptions, reservations and covenants hereinafter set forth) GRANTED, SOLD and CONVEYED, and by these presents do (subject to the exceptions, reservations and covenants hereinafter set forth) GRANT, SELL and CONVEY unto the said PRECAB INCORPORATED, of Liberty County, Texas, whose mailing address is P. O. Box 700, Dayton, Texas 77535, all of its undivided one-half (½) interest in and to that certain lot, tract or parcel of land being 5 00 acres, more or less, in the H & T C RR Company Survey #125, A-261, Liberty County, Texas, said lands being more particularly described in "EXHIBIT A" attached hereto and made a part hereof for all purposes

It is understood and agreed by and between the parties hereto that this conveyance is made subject to any and all zoning laws, regulations and ordinances of municipal or other governmental authority, and any and all exceptions, reservations, restrictions and easements, if any, affecting the above-described property and shown of record among the Records of Liberty County, Texas

It is further understood and agreed between the parties hereto that Grantor herein excepts, reserves and retains unto itself, its successors and assigns, forever, all of the oil, gas, sulphur and other minerals in, on, under and upon the tract of land described above, together with the right of ingress and egress upon said tract of land for the purpose of mining, drilling, producing, saving, extracting and exploring for said oil, gas, sulphur and other minerals, and together with all other rights appurtenant to the ownership of said oil, gas, sulphur and other minerals

TO HAVE AND TO HOLD the above-described premises (subject to the exceptions, reservations and covenants hereinabove set forth), together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said PRECAB, INCORPORATED, its successors and assigns, forever, and the undersigned hereby binds itself, its successors and assigns, to WARRANT and FOREVER DEFEND all and singular the said premises (subject to the exceptions, reservations and covenants hereinabove set forth), unto the said PRECAB INCORPORATED, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof

IN TESTIMONY WHEREOF, Witness our hands this the 6th day of May, A D , 2005

HIRSCH LAND MANAGEMENT

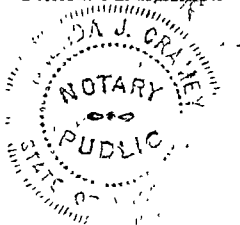
By: Virginia A Hirsch, Partner
Virginia A Hirsch, Partner

By _____
John E Hirsch, Partner

THE STATE OF WISCONSIN §

COUNTY OF MILWAUKEE §

This instrument was acknowledged before me on the 6th day of May, A D , 2005, by VIRGINIA A HIRSCH, Partner in HIRSCH LAND MANAGEMENT, a Wisconsin General Partnership.



Brenda J. Crane
Notary Public, State of Wisconsin
Printed Name Brenda J. Crane
Commission Expires February 16, 2007

THE STATE OF WISCONSIN §

COUNTY OF _____ §

This instrument was acknowledged before me on the _____ day of _____, A D , 2005, by JOHN E HIRSCH, Partner in HIRSCH LAND MANAGEMENT, a Wisconsin General Partnership

Notary Public, State of Wisconsin
Printed Name _____
Commission Expires _____

TO HAVE AND TO HOLD the above-described premises (subject to the exceptions, reservations and covenants hereinabove set forth), together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said PRECAB, INCORPORATED, its successors and assigns, forever, and the undersigned hereby binds itself, its successors and assigns, to WARRANT and FOREVER DEFEND all and singular the said premises (subject to the exceptions, reservations and covenants hereinabove set forth), unto the said PRECAB INCORPORATED, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof

IN TESTIMONY WHEREOF, Witness our hands this the 13 day of May, A D , 2005

HIRSCH LAND MANAGEMENT

By _____
Virginia A Hirsch, Partner
By John E. Hirsch
John E. Hirsch, Partner

THE STATE OF WISCONSIN §

COUNTY OF _____ §

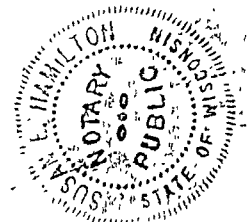
This instrument was acknowledged before me on the _____ day of _____, A D , 2005, by VIRGINIA A HIRSCH, Partner in HIRSCH LAND MANAGEMENT, a Wisconsin General Partnership

Notary Public, State of Wisconsin
Printed Name _____
Commission Expires _____

THE STATE OF WISCONSIN §

COUNTY OF Milwaukee §

This instrument was acknowledged before me on the 13 day of May, A D , 2005, by JOHN E HIRSCH, Partner in HIRSCH LAND MANAGEMENT, a Wisconsin General Partnership



Susan E. Hamilton
Notary Public, State of Wisconsin
Printed Name Susan E. Hamilton
Commission Expires July 17, 2005

EXHIBIT "A"

All that certain tract or parcel of land situated in the county of Liberty, State of Texas, to-wit:

Situated about 13 miles west from the Town of Liberty, and being a part of the S.W. corner Sec. 125, H & T.B. Railroad School Land, Abstract No. 261, and more particularly described as follows:

Beginning at a point in the South boundary line of Sec. 125 H & T.B. R.R. Land 471 7/8 vs. East from the S.W. corner of said Section.

THENCE North along the East boundary line of a 35 acre tract sold by L.E. Vernon & wife to Pareffine Oil Co. 418 7/10 - to the South boundary line of a 50 acre tract of land sold to D.J. Harrison.

THENCE East with said South boundary line of D.J. Harrison 50 acre tract 67 42/100 vs. to corner.

THENCE South 418 7/10 vs. parallel with East boundary line of said Pareffine Oil Co. 35 acre tract to South boundary line of Section 125 H & T.B. R.R. land.

THENCE West along the South boundary line of Section 125, H & T.B. R.R. to the place of beginning to contain five acres.

OFFICIAL RECORDS
LIBERTY COUNTY
DELR. SELLERS
COUNTY CLERK
RECORDING FEE \$15.00
2005007393
05/18/2005 11 24 AM 4 PGS
ACCESSNA,DC Receipt #005497

STATE OF TEXAS
COUNTY OF LIBERTY
I, Delia Sellers, hereby certify that this instrument was FILED in the number
sequence of the date and at the time indicated herein by me, and was duly
RECORDED in the volume and page of the OFFICIAL PUBLIC RECORDS
of Liberty County, Texas as shown herein by me on

LC *

MAY 18 2005

Delia Sellers
COUNTY CLERK
LIBERTY COUNTY, TEXAS

503 2334



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

GENERAL WARRANTY DEED

THE STATE OF TEXAS §

KNOW ALL MEN BY THESE PRESENTS.

COUNTY OF LIBERTY §

That WEST LIBERTY OIL COMPANY, a Texas corporation, acting by and through its duly authorized officers, for and in consideration of the sum of TEN AND NO/100 (\$10 00) DOLLARS and other good and valuable consideration cash to it in hand paid by PRECAB INCORPORATED, a Texas corporation, the receipt of which is hereby acknowledged, have (subject to the exceptions, reservations and covenants hereinafter set forth) GRANTED, SOLD and CONVEYED, and by these presents do (subject to the exceptions, reservations and covenants hereinafter set forth) GRANT, SELL and CONVEY unto the said PRECAB INCORPORATED, a Texas corporation, whose mailing address is P O Box 2108, Humble, Texas 77347, all of those certain lots, tracts or parcels of land located in Liberty County, Texas, described in "EXHIBIT A" attached hereto and made a part hereof for all purposes

It is understood and agreed by and between the parties hereto that this conveyance is made subject to any and all zoning laws, regulations and ordinances of municipal or other governmental authority, and any and all exceptions, reservations, restrictions and easements, if any, affecting the above-described property and shown of record among the Records of Liberty County, Texas

It is further understood and agreed between the parties hereto that Grantor herein excepts, reserves and retains unto itself, its heirs, successors and assigns, forever, all of the oil, gas, sulphur and other minerals in, on, under and upon the tract of land described above, together with the right of ingress and egress upon said tract of land for the purpose of mining, drilling, producing, saving, extracting and exploring for said oil, gas, sulphur and other minerals, and together with all other rights appurtenant to the ownership of said oil, gas, sulphur and other minerals

TO HAVE AND TO HOLD the above-described premises (subject to the exceptions, reservations and covenants hereinabove set forth), together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said PRECAB INCORPORATED, its

successors and assigns, forever, and the undersigned hereby binds itself, its heirs, executors and administrators, to WARRANT and FOREVER DEFEND all and singular the said premises (subject to the exceptions, reservations and covenants hereinabove set forth), unto the said PRECAB INCORPORATED, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof

IN TESTIMONY WHEREOF, Witness my hand this the 21st day of

June, A D , 2005

WEST LIBERTY OIL COMPANY

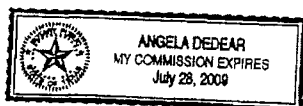
By

Roy Seaberg, Jr , President

THE STATE OF TEXAS §

COUNTY OF LIBERTY §

This instrument was acknowledged before me on the 21st day of June, A D . 2005, by ROY SEABERG, JR , President of WEST LIBERTY OIL COMPANY, a Texas corporation, on behalf of said corporation



Angela DeDear
Notary Public, State of Texas

Printed Name: _____

Commission Expires. _____

"EXHIBIT A"
To Deed from West Liberty Oil Company to Precab Incorporated

TRACT 1

The South two-thirds (S2/3) of the tract of land described as follows, to-wit.
Three (3) acres of land out of H & T C Section 125, Abstract No 261, Certificate No 394, situated in Liberty County, Texas, said three acres of land being particularly described as follows

BEGINNING at a point on the East line of said Section 125, 475 varas North of the Southeast corner of said Section,

THENCE West 475 varas for corner,
THENCE North 66 6 varas for corner,
THENCE East 475 varas for corner, on the East line of said Section;
THENCE South 35 6 varas to PLACE OF BEGINNING, and being the same property conveyed by J S and L V Burkes to Lovett and Davis by deed dated June 13, 1904, recorded in Volume 17, page 20 et seq of the Deed Records of Liberty County, Texas, and being the same land described as Tract No 13 in C C Decree in Cause No 14157 Paraffine Oil Company vs West Liberty Oil Company, dated June 21, 1920, recorded in Vol 98 page 97 of the Deed Records of Liberty County, Texas. (CAD Tract #39, A-261)

TRACT 2

The North two-thirds (N2/3) of the tract of land described as follows, to-wit
Four (4) acres of land out of H & T C Section 125, Abstract No 261, Certificate No 394, Situated in Liberty County, Texas said four acres of land being a part of the following described nine acre tract, to-wit

BEGINNING at the Northeast corner of a 120 acre tract of land out of said survey purchased by John W Wilhite from J T Burkes,

THENCE West 475 varas for corner;
THENCE South 106 varas for corner,
THENCE East 475 varas for corner.
THENCE North 106 varas to PLACE OF BEGINNING, being all of said nine acre tract of land except the following described five acre tract which was conveyed by the West Liberty Oil Company to John W Wilhite November 28, 1905, by Deed recorded in Volume 14, page 375, Deed Records of Liberty County, Texas, which five acre tract is described by metes and bounds as follows

BEGINNING at a point in the line dividing said Section No 125 into the North and South halves, which point is the Northeast corner of a tract of ten acres heretofore sold by L E Vernon and wife to J P Sturgis et al and said point is also the Northwest corner of a tract of land conveyed to the said West Liberty Oil Company, said point being 950 varas from the East side of said Section No 125, and take this point for the place of beginning;
THENCE South with East side of said Sturgis ten acre tract 106 varas,
THENCE East 266 3/10 varas,
THENCE North 106 varas,
THENCE West 266 2/3 varas to the place of beginning, containing five acres of land,
And being that same tract of land described as Tract No 12 in C C Decree in Cause No 14157 Paraffine Oil Company vs West Liberty Oil Company, dated June 21, 1920, recorded in Vol 98 page 97 of the Deed Records of Liberty County, Texas. (CAD Tract #33, A-261)

TRACT 3

The North two-thirds (N2/3) of the tract of land described as follows, to-wit
Twenty (20) acres out of H & t c. Section No. 125, Abstract 261, Certificate No. 394, situated in Liberty County, Texas, said twenty acres of land being particularly described as follows

BEGINNING at a point of the East line of Section 125, 424 3 varas South from the Northeast corner of said Survey,

"EXHIBIT A"

Page 1 of 6 Pages

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THENCE West 784 varas for corner;
THENCE South 143 varas for corner,
THENCE East 784 varas to corner on the East line of said Section,
THENCE North 143 varas to the PLACE OF BEGINNING, and being the same property conveyed to R. L. Andrews and A. Fox by F. H. Feagin by deed dated August 6, 1905, recorded in Volume 17, pages 74, et seq. of the Deed Records of Liberty County, Texas, and also the same property conveyed to the West Liberty Oil Company by said Fox and Andrews by deed dated August 7, 1905, and recorded in Volume 17, page 73, et seq. of the Deed Records of Liberty County, Texas, and being the same tract of land described as Tract No. 15 in C. C. Decree in Cause No. 14157 Paraffine Oil Company vs. West Liberty Oil Company, dated June 21, 1920, recorded in Vol. 98 page 97 of the Deed Records of Liberty County, Texas (CAD Tract #34, A-261)

TRACT 4

The West two-thirds (W2/3) of the tract of land described as follows, to-wit:
Five (5) acres of land out of H. & T. C. Section No. 125, Abstract No. 261, Certificate No. 394, situated in Liberty County, Texas, and five (5) acres being particularly described as follows.

BEGINNING 150.4 varas South of the Northwest corner of a ten acre tract sold by T. D. Vernon et al. to J. P. Sturgis out of the Southwest quarter of said Section 125 and the Southeast corner of a one acre tract sold by Vernon and wife to C. H. Simmons,

THENCE South with Sturgis' West line 376 varas for corner,
THENCE West 75.2 varas for corner,
THENCE North 376 varas for corner,
THENCE East 75.2 varas to PLACE OF BEGINNING, and being the same land acquired by Lovett and Davis from L. E. Vernon and wife by deed filed July 13, 1904, recorded in Volume 9, Page 461 of the Deed Records of Liberty County, Texas, and being the same tract of land described as Tract No. 10 in C. C. Decree in Cause No. 14157 Paraffine Oil Company vs. West Liberty Oil Company, dated June 21, 1920, recorded in Vol. 98 page 97 of the Deed Records of Liberty County, Texas (CAD Tract #36, A-261)

TRACT 5

The West two-thirds (2/3) of the tract of land described as follows, to-wit:
Ten (10) acres of land, a part of H. & T. C. Section No. 119, Block 3, Abstract 264, Certificate No. 391, Patent 339, Vol. 94, situated in Liberty County, Texas, said 10 acres being particularly described as follows:

BEGINNING at the Northeast corner of said Survey No. 119,

THENCE South 860 varas to corner,
THENCE West 65 64/100 varas to corner,
THENCE North 860 varas to corner,
THENCE East to the PLACE OF BEGINNING, and being Lot No. 1 of the subdivision of the North half of said Section 119 and being the same property conveyed by B. F. Cameron, et al. to Lovett and Davis by deed dated July 6, 1904, and recorded in Volume 12, page 608 et seq. of the deed records of Liberty County, Texas, and being the same tract of land described as Tract No. 3 in C. C. Decree in Cause No. 14157 Paraffine Oil Company vs. West Liberty Oil Company, dated June 21, 1920, recorded in Vol. 98 page 97 of the Deed Records of Liberty County, Texas (CAD Tract #1N, A-264)

TRACT 6

The East two-thirds (E2/3) of the tract of land described as follows, to-wit:
Ten (10) acres of land, a part of H. & T. C. Section No. 119, Block 3, Abstract 264, Certificate No. 391, Patent 339, Vol. 94, situated in Liberty County, Texas, said ten (1) acres being particularly described as follows:

BEGINNING 65 64/100 varas West of the Northeast corner of said Survey No. 119,

THENCE South 860 varas to corner;
THENCE West 65 64/100 varas to corner,
THENCE North 860 varas to corner,
THENCE East to PLACE OF BEGINNING, and being Lot No 2 of the subdivision of the North one-half of said Section 119, and being the same property conveyed to Lovett and Davis by deed dated July 12, 1904, recorded in Volume 12, page 607, et seq of the Deed Records of Liberty County, Texas, and being the same tract of land described as Tract No 4 in C C Decree in Cause No 14157 Paraffine Oil Company vs West Liberty Oil Company, dated June 21, 1920, recorded in Vol 98 page 97 of the Deed Records of Liberty County, Texas (CAD Tract #2N, A-264)

TRACT 7

Being a part of the North half of Houston & Texas Central Railway Company Survey No 119, Liberty County, Texas, and more particularly described as follows, to-wit:

BEGINNING 262 25 varas West of the Northeast corner of said Survey No 119, on the North line of the same,

THENCE South 860 varas corner,
THENCE West 65 64 varas corner,
THENCE North 860 varas corner,
THENCE East to the PLACE OF BEGINNING, containing ten (10) acres of land, and being the same land as described in Deed from F W Cameron, et al, to West Liberty Oil Company dated July 21, 1904, and recorded in Vol 9 page 563 of the Deed Records of Liberty County, Texas, and being the same tract of land described as Tract 18 in Deed from Gulf Oil Corp to Roy Seaberg dated the 18th day of September, 1961, recorded in Volume 531, Page 418 of the Real Property Records of Liberty County, Texas (CAD Tract #5N, A-264)

TRACT 8

BEING Ten (10) acres of land located in the Northeast quarter of H & T C RR Section No 119, Certificate 391, Liberty County, Texas, about seven miles Northwest from the Town of Dayton, and described by metes and bounds as follows

BEGINNING at the Northeast corner of said Section,
THENCE West with North boundary line of said Section 328 varas to a point, the beginning corner of said ten (10) acre tract,
THENCE South parallel with East boundary line of Section No 119, 860 varas to a point, the Southeast corner of this ten (10) acre tract,
THENCE East parallel with the North boundary line of said Section 65 64 varas to a point the Southwest corner of this ten (10) acre tract,
THENCE North 860 varas to the North boundary line of Section No 119, the Northwest corner of this ten (10) acre tract,
THENCE East 65 64 varas to the PLACE OF BEGINNING, and being further described as being Lot No Six (6) in the subdivision of the North half of Section No. 119, and being the same tract of land as described in Deed from W C Moore to West Liberty Oil Company dated July 21, 1904, and recorded in Volume 9 Page 564 of the Deed Records of Liberty County, Texas
(CAD Tract #6N, A-264)

TRACT 9

The East two-thirds (E2/3) of the tract of land described as follows, to-wit
Ten (10) acres of land, a part of H & T. C Section 119, Block 3, Abstract 264, Certificate No 391, Patent 339, Vol. 94, situated in Liberty County, Texas, said ten (10) acres being particularly described as follows

BEGINNING at a point on the South line of said Section 119, 65 3/4 varas from the Southeast corner of said Section,

THENCE North 860 varas point for corner on the line dividing said Section into North and South halves,

THENCE West along said dividing line 65 3/4 varas for corner,

THENCE South 860 varas point for corner in the South line of said Section,

THENCE along said South line 65 3/4 varas to PLACE OF BEGINNING, and being the West one-half of Lot No. 1 of the subdivision of the South one-half of said Section 119, and being the same property conveyed by W. C. Moore, et al, to Lovett and Davis by deed dated May 27, 1904, recorded in Volume 12, pages 606 et seq of the Deed Records of Liberty County, Texas, and being the tract of land described as Tract No. 5 in C. C. Decree in Cause No. 14157 Paraffine Oil Company vs West Liberty Oil Company, dated June 21, 1920, recorded in Vol. 98 page 97 of the Deed Records of Liberty County, Texas (CAD Tract #1S, A-264)

TRACT 10

Forty-four (44) acres of land out of and a part of a sixty (60) acres of land deeded by A. S. Vandervoort et al to J. A. Lovett and Wirt Davis and more particularly described as follows, to-wit

All that certain tract, lot or parcel of land situated in H. 7 T. C. RR Survey No. 119, Certificate No. 391, situated in Liberty County, Texas, about 13 miles Northwest from the Town of Liberty, said County, and described by metes and bounds as follows

BEGINNING at the Southeast corner of said Section 119 131 29/100 varas to a point and stake for corner, the same being the Southeast corner of this tract,

THENCE North in a line parallel with the East line of Section No. 119, 860 varas to stake for corner,

THENCE West in a line parallel with the South line of Section No. 119, 131 29/100 varas to a stake for corner,

THENCE South 688 varas to a stake for corner,

THENCE West 131 29/100 varas to a stake for corner,

THENCE North 688 varas to a stake for corner;

THENCE West 131 29/100 varas to a stake for corner,

THENCE South 860 varas to stake for corner,

THENCE East 393 87/100 varas to the point of beginning and containing 44 acres of land, and being all of Lots No. 2 and 4 and the South four acres out of Lot No. 3 in subdivision of the South one-half of H&TC RR Section 119, and being the same tract of land described in Deed from J. A. Lovett et al to West Liberty Oil company dated February 1905, recorded in Volume 12, Page 219 of the Deed Records of Liberty County, Texas (CAD Tracts #2S, 3S, and 4S, A-264)

TRACT 11

The West one-half (W1/2) of that certain lot, tract or parcel of land situated in Liberty County, Texas being a portion of H&TC RR Section 118, Certificate 398, Patent No. 544, Volume 26, A-494, described as follows

BEGINNING at the Northeast corner of said Section No. 118,

THENCE West with the North line of said Section 150 varas to corner in said line;

THENCE South 188 1/10 varas corner,

THENCE East 150 varas to corner in East line of said Section;

THENCE North with the East line of said Section 188 1/10 varas to the PLACE OF BEGINNING, containing five acres of land, and being the same land described in Section "B" of that certain Decree in Cause No. 14156 Paraffine Oil Company, et al vs S. W. Pipkin, Trustee, in the District court of Jefferson County, Texas 58th Judicial District, dated June 21, 1920, recorded in Volume 98 page 119 of the Deed Records of Liberty County, Texas (CAD Tract #15, A-494)

TRACT 12

The South two-thirds (S2/3) of the tract of land described as follows, to-wit

Twenty (20) acres of land out of H & T. C Section No. 124, Block No. 3, Abstract No. 800 situated in Liberty County, Texas, said twenty (20) acres being particularly described as follows

BEGINNING at the Southeast corner of said Section 124,

THENCE West along its South line 600 varas for corner,

THENCE North 188 1/8 varas for corner,

THENCE East 600 varas for corner on East line of said section,

THENCE South along said East line 188 1/8 varas to PLACE OF BEGINNING, and being the same property conveyed by Ed Simmons, et ux. to Lovett and Davis by Deed dated June 4, 1904, and recorded in Volume 17, page 271 et seq of the Deed Records of Liberty County, Texas, and being the same tract of land described as Tract No 8 in C C Decree in Cause No 14157 Paraffine Oil Company vs West Liberty Oil Company, dated June 21, 1920, recorded in Vol 98 page 97 of the Deed Records of Liberty County, Texas. (CAD Tract #10, A-800)

TRACT 13

An undivided three-eighths (3/8ths) interest in and to that certain Ten (10) acres of land out of H&TC RR Survey No 124, Abstract 800, lying about seven miles Northwest of the Town of Dayton in Liberty County, Texas, and being out of the seventy acre tract deeded by E A Harlan and wife to J G Williams et al by deed dated June 22, 1901, of record in Vol Y, Page 300, Deed Records of Liberty County, Texas, and by them to M B Williams, et al by deed dated August 5, 1901, of record in Vol 2 Page 242, Deed Records of Liberty County, Texas, to both of which deeds reference is here made for all purposes,

The ten acres herein described being out of said seventy (70) acre tract 165 75/100 vars to corner, THENCE East parallel to the South line of said 70 acre tract 341 varas to Simmons West line corner, THENCE South 165 75/100 varas along Simmons West line and one of 70 acres East line corner. THENCE West 341 varas along 70 acre tract South line to PLACE OF BEGINNING, containing 10 acres of land, and being the same tract of land described in Deed from Wirt Davis, et al, to West Liberty Oil Co dated August 2, 1904 and recorded in Vol 9 page 519 of the Deed Records of Liberty County, Texas. (CAD Tract #7, A-800)

TRACT 14

The East two-thirds (E2/3) of the tract of land described as follows, to-wit.

Five (5) acres of land out of H & T C Section No 124, Block No 3, Abstract No 800, situated in Liberty County, Texas, said five (5) acres being particularly described as follows

BEGINNING at the Northeast corner of a 100 acre tract of land a part of said Section 124, sold by Ed Pruett to J S Menefee by deed dated January 15, 1897, and recorded in Volume Q, page 256, Deed Records of Liberty County, Texas,

THENCE East 168 varas corner,

THENCE South 158 varas corner,

THENCE West 168 varas corner,

THENCE North the PLACE OF BEGINNING, and being the same tract conveyed by E a and E V Harlan to Lovett and Davis by deed dated June 11, 1904 and recorded in Volume 17, page 21 et seq of the deed records of Liberty County, Texas, and being the same tract of land described as Tract No 7 in C C Decree in Cause No 14157 Paraffine Oil Company vs West Liberty Oil Company, dated June 21, 1920, recorded in Vol 98 page 97 of the Deed Records of Liberty County, Texas (CAD Tract #12, A-800)

TRACT 15

BEING the West one-half (W1/2) of that certain five (5) acre tract or parcel of land being a part of Section 124, H & T C RR Co Survey, Certificate 392, and part of a 100 acre tract out of said Section 124, sold to J S Menfee by Ed Pruett by deed dated January 15, 1897 and recorded in Book O pages 258 of the Deed Records of Liberty County, Texas, and a part of a 30 acre tract out of said 100 acres in Section 124, which was sold to J E Stiles, et al, by J S Menfee et ux by deed dated May 7, 1901 and recorded in Book "Y" page 269 of the Deed Records of Liberty County, Texas, and

being the East half of a ten acre tract out of said 30 acre tract in Section No. 124, H&TC RR Co sold to J E Stiles, et al by their agent and attorney in fact, R C Briggs to A. Fox by Deed dated August 4, 1904, recorded in Book 11 page 204 of the Deed Records of Liberty County, Texas, said tract of five acres of land so conveyed to the said S W Pipkin, Trustee, by the said A Fox being more particularly described as follows.

BEGINNING at the Southeast corner of a five acre tract of land out of the above described ten acre tract out of said Section No 124, which was conveyed on October 19, 1905, by the said Fox to the Quintette Oil Company,

THENCE East 510 67/100 feet to corner,

THENCE North 426 5/10 feet to corner,

THENCE West 510 67/100 feet to corner,

THENCE South 426 5/10 feet to the PLACE OF BEGINNING, and being the same land described in Section "E" of that certain Decree in Cause No 14156 Paraffine Oil Company, et al vs S W Pipkin, Trustee, in the District court of Jefferson County, Texas 58th Judicial District, dated June 21, 1920, recorded in Volume 98 page 119 of the Deed Records of Liberty County, Texas (CAD Tract #19, A-832)

TRACT 16

BEING the West one-half (W1/2) of that certain four (4) acre tract or parcel of land being a part of Section 124, H & T C RR Co Survey, Certificate No 392, being a part of a tract of one hundred acres of land conveyed by Ed Swift to J. S. Menfee and wife by deed dated January 15, 1897 and of record in Vol 6 Page 258 of the Deed Records of Liberty County, Texas, and being a part of that certain twelve acres of land conveyed by J S Menefee and wife to J. E Stiles et al by deed dated the 6th day of December 1902 and recorded in Vol 5 Page 112, Deed Records of Liberty County, Texas, and more particularly described as follows

BEGINNING at the Southwest corner of said twelve acre tract;

THENCE North with the West line of said twelve acre tract 190 varas to its Northwest corner;

THENCE East with the North line of said 12 acre tract 118 5 varas to corner,

THENCE South 190 07 varas to corner in the South line of said 12 acre tract,

THENCE West with said South line 118 5 varas to the PLACE OF BEGINNING, containing four (4) acres of land, and being the same land described in Section "A" of that certain Decree in Cause No 14156 Paraffine Oil Company, et al vs S W Pipkin, Trustee, in the District court of Jefferson County, Texas 58th Judicial District, dated June 21, 1920, recorded in Volume 98 page 119 of the Deed Records of Liberty County, Texas (CAD Tract #5, A-832)

TRACT 17

A 30 00 foot wide in-common, non-exclusive right-of-way and easement for roadway and utility purposes to the extent of the Grantor's ownership therein, along, over and across the North thirty (30') feet of H. & T C RR Survey 119, A-264, Liberty County, Texas, and being the North thirty (30') feet Lots One (1) through Twenty-four (24) of the subdivision of the North one-half (N½) of said survey shown on plat dated July 1, 1901, filed of record in Vol 61 Page 393 of the Deed Records of Liberty County, Texas

OFFICIAL RECORDS
LIBERTY COUNTY
DELIA SELLERS
COUNTY CLERK
RECORDING FEE \$23 00
2005009854
07/07/2005 01 57 PM 8 PGS
MCESSNA,DC Receipt #008923

STATE OF TEXAS }
COUNTY OF LIBERTY }
I, Delia Sellers, County Clerk, do hereby certify that this instrument was FILED in the number
sequence on the date and at the time stamped herein by me, and was duly
RECORDED in the volume and page of the OFFICIAL PUBLIC RECORDS
of Liberty County, Texas, as shown hereon by me.

JUL - 7 2005

Delia Sellers
COUNTY CLERK
LIBERTY COUNTY, TEXAS

"EXHIBIT A"

Page 6 of 6 Pages



2005017097 2 PGS

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

GENERAL WARRANTY DEED

THE STATE OF TEXAS §

KNOW ALL MEN BY THESE PRESENTS

COUNTY OF LIBERTY §

That, QUINTETTE OIL COMPANY, a Texas corporation, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable consideration cash to it in hand paid by PRECAB INCORPORATED, a Texas corporation, the receipt of which is hereby acknowledged, have (subject to the exceptions, reservations and covenants hereinafter set forth) GRANTED, SOLD and CONVEYED, and by these presents do (subject to the exceptions, reservations and covenants hereinafter set forth) GRANT, SELL and CONVEY unto the said PRECAB INCORPORATED, whose mailing address is P.O. Box 700, Dayton, Texas 77535, that certain lot, tract or parcel of sixteen (16) acres, out of the South one-half (½) of Section No. 119, out of the H&TC RR Co. Survey, Liberty County, Texas, which said sixteen (16) acres of the North sixteen (16) acres of Lot No. 3 of the Subdivision of the South one-half (½) of Section 119, as platted by W. C. Moore

It is understood and agreed by and between the parties hereto that this conveyance is made subject to any and all zoning laws, regulations and ordinances of municipal or other governmental authority, and any and all exceptions, reservations, restrictions and easements, if any, affecting the above-described property and shown of record among the Records of Liberty County, Texas

It is further understood and agreed between the parties hereto that Grantor herein excepts, reserves and retains unto itself, its successors and assigns, forever, all of the oil, gas, sulphur and other minerals in, on, under and upon the tract of land described above, together with the right of ingress and egress upon said tract of land for the purpose of mining, drilling, producing, saving, extracting and exploring for said oil, gas, sulphur and other minerals, and together with all other rights appurtenant to the ownership of said oil, gas, sulphur and other minerals

TO HAVE AND TO HOLD the above-described premises (subject to the exceptions, reservations and covenants hereinabove set forth), together with all and singular the rights and

appurtenances thereto in anywise belonging, unto the said PRECAB INCORPORATED, its successors and assigns, forever. and the undersigned hereby binds itself, its heirs, executors and administrators, to WARRANT and FOREVER DEFEND all and singular the said premises (subject to the exceptions, reservations and covenants hereinabove set forth), unto the said PRECAB INCORPORATED, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof

IN TESTIMONY WHEREOF, Witness my hand this the 21st day of OCTOBER, A.D., 2005

QUINTETTE OIL COMPANY

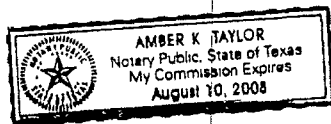
By

Roy Seaberg, Jr., President

THE STATE OF TEXAS §

COUNTY OF LIBERTY §

This instrument was acknowledged before me on the 21st day of October, A D , 2005, by ROY SEABERG, JR , President of QUINTETTE OIL COMPANY, a Texas corporation, on behalf of said corporation



Amber K. Taylor
Notary Public, State of Texas

Printed Name Amber K Taylor

Commission Expires 8-10-2008

OFFICIAL RECORDS
LIBERTY COUNTY
DELIA SELLERS
COUNTY CLERK
RECORDING FEE \$20 00
2005017097
12/06/2005 03 09 PM 2 PGS
MCESSNA,DC Receipt #015306

STATE OF TEXAS }
COUNTY OF LIBERTY }
I, Delia Sellers, hereby certify that this instrument as FILED in the member
jurisdiction on the date and at the time stamped hereon by me, and was duly
RECORDED in the volume and page of the OFFICIAL PUBLIC RECORDS
of Liberty County, Texas, as Stamped hereon by me on

DEC - 6 2005

Delia Sellers
COUNTY CLERK
LIBERTY COUNTY, TEXAS



2008006809 3 PGS

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

SPECIAL WARRANTY DEED

STATE OF TEXAS

§

KNOW ALL MEN BY
THESE PRESENTS:

COUNTY OF LIBERTY

§

That, **Apache Corporation**, a Delaware corporation, hereinafter called Grantor, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby fully acknowledged, have GRANTED, SOLD AND CONVEYED, subject to the matters hereinafter set forth, and by these presents do GRANT, SELL AND CONVEY, subject to the matters hereinafter set forth, unto **PRECAB, INCORPORATED**, a Texas corporation, whose mailing address is P. O. Box 700, Dayton, Texas 77535, hereinafter called Grantee, the following described real property in Liberty County, Texas, to-wit:

Being 10.0 acres of land, more or less, and being Lot Three (3) of the North one-half (1/2) of the H&TC RR Company Survey #119, Abstract 264, Liberty County, Texas, being more particularly described in that certain Deed dated October 9, 1919 from Mattie B. Cameron, a widow to The Texas Company, and recorded in Volume 89, Page 465 of the Deed Records of Liberty County, Texas, and also being more particularly described in that certain Deed dated October 23, 1919 from Mattie Green and her husband J. A. Green to The Texas Company, and recorded in Volume 89, Page 467 of the Deed records of Liberty County, Texas.

Grantor hereby specifically reserves unto itself, its successors and/or assigns, and excepts from this conveyance any and all right, title and interest owned by Grantor in and to the oil, gas, and associated hydrocarbons produced therewith owned by Grantor in and underlying the tract herein described and conveyed hereby.

GRANTEE HAS INSPECTED SAID REAL PROPERTY AND HAS SATISFIED ITSELF AS TO ITS PHYSICAL AND ENVIRONMENTAL CONDITION, BOTH SURFACE AND SUBSURFACE. GRANTEE (i) ACCEPTS THE CONDITION OF THE SAID REAL PROPERTY "AS IS, WHERE IS, WITH ALL FAULTS" WITHOUT ANY WARRANTY OR REPRESENTATION, EITHER EXPRESS OR IMPLIED AS TO QUALITY, MERCHANTABILITY, OR FITNESS FOR ANY USE WHATSOEVER; AND (ii) ACKNOWLEDGES THAT GRANTOR HAS NOT MADE ANY REPRESENTATION OR WARRANTY, EXPRESS OR IMPLIED, RELATING TO THE CONDITION OF SAID REAL PROPERTY, INCLUDING, BUT NOT LIMITED TO, ANY MATTER OR CIRCUMSTANCE RELATING TO ENVIRONMENTAL LAWS, ENVIRONMENTAL CONDITIONS OR

ENVIRONMENTAL CLAIMS, THE RELEASE OF MATERIALS INTO THE ENVIRONMENT OR PROTECTION OF THE ENVIRONMENT OR HEALTH.

This conveyance is made and accepted subject to all valid and subsisting covenants, conditions, restrictions, easements, rights-of-way, reservations and exceptions, if any, affecting said real property and properly recorded in the Deed and Official Public Records of Liberty County, Texas.

This conveyance is further made and accepted subject to all ad valorem tax assessed against and affecting said property

TO HAVE AND TO HOLD the above described premises, subject to the matters hereinabove set forth, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantees, their representatives and assigns forever; and we do hereby bind ourselves, our successors, and our assigns, to WARRANT AND FOREVER DEFEND all and singular the property to Grantee and Grantee's successors and assigns against every person whomsoever lawfully claiming and to claim the same or any part thereof, by, through, or under Grantor, but not otherwise.

EXECUTED this 4th day of April 2008.

APACHE CORPORATION



C. R. Harden
Attorney-in-Fact

PRECAB INCORPORATED



By: _____
Name: GUS PREUC
Title: PRESIDENT.

STATE OF TEXAS

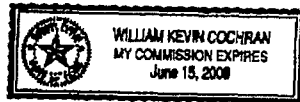
§

COUNTY OF HARRIS

§

The foregoing instrument was acknowledged before me this 4th day of April, 2008, by C.R. Harden, known to me to be an Attorney in Fact of Apache Corporation, a Delaware corporation, on behalf of said corporation.

Given under my hand and seal of office this 4th day of April 2008.



[Signature]
Notary Public, State of Texas

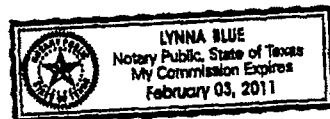
STATE OF TEXAS

§

COUNTY OF LIBERTY

§

This instrument was acknowledged before me on this 22 day of APRIL, 2008, by GUS PREVOT, PRESIDENT for Precab, Incorporated and on behalf of said corporation.



[Signature]
Notary Public in and for the State of Texas

OFFICIAL RECORDS
LIBERTY COUNTY
DELIA SELLERS
COUNTY CLERK
RECORDING FEE \$19.00
2008006809
04/23/2008 10:00 AM 3 PGS
KCESSNA, DC Receipt #006448

STATE OF TEXAS }
COUNTY OF LIBERTY }
I, Delia Sellers, hereby certify that this instrument as FILED in the number
sequence on the date and at the time stamped hereon by me, and was duly
RECORDED in the volume and page of the OFFICIAL PUBLIC RECORDS
of Liberty County, Texas, as Stamped hereon by me on

APR 23 2008

[Signature]
COUNTY CLERK
LIBERTY COUNTY, TEXAS

RETURN TO
EDWARD B. PICKETT
P.O. Box 10225
LIBERTY TX 77575

WHEREAS, from the affidavit hereto attached and made a part hereof, it appears that the beneficiary (holder of the indebtedness above described) served notice of such Trustee's Sale by certified mail at least twenty-one (21) days preceding the date of sale on each debtor obligated to pay such indebtedness according to the records of the beneficiary and as required by law and that such notice designated the specific place where such sale would be conducted and the earliest time designated in said notice and that such beneficiary filed a copy of the notice in the office of the County Clerk of Liberty County, Texas at least twenty-one (21) days preceding the date of sale, and

WHEREAS, all prerequisites required by law and/or by said Deed of Trust have been duly satisfied by the beneficiary therein and by said Trustee:

NOW, THEREFORE, in consideration of the premises and of the payment to me of the sum of \$87,717.16 by PreCab, Inc., I, as Trustee, by virtue of the authority conferred upon me in writing by the said beneficiary of said Deed of Trust, have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY, unto Precab, Inc., whose mailing address is P. O. Box 1174, Huffman, Texas 77336, its successors and assigns, all of the following described property situated in Liberty County, Texas, to wit:

That certain 17.1239 acre tract of land in the H. & J. C. R. R. Survey No. 135, Abstract 256, Liberty County, Texas, and being more particularly described by metes and bounds in "Exhibit A" attached hereto and made a part hereof for all purposes, together with all improvements situated thereon.

This conveyance is made and accepted subject to all valid and subsisting covenants, conditions, restrictions, easements, rights-of-way, reservations and exceptions affecting said property and properly recorded in the Deed and Official Public Records of Liberty County, Texas, and all ad valorem taxes lawfully assessed against said property.

TO HAVE AND TO HOLD the above described premises and property, together with the rights, privileges and appurtenances thereto belonging, unto PreCab, Inc., its successors and assigns, forever, and I, as said Trustee, do hereby bind the said SELENA HERNANDEZ, her heirs, executors, administrators and assigns, to warrant and forever defend the said

premises unto PreCab, Inc., its successors and assigns forever, against the claim or claims of all persons claiming or to claim the same or any part thereof.

EXECUTED this 6th day of January, 2014

Jaime Carter
JAIME CARTER Trustee

THE STATE OF TEXAS §

COUNTY OF LIBERTY §

This instrument was acknowledged before me on January 8, 2014, by JAIME CARTER, Trustee



Kathy Key Dagle
Notary Public, State of Texas

AFFIDAVIT

THE STATE OF TEXAS §


COUNTY OF HARRIS §

The undersigned, having personal knowledge of the matters hereinafter set forth, after being duly sworn, deposes and states under oath, the following

"PreCab, Inc., the holder of the indebtedness secured by a Deed of Trust dated May 30, 2013, executed by SILENA HERNANDEZ to Jaime Carter, Trustee and recorded in Clerk's File No. 2013007255, of the Official Public Records of Liberty County, Texas, did, at least twenty-one (21) days preceding the date of the sale made by Jaime Carter, Trustee, cause to be served written notice of the proposed sale, which notice designated the specific place where such sale would be conducted and further stated the earliest time that such sale would occur, by certified mail, on each debtor obligated to pay such indebtedness according to the records of such holder, by the deposit of a copy of the notice of such Trustee's Sale, enclosed in a postpaid wrapper, properly addressed to each such debtor at debtor's most recent address as shown by the records of the holder of such indebtedness, in a post office or official depository under the care and custody of the United States Postal Service, and PreCab, Inc. did, at least twenty-one (21) days preceding the date of sale, cause to be filed a copy of such notice in the office of the County Clerk of Liberty County, Texas. The Trustee's Sale was conducted on January 7, 2014, 2013, at 11:31 a.m. on such date

The makers of said Note and the Grantors in said Deed of Trust were living at the time of said sale, and on said date said persons were not or at any time within six (6) months prior thereto in the military service "

PreCab, Inc

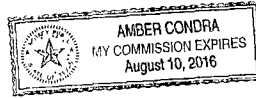


Gus Prevot, President

(Acknowledgment on Next Page Only)

SUBSCRIBED AND SWORN to before me, the undersigned authority, by Gus
Prevot, President of PreCab, Inc , on this 27 day of November 2014, to certify which
witness my hand and seal of office

Amber Condra
Notary Public, State of Texas



After Recording Return To

PreCab, Inc.
P. O. Box 1174
Huffman, Texas 77336

EXHIBIT A"

FIELD NOTES OF A TRACT OF LAND CONTAINING 17,129 ACRES SITUATED IN THE H & T C P R SURVEY NO. 135, ABSTRACT 256, LIBERTY COUNTY, TEXAS AND BEING OUT OF AND A PART OF THAT CERTAIN "CALLED" 128,035 ACRES KNOWN AS "TRACT 2" CONVEYED TO PRECAB, INC. RECORDED BY DEED IN LIBERTY COUNTY CLERK'S FILE NO. (S) 2006000032 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS AND BEING A PART OF THAT CERTAIN 34.00 ACRES CONVEYED TO PRECAB, INC. RECORDED BY DEED IN LIBERTY COUNTY CLERK'S FILE NO. (S) 2010000896 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS SAID 17,129 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

NOTE: THE NORTH RIGHT-OF-WAY OF UNION PACIFIC RAILROAD WAS USED FOR THE BEARING/FAIR DIIRECTIONAL CONTROL LINE.

BEGINNING at a P.K. Nail, found in the travel lane of County Road 615 (aka, Texaco Road), being the south east corner of a 22.00 acre tract of land conveyed to Lance D. Ross recorded by deed in Liberty County Clerk's File No. (S) 2010002546 of the Official Public Records of Liberty County, Texas, the most westerly northwest corner of said 34.00 acres and for the northwest corner and "Point of Beginning" of the herein described tract,

THENCE E, North 89°56'13" East, along the south line of said 22.00 acres and the most westerly north line of said 34.00 acres, at a distance of 3,100 feet past a 1/2" capped iron rod marked #1777, found, in a fence line for reference, in all a total distance of 2,169.63 feet to a 1/2" capped iron rod marked #1777, found, being the southeast corner of said 22.00 acres, on the east corner of said 34.00 acres and for the northeast corner of the herein described tract,

THENCE, South 00°22'47" East, over and across said 3.00 acres, a distance of 300.79 feet to a 1/2" capped iron rod marked #1777, found in the high-bank of a ditch and the south line of said 34.00 acres, for the southeast corner of the herein described tract,

THENCE, Along the south line of said 34.00 acres, the high-bank of said ditch and the south line of the herein described tract the following courses and distances:

(1) South 89°45'00" West, a distance of 1587.50 feet to a 2" bolt, found,
(2) North 73°47'05" West, a distance of 1175.00 feet to a 2" bolt, found,
(3) North 67°00'24" West, a distance of 219.04 feet to a 2" bolt, found,
(4) North 82°57'16" West, a distance of 134.20 feet to a 2" bolt, found,
(5) South 64°56'21" West, at a distance of 74.95 feet past a 1/2" capped iron rod marked #1777, found, in a fence line for reference, in all a total distance of 105.93 feet to a P.K. Nail, found, in the travel lane of said County Road 2099, being the southwest corner of said 34.00 acres and for the southwest corner of the herein described tract,

THENCE, North 00°23'47" West, along the travel lane of said County Road 2099 and the west line of said 34.00 acres, a distance of 265.00 feet to the "Point of Beginning" and conveying 17,129 acres.

Recorded by
R.P.L. No. 4078

Liberty County-113
2015 03 18

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Paulette Williams, County Clerk
Liberty County, Texas

March 18, 2015 04:15:01 PM

FEE \$36.00 LCASTRO
DEED

2015004153



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'S LICENSE NUMBER.

TRUSTEE'S DEED
(With Affidavit Attached)

THE STATE OF TEXAS §

COUNTY OF LIBERTY § KNOW ALL MEN BY THESE PRESENTS

WHEREAS, by a certain Deed of Trust dated September 3, 2013, recorded under Clerk's File No. 2013015553, Official Public Records of Liberty County, Texas, **PATRICIA FERRELL**, as Grantor, conveyed to Jamie Carter, as Trustee, certain property hereinafter described, for the purposes of securing and enforcing payment of a certain Note described in said Deed of Trust, said Note being of even date therewith and in the original principal sum of \$85,000.00, and

WHEREAS, **PRECAB, INC.**, a Texas Corporation, the holder of said Note and Deed of Trust, as authorized by and provided in said Deed of Trust, requested the undersigned Trustee and to enforce the trust, the said Patricia Ferrell having made default in the payment of said Note when due and there being due thereon the sum of \$69,395.68, plus interest and attorney's fees as provided in said Note, and

WHEREAS, I, as Trustee, on the 5th day of June 2018, after having posted written notice of the earliest time, the specific place and terms of a public sale of the hereinafter described property, which written notice was posted at the courthouse door of Liberty County, Texas, the county in which said property is situated, and which said notice was posted for at least twenty-one (21) days preceding the date of the sale, did sell the hereinafter described property at public venue, at the front steps (1923 Sam Houston, Liberty, Texas) southside of the courthouse of Liberty County, Texas, to **PRECAB, INC.**, it being the highest bidder, for the sum of \$69,395.68 and such sale occurred at 11:36 a.m. on such date, and

WHEREAS, from the affidavit hereto attached and made a part hereof, it appears that

the beneficiary (holder of the indebtedness above described) served notice of such Trustee's Sale by certified mail at least twenty-one (21) days preceding the date of sale on each debtor obligated to pay such indebtedness according to the records of the beneficiary and as required by law and that such notice designated the specific place where such sale would be conducted and the earliest time designated in said notice and that such beneficiary filed a copy of the notice in the office of the County Clerk of Liberty County, Texas at least twenty-one (21) days preceding the date of sale; and

Will RE-AS all prerequisites required by law and/or by said Deed of Trust have been duly satisfied by the beneficiary therein and by said Trustee

NOW, WHEREFORE, in consideration of the premises and of the payment to me of the sum of \$69,395.68 by Precab, Inc., as Trustee, by virtue of the authority conferred upon me in writing by the said beneficiary of said Deed of Trust, I, as GRANTOR, SELLER AND CONFIRMER, and by these presents do GRANT, SELL AND CONVEY unto **PRECAB, INC.**, whose mailing address is P. O. Box 700, Dayton, Texas 77535, its successors and assigns, all of the following described property situated in Liberty County, Texas, to wit:

That certain 25.00 acre tract of land situated in the H & L C. R.R., Survey No. 135, Abstract 256, Liberty County, Texas, and being more particularly described by metes and bounds in Exhibit A attached hereto and made a part hereof for all purposes, together with all improvements situated thereon.

This conveyance is made and accepted subject to all valid and subsisting covenants, conditions, restrictions, easements, rights-of-way, reservations and exceptions affecting said property and properly recorded in the Deed and Official Public Records of Liberty County, Texas, and all ad valorem taxes lawfully assessed against said property.

TO HAVE AND TO HOLD the above described premises and property, together with the rights, privileges and appurtenances thereto belonging unto Precab, Inc., its successors and assigns forever, and I, as said Trustee, do hereby bind the said Patricia Ferrell, her heirs, executors, administrators and assigns to warrant and forever defend the said premises unto Precab, Inc., its successors and assigns forever against the claim or claims of all persons claiming or to claim the same or any part thereof.

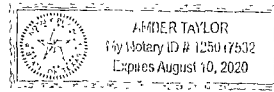
EXHIBITD this _____ day of _____, 2018

JAMIE CARTER, Trustee

THE STATE OF TEXAS §
COUNTY OF LIBERTY §

This instrument was acknowledged before me on the _____ day of June, 2018 by
JAMIE CARTER, Trustee

Notary Public, State of Texas



ALLOTT

THE STATE OF TEXAS §
COUNTY OF LIBERTY §

The undersigned, having personal knowledge of the matters hereinafter set forth, after being duly sworn, deposes and states under oath the following:

"PreCab, Inc. the holder of the indebtedness secured by a Deed of Trust dated September 3, 2013, executed by PATRICIA HERRITT to Jamie Carter, Trustee, and recorded under Clerk's File No. 2013015555, of the Official Public Records of Liberty County, Texas, did, at least twenty-one (21) days preceding the date of the sale made by Jamie Carter, Trustee, cause to be served written notice of the proposed sale, which notice designated the specific place where such sale would be conducted and further stated the earliest time that such sale would occur, by certified mail on each debtor obligated to pay such indebtedness according to the records of such holder, by the deposit of a copy of the notice of such Trustee's Sale, enclosed in a postpaid wrapper, properly addressed to each such debtor at debtor's most recent address as shown by the records of the holder of such indebtedness, in a post office or official depository under the care and custody of the United States Postal Service, and PreCab, Inc., did, at least twenty-one (21) days preceding the date of sale, cause to be filed a copy of such notice in the office of the County Clerk of Liberty County, Texas. The Trustee's Sale was conducted on June 5, 2018, at 11:36 a.m. on such date.

The makers of said Note and the Grantors in said Deed of Trust were living at the time of said sale, and on said date said persons were not or at any time within twelve (12) months prior thereto in the military service."

PRE-CAB, INC.

GUY S. PREVOZ, President

Acknowledgment only on the following page(s)

“EXHIBIT A”
TRACT “N-1”

FIELD NOTES OF A TRACT OF LAND CONTAINING 25,000 ACRES SITUATED IN THE H. & T. C. R.R. SURVEY NO. 135, ABSTRACT 256, LIBERTY COUNTY, TEXAS AND BEING OUT OF AND A PART OF THAT CERTAIN “CALLED” 1280.35 ACRES KNOWN AS “TRACT 2” CONVEYED TO PRPCAB, INC. RECORDED BY DEED IN LIBERTY COUNTY CLERK’S FILE NO (S) 2006000032 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS. SAID 25,000 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

NOTE: THE NORTH RIGHT-OF-WAY OF MISSOURI PACIFIC RAILROAD WAS USED FOR THE BEARING BASIS DIRECTIONAL CONTROL LINE

COMMENCING at a 2" non pipe, found, at the intersection of the north right-of-way line of Missouri Pacific Railroad, the east line of said 1280.35 acres, the west line of H. & T. C. R.R. Survey No. 137, Abstract 255 and the east line of H. & T. C. R.R. Survey No. 134, Abstract 183, Liberty County, Texas, THENCE, North 00°24'52" West, along the east line of said 1280.35 acres, the west line of said Abstract 255 and the east line of said Abstract 488, Liberty County, Texas, a distance of 4757.92 feet (called N 00°25'42" W - 4759.72') to a 2" non pipe, found, in the south line of H. & T. C. R.R. Survey No. 136, Abstract 489, being an angle corner in the east line of said 1280.35 acres, the northeast corner of said Abstract 488 and the northwest corner of said Abstract 255; THENCE, South 89°55'22" West, along the east line of said 1280.35 acres, the north line of said Abstract 488 and the south line of said Abstract 489, a distance of 273.07 feet (called N 89°59'24" W - 273.17') to a 3" iron pipe, found, being an angle corner in the east line of said 1280.35 acres, the southwest corner of said Abstract 489 and the southeast corner of said Abstract 256; THENCE, North 00°24'49" West, along the east line of said 1280.35 acres, the west line of said Abstract 489 and the east line of said Abstract 256, a distance of 1055.11 feet to a ½" capped iron rod marked GHSHIPMAN #1777, set, for the southeast corner and “Point of Beginning” of the herein described tract,

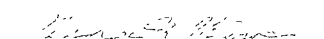
THENCE, South 89°40'56" West, over and across said 1280.35 acres, at a distance of 30.00 feet pass a ½" capped iron rod marked GHSHIPMAN #1777, set, for reference, in all a total distance of 1126.05 feet to a ½" capped iron rod marked GHSHIPMAN #1777, set, in the east right-of-way line of an oil field road, for the southwest corner of the herein described tract,

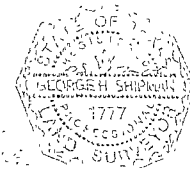
THENCE, North 02°11'45" West, over and across said 1280.35 acres, along and with the east right-of-way of said road, a distance of 756.73 feet to a ½" capped iron rod marked GHSHIPMAN #1777, set, for an angle point in the west line of the herein described tract

THENCE, North 02°45'32" West, over and across said 1280.35 acres, along and with the east right-of-way of said road, a distance of 173.65 feet to a ½" capped iron rod marked GHSHIPMAN #1777, set, for the northwest corner of the herein described tract

THENCE, South 87°14'28" East, over and across said 1280.35 acres, at a distance of 1128.20 feet pass a ½" capped iron rod marked GHSHIPMAN #1777, set, for reference, in all a total distance of 1158.20 feet to a ½" capped iron rod marked GHSHIPMAN #1777, set, in the east line of said 1280.35 acres, the east line of said Abstract 256 and the west line of said Abstract 489 for the northeast corner of the herein described tract,

THENCE, South 00°24'49" East, along the east line of said 1280.35 acres, the east line of said Abstract 256 and the west line of said Abstract 489, a distance of 978.54 feet to the “Point of Beginning” and containing 25,000 acres.


George H. Shipman, R.P.L.S. No. 1777



Job No. 06-37-N-14
05/04/06



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**FILED AND RECORDED
OFFICIAL PUBLIC RECORDS**

Paulette Williams



Paulette Williams, County Clerk

Liberty County Texas

July 02, 2018 08 33 47 AM

FEE \$36.00 ADRIVER

TRUSTEES

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