

Control Number: 51738



Item Number: 1

Addendum StartPage: 0

PETITION BY THE SANCTUARY TEXAS, LLC. FOR EXPEDITED RELEASE FROM WATER CCN NO. 13201 HELD BY BY AOUA TEXAS IN DENTON COUNTY

PUC DOCKET NO. 151738

BEFORE THE AN 20 PM 1:38 PUBLIC UTILITY CON

OF TEXAS

PETITION BY THE SANCTUARY TEXAS, LLC FOR EXPEDITED RELEASE PURSUANT TO TEXAS WATER CODE SECTION 13.2541

TO THE PUBLIC UTILITY COMMISSION OF TEXAS:

The Sanctuary Texas, LLC ("Petitioner") files its Petition with the Public Utility Commission of Texas (the "PUC") for expedited release from Aqua Texas's ("Aqua") water certificate of convenience and necessity ("CCN") No. 13201; pursuant to (i) Texas Water Code Section 13.2541, and (ii) 16 Texas Administrative Code Section 24.245; and in support thereof would respectfully show as follows:

I. APPLICABLE REGULATIONS

Section 13.2541 of the Texas Water Code provides that the owner of a tract of land that is at least 25 acres and that is not receiving water or sewer service may petition for expedited release of the area from a CCN. For land that is located within a county with a population of at least one million, or a county adjacent to a county with a population of at least one million, the owner of the qualifying tract "is entitled to that release." The rule adopted by the PUC pursuant to Section 13.2541 provides the same, and it recognizes that Denton County is a county in which

¹ TEXAS WATER CODE §13.2541

² *Id*.

owners of at least 25 acres are entitled to expedited release.³ Under Section 13.2541(c), the PUC "shall grant a petition not later than the 60th day after the date the landowner files the petition."

II. REQUEST FOR EXPEDITED RELEASE

Petitioner owns approximately 70.149 acres of contiguous property in Denton County. Petitioner seeks decertification of approximately 69.133 of the property which is within the boundaries of water CCN No. 13201, held by Aqua (the "Property"). The Property is not receiving water service from Aqua. An Affidavit in support of this Petition is attached hereto as Exhibit "A." A general location map, a detailed map of the tract, and a metes and bounds survey are attached as Exhibits "B-1, B-2 and B-3." A deed referencing Petitioner as title holder, describing the land, is attached as Exhibit "C."

III. CONCLUSION AND PRAYER

Texas Water Code Section 13.2541 entitles Petitioner to expedited release of the Property described herein. The Property is greater than 25 acres, is not receiving water or sewer service, and are entirely within Denton County. Under Section 13.2541, the PUC should grant this Petition no later than the 60th day after the date of filing. Petitioner respectfully requests that the PUC grant this Petition and issue an order under the authority of Section 13.2541 releasing all portions of the Property that are within the boundaries of water CCN No. 13201.

³ 16 Tex. Admin. Code § 24.245

Respectfully submitted,

COATS | ROSE

Natalie B. Scott State Bar No. 24027970 nscott@coatsrose.com Terrace 2 2700 Via Fortuna, Suite 350 Austin, Texas 78746 (512) 469-7987 Telephone (512) 469-9408 Telecopier

ATTORNEY FOR PETITIONER THE SANCTUARY TEXAS, LLC

Natalie B Deoth

CERTIFICATE OF SERVICE

I hereby certify that on this 20th day of January, 2021, a true and correct copy of the Petition by The Sanctuary Texas, LLC for Expedited Release Pursuant to Texas Water Code Section 13.254(a-5) was sent, via certified mail, return receipt requested to the following recipient at the address indicated.

Aqua Texas, Inc. 1106 Clayton Lane Austin, Texas 78723-3489 Via Certified Mail, RRR

CSC-Lawyers Incorporating Service Company 211 E. 7th Street, Suite 620 Austin, Texas 78701-3218

Via Certified Mail, RRR

Natalie B. Scott

Natalie B. Devolt

EXHIBIT "A"

Affidavit of Marlon McMakin

PUC DOCKET NO. PETITION BY THE SANCTUARY \$ BEFORE THE TEXAS, LLC, \$ STEAS, LLC, \$ STE

AFFIDAVIT OF MARLON MCMAKIN IN SUPPORT OF PETITION FOR EXPEDITED RELEASE FROM WATER CCN NO. 13201 HELD BY AQUA TEXAS, PURSUANT TO TEXAS WATER CODE SECTION 13.2541

STATE OF TEXAS

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COUNTY OF DENTON 5

BEFORE ME, the undersigned notary, personally appeared Marlon McMakin, the affiant, a person who is known to me. After administering an oath, the affiant testified that:

- 1. "My name is Marlon McMakin. I am over the age of eighteen years, of sound mind, and am capable of making this affidavit. The facts stated in this affidavit are within my personal knowledge and are true and correct.
- I am the Managing Member of The Sanctuary Texas, LLC, the Petitioner in the above-captioned matter. Petitioner owns approximately 70 149 acres of land in Denton County, Texas. Petitioner seeks to decertify approximately 69 113 acres of this land (the "Property") that is located within the boundaries of water CCN No. 13201 issued to Aqua Texas. Exhibits "B-1, B-2 and B-3" attached to this Petition are true and correct copies of a general location map, a detailed map of the tract, and a metes and bounds survey. Petitioner is owner of this land as evidenced by the deed, attached as Exhibit "C".
 - Aqua Texas ("Aqua") does not provide service to the Property
- 4 I have met with Aqua Texas ("Aqua") General Manager, Mr Darryl G Waldcock, regarding Aqua's obligation and ability to provide water to the property described in this matter on more than one occasion
- 5. In our meetings, I informed Aqua that The Sanctuary LLC, intends to develop approximately 365 single-family residence lots on the property.
- 6. Aqua informed me that they do not have the current capacity to serve The Sanctuary LLC s planned development.

4828-7115-6695.v1

- 7 The attachments to the Pctition are kept by The Sanctuary in the regular course of business.
- 8. It is the regular practice of said business for an employee or representative with knowledge of the act, event, incident, order, transaction, invoice, condition, photo, video recording, audio recording, opinion, or diagnosis, to make the record, or to transmit information thereof to be included in such record.
- 9 I request that the Public Utility Commission of Texas release the described 69 128 acres from water CCN No. 13201."

FURTHER AFFIANT SAYETH NOT

Marlon McMakin

SWORN TO AND SUBSCRIBED TO BEFORE ME by Marlon McMakin on Strangery 2021.

SAVANNA SKY LAZO

Notary Public, State of Texas

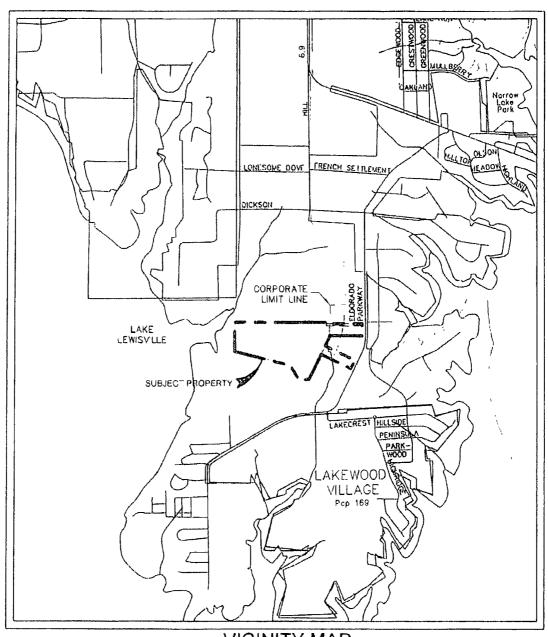
Comm Expires 05-21-2023

Notary ID 128339646

Notary Public, State of Texa

EXHIBIT "B-1"

General Location Map



VICINITY MAP

SCALE: 1" = 2,000"

The Sanctuary at Sunset Cove

Town of Lakewood Village, Texas February 2020

Kimley» Horn
13455 Noel Road
Two Galleria Office Tower, Suite 700 Dallas, TX 75240 State of Texas Registration No F-928



EXHIBIT "B-2"

Detailed Map

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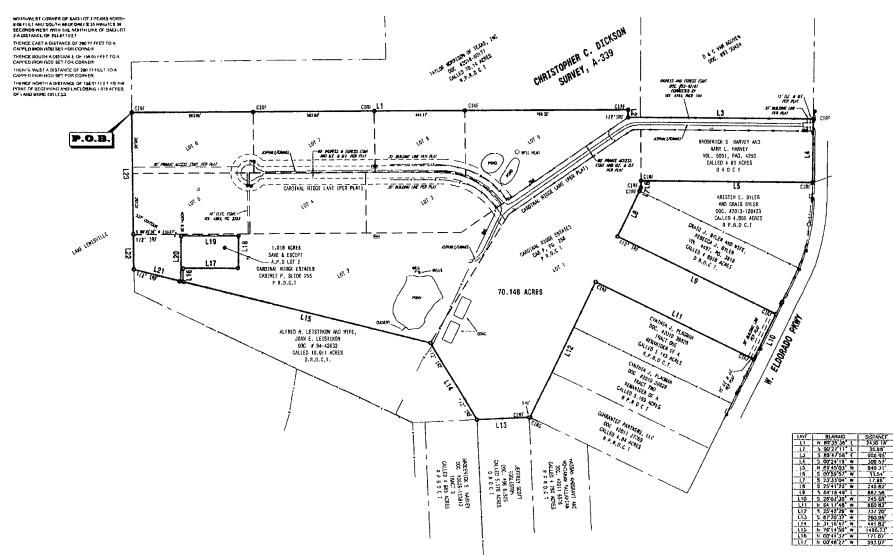
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Course	Bearing	Distance
ĩ,	N 891351361 E	2430,18
L2	S 00°27'11" E	36.98'
L3	S 89°47'56" E	906.95
L4	S 00°24'19" W	309,57
L5	N 89°45'03" W	840,31
L6	S 00°59'57" W	33,541
L7	S 23"33'04" W	17.96'
LB	S 26*41'29" W	245.82'
1.9	S 64'16'49' E	862.58'
L10	\$ 26°02'36" W	245.881
L11	N 64°17'48" W	860.82'
L12	S 25°42'29" W	737 20'
L13	\$ 87°20'37" W	260.96
L14	N 31°16'47" W	441.82
L15	N 76°14'50" W	1248.00
L16	NORTH	65.75
117	EAST	270.77
118	NORTH	158.01
L19	WEST	280.77
L20	SOUTH	221 32'



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EXHIBIT "B-3"

Survey

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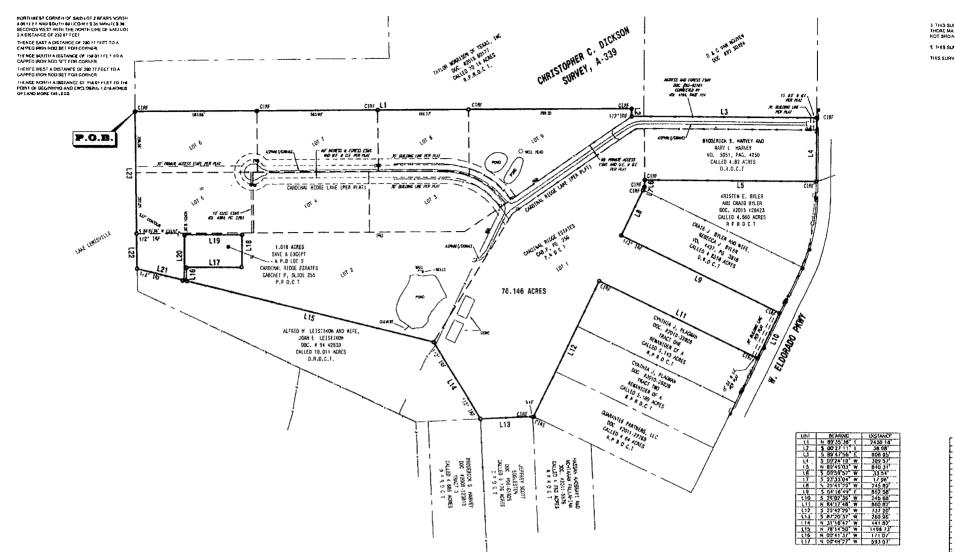
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Course	Bearing	Distance
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<u>L2</u> L3 L4	S 00°27'11" E	36.98'
ί,3	S 89"47'56" E	906.95
L4	S 00°24'19" W	309.57'
L5	N 89 45 03 W	840 31'
L6	\$ 00°59'57" W	33.54
L7	S 23'33'04" W	17.96'
L8	\$ 25°41'29" W	245.82
19	S 64'16'49" E	862.58
110	S 26°02'36" W	245.68'
L11	N 64'17'48" W	860.82'
L12	S 25°42'29" W	737.20
L13	S 87"20'3/" W	260.961
L14	N 31°16'47" W	441.82
L15	N 76"14'50" W	1248.00'
L16	NORTH	65.75'
L 17	EAST	270.77
118	NORTH	158.01'
L19	WEST	280.77'
L20	SOUTH	221,32





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69.113 ACRES CHRISTOPHER C. DICKSON SURVEY, A-339 DENTON COUNTY, TEXAS

FIELD NOTES TO ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE CHRISTOPHER C. DICKSON SURVEY, ABSTRACT NO. 339, DENTON COUNTY, TEXAS, BEING A PART OF LOT 2 AND ALL OF LOT 1, AND LOTS 3-9, CARDINAL RIDGE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET P. PAGE 256, PLAT RECORDS, DENTON COUNTY, TEXAS AND BEING A PART OF THAT CERTAIN CALLED 4.83 ACRE TRACT OF LAND DESCRIBED IN DEED TO BRODERICK S. HARVEY AND MARY L. HARVEY, RECORDED IN VOLUME 5051, PAGE 4250, REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS:

BEGINNING AT A CAPPED IRON ROD FOUND FOR THE SOUTHWEST CORNER OF THAT CERTAIN CALLED 70.14 ACRE TRACT OF LAND DESCRIBED IN DEED TO TAYLOR MORRISON OF TEXAS, INC. RECORDED IN DOCUMENT NO. 2018-60177 REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS AND THE NORTHWEST CORNER OF SAID CARDINAL RIDGE ESTATES, SAME BEING THE NORTHWEST CORNER OF LOT 6;

THENCE NORTH 89 DEGREES 35 MINUTES 36 SECONDS EAST, WITH THE SOUTH LINE OF SAID CALLED 70.14 ACRE TRACT OF LAND AND THE NORTH LINE OF SAID CARDINAL RIDGE ESTATES, PASSING AT 593.96 FEET A CAPPED IRON ROD FOUND FOR THE NORTHEAST CORNER OF SAID LOT 6 AND THE NORTHWEST CORNER OF LOT 7. PASSING AT 1187.56 A CAPPED IRON ROD FOUND FOR THE NORTHEAST CORNER OF SAID LOT 7 AND THE NORTHWEST CORNER OF LOT 8, PASSING AT 1631.83 A CAPPED IRON ROD FOUND FOR THE NORTHEAST CORNER OF SAID LOT 8 AND THE NORTHWEST CORNER OF LOT 9, CONTINUING FOR A TOTAL DISTANCE OF 2430.18 FEET TO A CAPPED IRON ROD FOUND FOR THE NORTHEAST CORNER OF SAID LOT 9:

THENCE SOUTH CO DEGREES 27 MINUTES 11 SECONDS EAST, WITH THE EAST LINE OF SAID LOT 9, A DISTANCE OF 36.98 FEET TO A 1/2-INCH IRON ROD FOUND IN THE NORTH LINE OF AN INGRESS AND EGRESS EASEMENT, RECORDED IN DOCUMENT NO. 93-92181, DEED RECORDS, DENTON COUNTY, TEXAS, KNOWN AS CARDINAL RIDGE LANE, FOR THE SOUTHEAST CORNER OF SAID LOT 9;

THENCE SOUTH 89 DEGREES 47 MINUTES 56 SECONDS EAST, WITH THE NORTH LINE OF SAID INGRESS AND EGRESS EASEMENT AND THE NORTH LINE OF SAID CARDINAL RIDGE ESTATES, PASSING THE SOUTHEAST CORNER OF SAID CALLED 70.14 ACRE TRACT OF LAND, SAME BEING THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND DESCRIBED IN DEED TO D. & C. VAN NGUYEN. RECORDED IN DOCUMENT NO. 93-30424, DEED RECORDS, DENTON COUNTY, TEXAS, CONTINUING WITH THE SOUTH LINE OF SAID NGUYEN TRACT FOR A DISTANCE OF 906.95 FEET TO A CAPPED IRON ROD FOUND IN THE WEST RIGHT-OF-WAY LINE OF W. ELDORADO PARKWAY FOR THE NORTHEAST CORNER OF

SAID INGRESS AND EGRESS EASEMENT AND THE SOUTHEAST CORNER OF SAID NGUYEN TRACT;

THENCE SOUTH 00 DEGREES 24 MINUTES 19 SECONDS WEST, WITH SAID RIGHT-OF-WAY, PASSING THE SOUTHEAST CORNER OF SAID INGRESS AND EGRESS EASEMENT, SAME BEING THE NORTHEAST CORNER OF THAT CERTAIN CALLED 4.83 ACRE TRACT OF LAND DESCRIBED IN DEED TO BRODERICK S. HARVEY AND MARY L. HARVEY, RECORDED IN VOLUME 5051, PAGE 4250, DEED RECORDS, DENTON COUNTY, TEXAS. CONTINUING FOR A DISTANCE OF 309.57 FEET TO A CAPPED IRON ROD FOUND FOR THE SOUTHEAST CORNER OF SAID CALLED 4.83 ACRE TRACT OF LAND AND THE NORTHEAST CORNER OF THAT CERTAIN CALLED 4.660 ACRE TRACT OF LAND DESCRIBED IN DEED TO KRISTEN E. BYLER AND CRAIG BYLER, RECORDED IN DOCUMENT NO 2015-128423, REAL PROPERTY RECORDS. DENTON COUNTY, TEXAS;

THENCE NORTH 89 DEGREES 45 MINUTES 03 SECONDS WEST, WITH THE NORTH LINE OF SAID CALLED 4.660 ACRE TRACT OF LAND AND THE SOUTH LINE OF SAID CALLED 4.83 ACRE TRACT OF LAND, A DISTANCE OF 840.31 FEET TO A CAPPED IRON ROD FOUND IN AN EASTERLY LINE OF LOT 1 OF SAID CARDINAL RIDGE ESTATES FOR THE NORTHWEST CORNER OF SAID CALLED 4.660 ACRE TRACT OF LAND AND THE SOUTHWEST CORNER OF SAID CALLED 4.83 ACRE TRACT OF LAND;

THENCE SOUTH 00 DEGREES 59 MINUTES 57 SECONDS WEST, WITH SAID EASTERLY LINE AND THE WEST LINE OF SAID CALLED 4.660 ACRE TRACT OF LAND, A DISTANCE OF 33.54 FEET TO A CAPPED IRON ROD FOUND FOR CORNER;

THENCE SOUTH 23 DEGREES 33 MINUTES 04 SECONDS WEST, CONTINUING WITH SAID EASTERLY LINE AND SAID WEST LINE, A DISTANCE OF 17.96 FEET TO A CAPPED IRON ROD FOUND FOR THE SOUTHWEST CORNER OF SAID CALLED 4.660 ACRE TRACT OF LAND AND THE NORTHWEST CORNER OF THAT CERTAIN CALLED 4.8956 ACRE TRACT OF LAND DESCRIBED IN DEED TO CRAIG J. BYLER AND WIFE, REBECCA J. BYLER, RECORDED IN VOLUME 4497, PAGE 3818, DEED RECORDS, DENTON COUNTY, TEXAS;

THENCE SOUTH 25 DEGREES 41 MINUTES 29 SECONDS WEST, CONTINUING WITH SAID EASTERLY LINE AND THE WEST LINE OF SAID CALLED 4.8956 ACRE TRACT OF LAND, A DISTANCE OF 245.82 FEET TO A 1/2-INCH IRON ROD FOUND FOR THE SOUTHWEST CORNER OF SAID CALLED 4.8956 ACRE TRACT OF LAND IN A NORTHERLY LINE OF SAID LOT 1;

THENCE SOUTH 64 DEGREES 16 MINUTES 49 SECONDS EAST, WITH SAID NORTHERLY LINE AND THE SOUTH LINE OF SAID CALLED 4.8956 ACRE TRACT OF LAND, A DISTANCE OF 862.58 FEET TO A CAPPED IRON ROD FOUND IN THE WEST RIGHT-OF-WAY LINE OF SAID ELDORADO PARKWAY FOR THE MOST EASTERLY NORTHEAST CORNER OF SAID LOT 1 AND THE SOUTHWEST CORNER OF SAID CALLED 4.8956 ACRE TRACT OF LAND;

THENCE SOUTH 26 DEGREES 02 MINUTES 36 SECONDS WEST, WITH SAID RIGHT-OF-WAY AND THE MOST EASTERLY LINE OF SAID LOT 1, A DISTANCE OF 245.68 FEET TO A CAPPED IRON ROD FOUND FOR THE MOST EASTERLY SOUTHEAST CORNER OF SAID LOT 1 AND THE NORTHEAST CORNER OF THE REMAINDER OF THAT CERTAIN CALLED 5.143 ACRE TRACT OF LAND DESCRIBED IN DEED AS TRACT ONE TO CYNTHIA J. PLAGMAN, RECORDED IN DOCUMENT NO. 2010-39828, REAL PROPERTY RECORDS. DENTON COUNTY, TEXAS;

THENCE NORTH 64 DEGREES 17 MINUTES 48 SECONDS WEST, WITH THE NORTH LINE OF SAID TRACT ONE AND A SOUTHERLY LINE OF SAID LOT 1, A DISTANCE OF 860.82 FEET TO A CAPPED IRON ROD FOUND ON AN EASTERLY LINE OF SAID LOT 1 FOR THE NORTHWEST CORNER OF SAID TRACT ONE;

THENCE SOUTH 25 DEGREES 42 MINUTES 29 SECONDS WEST, WITH SAID EASTERLY LINE AND THE WEST LINE OF SAID TRACT ONE, PASSING THE SOUTHWEST CORNER OF SAID TRACT ONE, SAME BEING THE NORTHWEST CORNER OF THE REMAINDER OF THAT CERTAIN CALLED 5.169 ACRE TRACT OF LAND DESCRIBED AS TRACT TWO IN DEED TO CYNTHIA J. PLAGMAN, RECORDED IN DOCUMENT NO. 2010-39828, REAL PROPERTY RECORDS. DENTON COUNTY. TEXAS, CONTINUING WITH THE WEST LINE OF SAID TRACT TWO AND PASSING THE SOUTHWEST CORNER THEREOF, SAME BEING THE NORTHWEST CORNER OF THAT CERTAIN CALLED 4.84 ACRE TRACT OF LAND DESCRIBED IN DEED TO GUARANTEE PARTNERS, LLC, RECORDED IN DOCUMENT NO 2011-27769, REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS, CONTINUING THE WITH WEST LINE OF SAID CALLED 4.84 ACRE TRACT OF LAND FOR A TOTAL DISTANCE OF 737.20 FEET TO A CAPPED IRON ROD SET IN THE SOUTH LINE OF CARDINAL RIDGE ESTATES FOR THE SOUTHWEST CORNER OF SAID CALLED 4.84 ACRE TRACT OF LAND, THE MOST NORTHERLY NORTHWEST CORNER OF THAT CERTAIN CALLED 4.780 ACRE TRACT OF LAND DESCRIBED IN DEED TO HASSAN KHOSRAVI AND MOHTARAM FALLAHIAN, RECORDED IN DOCUMENT NO. 2011-5576, REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS AND THE MOST SOUTHERLY SOUTHEAST CORNER OF SAID LOT 1;

THENCE SOUTH 87 DEGREES 20 MINUTES 37 SECONDS WEST, WITH THE SOUTHERLY LINE OF SAID LOT 1 AND SAID CARDINAL RIDGE ESTATES AND THE NORTH LINE OF SAID CALLED 4.780 ACRE TRACT OF LAND, PASSING A CAPPED IRON ROD FOUND FOR THE NORTHWEST CORNER OF SAID CALLED 4.780 ACRE TRACT OF LAND AND THE NORTHEAST CORNER OF THAT CERTAIN CALLED 5.176 ACRE TRACT OF LAND DESCRIBED IN DEED TO JEFFREY SCOTT EGGLESTON, RECORDED IN DOCUMENT NO. 96-61925, DEED RECORDS, DENTON COUNTY, TEXAS AT 5.42 FEET, CONTINUING WITH THE NORTH LINE OF SAID CALLED 5.176 ACRE TRACT OF LAND FOR A TOTAL DISTANCE OF 260.96 FEET TO A 1/2-INCH

IRON ROD FOUND FOR THE MOST SOUTHERLY CORNER OF SAID LOT 1, THE NORTHWEST CORNER OF SAID CALLED 5.176 ACRE TRACT OF LAND, THE NORTHEAST CORNER OF THAT CERTAIN CALLED 4.885 ACRE TRACT OF LAND DESCRIBED AS TRACT 3 IN DEED TO BRODERICK S. HARVEY, RECORDED IN DOCUMENT NO. 2008-123813, REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS AND THE MOST EASTERLY CORNER OF THAT CERTAIN CALLED 10.011 ACRE TRACT OF LAND DESCRIBED IN DEED TO ALFRED W. LEISTIKOW AND WIFE, JOAN E. LEISTIKOW, RECORDED IN DOCUMENT NO. 94-42633, DEED RECORDS, DENTON COUNTY, TEXAS;

THENCE NORTH 31 DEGREES 16 MINUTES 47 SECONDS WEST, WITH THE SOUTHERLY LINE OF SAID LOT 1 AND SAID CARDINAL RIDGE ESTATES AND THE NORTH LINE OF SAID CALLED 10.011 ACRE TRACT OF LAND, A DISTANCE OF 441.82 FEET TO A 1/2-INCH IRON ROD FOUND FOR THE MOST WESTERLY CORNER OF SAID LOT 1, THE SOUTHEAST CORNER OF LOT 2 AND THE NORTHEAST CORNER OF SAID CALLED 10.011 ACRE TRACT OF LAND;

THENCE NORTH 76 DEGREES 14 MINUTES 50 SECONDS WEST, WITH THE SOUTH LINE OF SAID LOT 2 AND THE NORTH LINE OF SAID CALLED 10.011 ACRE TRACT OF LAND, A DISTANCE OF 1248.00 FEET TO A POINT FOR CORNER;

THENCE SEVERING SAID LOT 2 THE FOLLOWING 5 CALLS;

- 1) NORTH A DISTANCE OF 65.75 FEET;
- 2) EAST A DISTANCE OF 270.77 FEET;
- 3) NORTH A DISTANCE OF 158.01 FEET;
- 4) WEST A DISTANCE OF 280.77 FEET;
- 5) SOUTH A DISTANCE OF 221.32 FEET;

THENCE NORTH 76 DEGREES 14 MINUTES 50 SECONDS WEST, WITH THE SOUTH LINE OF SAID LOT 2 AND THE NORTH LINE OF SAID CALLED 10.011 ACRE TRACT OF LAND, A DISTANCE OF 238.43 FEET TO A 1/2 INCH IRON ROD SET IRON ROD FOUND FOR CORNER AT THE SOUTHWEST CORNER OF SAID LOT 2;

THENCE NORCH 00 DEGRESS 41 MINUTES 37 SECONDS WEST, WITH THE WEST LINE OF SAID LOT 25 AND THE WEST LINE OF SAID CARDINAL RIDGE ESTAETS, A DISTANCE OF 171.07 FEET TO A 1/2-INCH IRON ROD FOUND FOR THE NORTHWEST CORNER OF SAID LOT 2 AND THE SOUTWEST CORNER OF LOT 5;

THENCE NORTH 00 DEGREES 48 MINUTES 27 SECONDS WEST, WITH THE WEST LINE OF LOT 5 AND THE WEST LINE OF SAID CARDINAL RIDGE ESTATES, PASSING AT 297.01 FEET A CAPPED IRON ROD FOUND FOR THE NORTHWEST CORNER OF SAID LOT 5 AND THE SOUTHWEST CORNER OF SAID LOT 6, CONTINUING FOR A

TOTAL DISTANCE OF 593.97 FEET TO THE POINT OF BEGINNING AND CONTAINING 69.113 ACRES OF LAND, MORE OR LESS

SAVE & EXCEPT THE FOLLOWING 1.018 ACRES

FIELD NOTES TO ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE CHRISTOPHER C. DICKSON SURVEY, ABSTRACT # 339, DENTON COUNTY TEXAS AND BEING A PART OF LOT 2 OF, CARDINAL RIDGE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET P. PAGE 255, PLAT RECORDS, DENTON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE TRACT BEING DESCRIBED HEREIN AT A 1/2 INCH IRON ROD SET FOR CORNER FROM WHICH THE NORTHWEST CORNER OF SAID LOT 2 BEARS NORTH 8.08 FEET AND SOUTH 89 DEGREES 35 MINUTES 36 SECONDS WEST WITH THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 233.67 FEET;

THENCE EAST A DISTANCE OF 280.77 FEET TO A CAPPED IRON ROD SET FOR CORNER;

THENCE SOUTH A DISTANCE OF 158.01 FEET TO A CAPPED IRON ROD SET FOR CORNER;

THENCE WEST A DISTANCE OF 280.77 FEET TO A CAPPED IRON ROD SET FOR CORNER;

THENCE NORTH A DISTANCE OF 158.01 FEET TO THE POINT OF BEGINNING AND ENCLOSING 1.018 ACRES OF LAND MORE OR LESS.

EXHIBIT "C"

Deed

Denton County Juli Luke County Clerk

Instrument Number: 106441

ERecordings-RP

WARRANTY DEED

Recorded On: August 27, 2019 03:56 PM Number of Pages: 6

"Examined and Charged as Follows: "

Total Recording: \$46.00

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.

GF# 1002-271991-RTT

SPECIAL WARRANTY DEED

Broderick Steve Harvey, Trustee of The Broderick Steve Harvey Revocable Trust under Trust Agreement dated October 7, 1997

(hereinafter called "Grantor," whether one or more, masculine, feminine or neuter) for and in consideration of the sum of TEN and no/100 DOLLARS and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, paid by

The Sanctuary Texas LLC, a Texas limited liability company

(hereinafter called "Grantee," whether one or more, masculine, feminine or neuter), of one certain note of even date herewith in the principal sum of THREE MILLION ONE HUNDRED EIGHTY FIVE THOUSAND and NO/100 DOLLARS (\$ 3,185,000.00), payable to the order of Independent Bank (hereinafter called "Payee," whether one or more, masculine, feminine or neuter) as therein provided, it having advanced said sum at the special instance and request of Grantee as part of the purchase price for the property conveyed hereby, and Payee shall be and the same hereby is subrogated to all of the rights, titles, liens and equities of said Grantor securing the payment of said note as fully as if it were Grantor herein, and in addition to the first and superior vendor's lien retained herein, said note is additionally secured by a deed of trust of even date herewith to Daniel W. Brooks, Trustee(s), upon the property conveyed hereby, and by these presents does Grant, Sell and Convey, unto the said Grantee, all that certain property described as follows:

BEING ALL OF LOTS 1, 3, 4, 5, 6, 7, 8 and 9, CARDINAL RIDGE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET P, PAGE 256, PLAT RECORDS, DENTON COUNTY, TEXAS.

together with all improvements thereon, if any, and all rights, privileges, tenements, hereditaments, rights of way, easements, appendages and appurtenances, in anyway appertaining thereto, and all right, title and interest of Grantor in and to any streets, ways, alleys, strips or gores of land adjoining the above-described property or any part thereof (hereinafter, the "Property").

This deed is executed and delivered subject to all easements, reservations, conditions, covenants and restrictive covenants as the same appear of record in the office of the County Clerk of the county in which the Property is located, and property taxes for the current year and subsequent years, the payment of which Grantee assumes.

TO HAVE AND TO HOLD the above described Property, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said Grantee, his, her or its successors, heirs and assigns, as the case may be, forever; and Grantor does hereby bind Grantor and Grantor's successors, heirs, executors and administrators, as the case may be, to Warrant and Forever Defend all and singular the said Property unto the said Grantee and Grantee's successors, heirs and assigns, as the case may be, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof, by, through, or under Grantor, but not otherwise.

Broderick Steve Harvey, Trustee of The Broderick Steve Harvey Revocable Trust under Trust Agreement dated October 7, 1997

Executed effective as of the 2/ day of August, 2019.

ACKNOWLEDGMENT

STATE OF	
COUNTY OF	

Before me, the undersigned authority, on this day personally appeared Broderick Steve Harvey, Trustee of The Broderick Steve Harvey Revocable Trust under Trust Agreement dated October 7, 1997, [check one] __ known to me or __ proved to me through __ (description of identity card) to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that said person executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 21 day of August, 2019.

Notary Public, State of Texas
Printed name: BENJAMIN BU

Commission expires: OCTABLE ...

Page 2 of 5

AFTER RECORDING RETURN TO:

The Sanctuary Texas LLC 11700 Preston Road, Suite 660, #253 Dallas, TX 75230

EXHIBIT B Permitted Encumbrances

- 1. Restrictive covenants contained in Judgment on Declaration of Taking and Order Fixing Date of Possession recorded in Volume 436, Page 20 and Volume 3114, Page 433, Real Property Records, Denton County, Texas, and in Cabinet P, Slide 255, Plat Records, Denton County, Texas.
- 2 Easement as awarded to United States of America in Condemnation Proceedings in the United States District Court for the Eastern District of Texas, under Cause No. 1319, filed 03/18/1958, recorded in Volume 436, Page 20, Real Property Records, Denton County, Texas, and as shown on the survey prepared by J.E. Thompson, RPLS No. 4857, of All American Surveying, Job No. 190209, dated 07/24/2019 (the "Survey").
- 3. Title to all coal, lignite, oil, gas and other minerals in, under and that may be produced from the land, together with all rights, privileges, and immunities relating thereto, all of such interest, to the extent not previously reserved or conveyed, being reserved or conveyed in instrument filed 12/06/1991, recorded in Volume 3114, Page 433, Real Property Records Denton County, Texas. Company makes no representation as to the present ownership of any said interest.
- 4. Easement granted by Mrs. Mildred Tipton to Texas Power & Light Company, filed 06/25/1952, recorded in Volume 378, Page 64, Real Property Records, Denton County, Texas.
- Easement granted by Ling Electric, Inc. Profit Sharing Trust to Southwestern Bell Telephone Company, filed 07/12/1972, recorded in Volume 650, Page 434, Real Property Records, Denton County, Texas.
- 6. Easement granted by Dak Investments to Premier Designs, Inc., filed 12/21/1993, recorded in cc# 93-R0092191, Real Property Records, Denton County, Texas. As corrected by instrument filed 08/28/1998, recorded in Volume 4164, Page 104, Real Property Records, Denton County, Texas, and as shown on the Survey. (Affects Lot 2)
- 7. Easement granted by The Broderick Steve Harvey Revocable Trust to Denton County Electric Cooperative, Inc., filed 06/22/2001, recorded in Volume 4864, Page 2283, Real Property Records, Denton County, Texas, and as shown on the Survey.
- 8. Affidavit to the Public executed by Steve Harvey for On-Site Waste Water System, filed 05/12/1999, recorded in Volume 4337, Page 140, Real Property Records, Denton County, Texas.
- 9. The following easements and/or building lines, as shown on plat recorded in Cabinet P, Slide 256, Plat Records, Denton County, Texas, and as shown on the Survey:

30' building line (Affects all lots)
30' ingress, egress, utility and drainage easement (Affects Lots 3, 8 and 9)
Variable width ingress, egress, utility and drainage easement (Affects Lots 4, 5, 6 and 7)
30' private access easement (Affects Lot 6)
15' drainage and utility easement (Affects Lot 1)

Flowage easement. (Affects Lot 5)

Page 4 of 5

- 10. Rights, if any, of third parties with respect to the following matters, as shown on the Survey:
 - i) Wire fence onto the adjoining tract to the South;
 - ii) Transformer pads, and any lines associated therewith;
 - iii) Telephone risers, and any lines associated therewith; and
 - iv) Propane tank, and any lines associated therewith.

Denton County Juli Luke County Clerk

Instrument Number: 106442

ERecordings-RP

WARRANTY DEED

Recorded On: August 27, 2019 03:56 PM

Number of Pages: 7

" Examined and Charged as Follows: "

Total Recording: \$50.00

******** THIS PAGE IS PART OF THE INSTRUMENT ********

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Record and Return To:

Document Number:

106442

Simplifile

Receipt Number:

20190827000672

Recorded Date/Time: August 27, 2019 03:56 PM

User:

Darcey B

Station 21

Station:



STATE OF TEXAS COUNTY OF DENTON

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Denton County, Texas.

Juli Luke County Clerk Denton County, TX 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.

GF# 1002-271991-RTT

SPECIAL WARRANTY DEED

Broderick Harvey a/k/a Broderick S. Harvey

(hereinafter called "Grantor," whether one or more, masculine, feminine or neuter) for and in consideration of the sum of TEN and no/100 DOLLARS and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, paid by

The Sanctuary Texas LLC, a Texas limited liability company

(hereinafter called "Grantee," whether one or more, masculine, feminine or neuter), of one certain note of even date herewith in the principal sum of THREE MILLION ONE HUNDRED EIGHTY FIVE THOUSAND and NO/100 DOLLARS (\$ 3,185,000.00), payable to the order of Independent Bank (hereinafter called "Payee," whether one or more, masculine, feminine or neuter) as therein provided, it having advanced said sum at the special instance and request of Grantee as part of the purchase price for the property conveyed hereby, and Payee shall be and the same hereby is subrogated to all of the rights, titles, liens and equities of said Grantor securing the payment of said note as fully as if it were Grantor herein, and in addition to the first and superior vendor's lien retained herein, said note is additionally secured by a deed of trust of even date herewith to Daniel W. Brooks, Trustee(s), upon the property conveyed hereby, and by these presents does Grant, Sell and Convey, unto the said Grantee, all that certain property described as follows:

FIELD NOTES TO ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE CHRISTOPHER C. DICKSON SURVEY, ABSTRACT NO. 339, DENTON COUNTY, TEXAS, BEING ALL OF LOT 2, CARDINAL RIDGE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET P, PAGE 256, PLAT RECORDS, DENTON COUNTY, TEXAS AND BEING ALL OF THAT CERTAIN CALLED 4.83 ACRE TRACT OF LAND DESCRIBED IN DEED TO BRODERICK S. HARVEY AND MARY L. HARVEY, RECORDED IN VOLUME 5051, PAGE 4250, REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS; AND BEING MORE PARTICULARLY DESCRIBED ON EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

Page 1 of 6

together with all improvements thereon, if any, and all rights, privileges, tenements, hereditaments, rights of way, easements, appendages and appurtenances, in anyway appertaining thereto, and all right, title and interest of Grantor in and to any streets, ways, alleys, strips or gores of land adjoining the above-described property or any part thereof (hereinafter, the "Property").

This deed is executed and delivered subject to all easements, reservations, conditions, covenants and restrictive covenants as the same appear of record in the office of the County Clerk of the county in which the Property is located, and property taxes for the current year and subsequent years, the payment of which Grantee assumes.

TO HAVE AND TO HOLD the above described Property, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said Grantee, his, her or its successors, heirs and assigns, as the case may be, forever; and Grantor does hereby bind Grantor and Grantor's successors, heirs, executors and administrators, as the case may be, to Warrant and Forever Defend all and singular the said Property unto the said Grantee and Grantee's successors, heirs and assigns, as the case may be, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof, by, through, or under Grantor, but not otherwise.

Executed effective as of the 2/ day of August, 2019.

Broderick Harvey a/k/a Broderick S/Harvey

ACKNOWLEDGMENT

STATE OF _____ §
COUNTY OF _____ §

Before me, the undersigned authority, on this day personally appeared Broderick Harvey a/k/a Broderick S. Harvey, [check one] known to me or proved to me through (description of identity card) to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that said person executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 21 day of August, 2019.

Page 2 of 6

AFTER RECORDING RETURN TO-The Sanctuary Texas LLC 11700 Preston Road, Suite 660, #253 Dallas, Texas 75230

EXHIBIT A Property Description

TRACT 1:

ALL THAT CERTAIN TRACT OF LAND SITUATED IN THE CHRISTOPHER C. DICKSON SURVEY, ABSTRACT #339, DENTON COUNTY, TEXAS AND BEING PART OF A CALLED 5.1846 ACRE TRACT DESCRIBED IN THE DEED TO DINH CHI TRUONG AND BAO NGOE LUU RECORDED UNDER CLERK'S FILE NUMBER 93-R0027940, REAL PROPERTY RECORDS, DENTON COUNTY, TEXAS; THE SUBJECT TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR THE NORTHWEST CORNER OF THE TRACT BEING DESCRIBED HEREIN AT A CAPPED IRON ROD FOUND AT THE NORTHWEST CORNER OF SAID 5.1846 ACRE TRACT;

THENCE SOUTH 89° 01' 50" EAST ALONG AND NEAR A FENCE WITH THE NORTH LINE THEREOF A DISTANCE OF 843.89' TO A 5/8" IRON ROD FOUND IN THE WEST LINE OF GARZA LANE FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 01° 08' 08" WEST WITH THE WEST LINE OF SAID ROAD A DISTANCE OF 249.86' TO A CAPPED IRON ROD FOUND IN THE SOUTH LINE OF SAID 5.1846 ACRE TRACT FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE NORTH 89° 01' 00" WEST ALONG AND NEAR A FENCE WITH THE SOUTH LINE OF SAID 5.1846 ACRE TRACT A DISTANCE OF 840.29' TO A CAPPED IRON ROD FOUND FOR THE SOUTHWEST CORNER OF SAID 5.1846 ACRE TRACT;

THENCE NORTH 00° 18' 30" EAST WITH THE WEST LINE THEREOF A DISTANCE OF 249.67' TO THE PLACE OF BEGINNING AND ENCLOSING 4.83 ACRES OF LAND MORE OR LESS.

TRACT 2:

BEING LOT 2, OF CARDINAL RIDGE ESTATES, AN ADDITION TO DENTON COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN CABINET P, PAGE 255, PLAT RECORDS OF DENTON COUNTY, TEXAS.

Page 4 of 6

EXHBIT B Permitted Encumbrances

- 1. Restrictive covenants contained in Judgment on Declaration of Taking and Order Fixing Date of Possession recorded in Volume 436, Page 20 and Volume 3114, Page 433, Real Property Records, Denton County, Texas, and in Cabinet P, Slide 255, Plat Records, Denton County, Texas.
- 2. Easement as awarded to United States of America in Condemnation Proceedings in the United States District Court for the Eastern District of Texas, under Cause No. 1319, filed 03/18/1958, recorded in Volume 436, Page 20, Real Property Records, Denton County, Texas, and as shown on the survey prepared by J.E. Thompson, RPLS No. 4857, of All American Surveying, Job No. 190209, dated 07/24/2019 (the "Survey").
- 3. Title to all coal, lignite, oil, gas and other minerals in, under and that may be produced from the land, together with all rights, privileges, and immunities relating thereto, all of such interest, to the extent not previously reserved or conveyed, being reserved or conveyed in instrument filed 12/06/1991, recorded in Volume 3114, Page 433, Real Property Records Denton County, Texas. Company makes no representation as to the present ownership of any said interest.
- 4. Easement granted by Mrs. Mildred Tipton to Texas Power & Light Company, filed 06/25/1952, recorded in Volume 378, Page 64, Real Property Records, Denton County, Texas.
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- Easement granted by The Broderick Steve Harvey Revocable Trust to Denton County Electric Cooperative, Inc., filed 06/22/2001, recorded in Volume 4864, Page 2283, Real Property Records, Denton County, Texas, and as shown on the Survey.
- 8. Affidavit to the Public executed by Steve Harvey for On-Site Waste Water System, filed 05/12/1999, recorded in Volume 4337, Page 140, Real Property Records, Denton County, Texas.
- 9. The following easements and/or building lines, as shown on plat recorded in Cabinet P, Slide 256, Plat Records, Denton County, Texas, and as shown on the Survey:

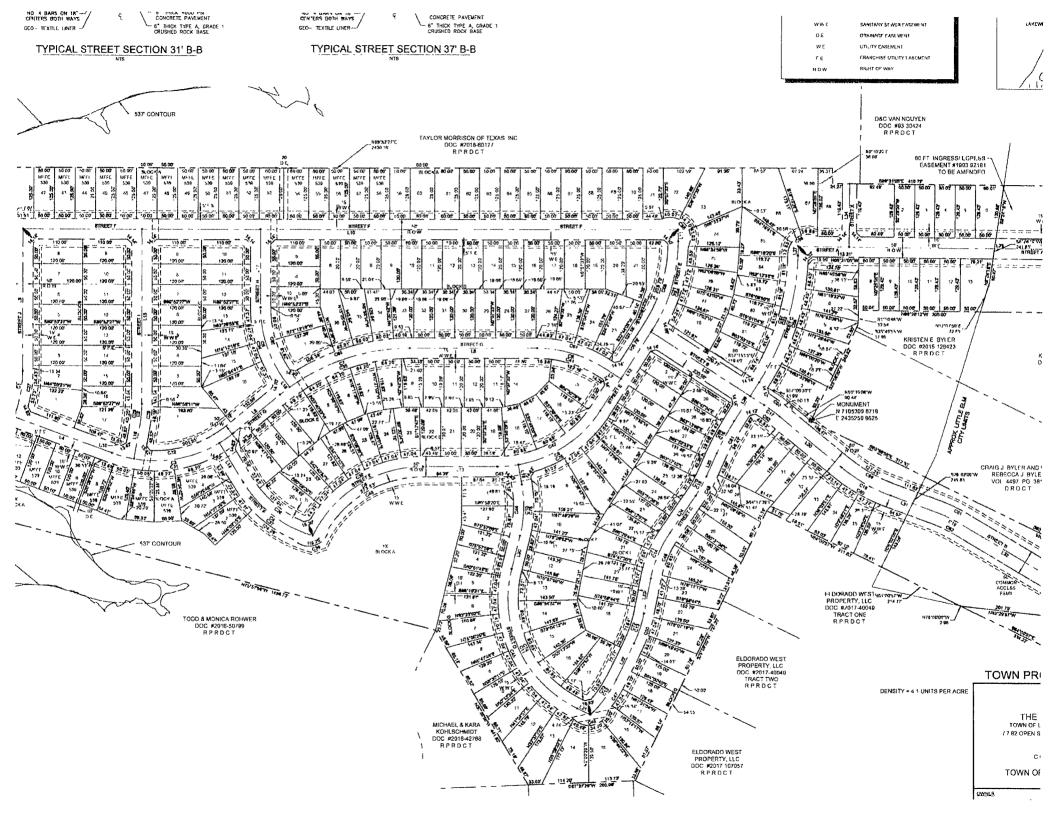
30' building line (Affects all lots)
15' drainage and utility easement (Affects Lot 2)
60' private access, utility and drainage easement (Affects Lot 2)
Flowage easement. (Affects Lot 2)

Page 5 of 6

- 10. Rights, if any, of third parties with respect to the following matters, as shown on the Survey:
 - i) Wire fence onto the adjoining tract to the South;
 - ii) Transformer pads, and any lines associated therewith;
 - iii) Telephone risers, and any lines associated therewith; and
 - iv) Propane tank, and any lines associated therewith.

Page 6 of 6

EXHIBIT "D" Preliminary Plat Approval



Deed to The Senttuery Texas LL, as recorded in ge Estates is dietarice of 2430 16 feet to a point rdinal Ridge Estaina is distance of 36 98 feet to a ardinal Ricine Estates, a distance of 419 72 test Ridge Estates and crossing said Lot 2 and ead stance of 72 B5 feet to a point for corner on the Lakewood Vilage, Texas act, a distance of 300 00 feet to the sculhwest ge Estates, a Estates is distance of 33.54 feet to a point for ardinal Ridge Estates a distance of 17 98 feet to ardinal Ridge Estates aid stance of 245 82 feet to vroinal Ridge Fereign e distance of 312 35 feet to Ridge Estates, and crossing said Cardinal Ridge of said Cardinal Ridge Estates

ler of said Cardinal Ridge Estates a Estatea is distance of 171 87 fant to a point to rdinal Ridge Estates, a distance of 593 98 feet to feat) of lend, more or loss enorthwestoriy right of-way line of said W

a of said W. Eldonado Perkway sions the

he following

he southenstorty line of said tol 1 and the

nd the northwesterty right-of way line of said Vr end cuntaking 0 471 of an acre (20 501 square

hereinabove property as THE SANCTUARY AT SUNSET COVE an addition to Denton County Toxas and do hereby dedicate in fee simple to Denton County to exclusive use forever, the streets and public use steps shows hemon, and do hereby dedicate the assembnis shows on the plat for the purposes indicated to the County's exclusive use forever, and said dedications being free and clear of all liens and encumbrances except as shown herein or subordinated to this plat. No buildings, fences trees shrubs or other improvements shall be constructed or placed upon lover or across the easements of said plat. At the discretion of the County and subject to its written approval. Utility easements may also be used for the mutual use and accommodation of all public utilities desiring to use the same unless the easement limits the use to a perticular utility or utilities. Said use by public utilities being subordinate to the County's use thereof. Any public utility given the right by the County to use said essements shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs or other improvements or growths which in any way andanger or interfere with the construction, maintenance, or officiancy of its respective system on any of those passements, and any public utility shall at all limes have the right of ingress and egrass to and from and upon and ensements for the purpose of constructing, reconstructing inspecting patrolling maintaining and adding to or removing all or part of its respective system without the necessity at any time procuring the permission of anyone. I do hereby bind myself, my successors and assigns to forever warrent and dalend all and singular above described streets alleys, easements an rights unto the County against every person whomsoever lawfully claiming or to claim the same or any part thereof by and through Owner but not otherwise. This property is located within the extraterntorful jurisdiction of Lakewood Village. This plat approved subject to all platting ordinances, rules, regulations and resolutions of the

Witness, my hand this the day	of
THE SANCTUARY TEXAS, LLC a Texas lim	ited partnerahip
BY The Acquis Companies LLC s Texas Im ted kability company its general partner	
Brian J Bather Managing	Member
8Y JRH Equity, 1 LC is Texas limited liability company its general partner	
By Marson McMakin, Managin	y Nomber
STATE OF TEXAS §	
COUNTY OF DENTON §	

Before mo, the undersigned sulhority, a Notary Public in and for The State of Texas, on this day known to me to be the person and officer whose name is personally appeared _____ subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein expressed and in the capacity there is stated

Given under my hand and seal this _____ day of Notary Public, State of Texas STATE OF TEXAS § COUNTY OF DENTON 6

Before me, the undersigned authority, a Notary Public in and for The State of Texas, on this day personally appeared _____ known to me to be the person and officer whose name is aubscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein expressed and in the capacity therein stated

Given under my hand and seal this ______ day of ______ 20

Notary Public, Stale of Texas

PREĽIMIŇARY

Sylviana Gunawan Registered Professions Land Surveyor No. 6461 Kircley Horn and Associates Inc 6160 Warren Purkway, Su te 210 Phone 977-335 3580 Fax 972-335-3779

THIS DOCUMENT SHALL NOT BE RECORDED FOR CNA 3209RUP YMA SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT

STATE OF TEXAS &

COUNTY OF COLLIN §

BEFORE ME, the undersigned, a Notery Public in and for The State of Texas, on this day personally appeared Sylviane Gunawan, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity therein

GIVEN UNDER MY HAND AND SEAL OF OFFICE this line , 20___

Notery Public State of Texas

	LINE	TABLE			LINE	TΑ
LINE	LENGTH	BEARING		LINE	LENGTH	Γ
Li	25.00	S89'52'27 33"W		L12	234.66	53
L2	313 69	NO'07'32 67"W	İ	1.13	182 03	S8
L3	286.31	N69'51'08 28"W		L14	113 11	N2
L4	255 64	N69"51"08 28"W		L15	428 04	N(
L5	147 43	\$5018'45 57"W		L16	84.75	יא
L6	312.19	S89'52'27 33"W		L17	190.54	N
L7	49 28	N5715'55.01"W		L18	23 12	N2
L6	8 20	N20'08'51 72"E		L19	49 26	S1
L9	348.34	NO'07'32 67"W		L20	83 95	S1
L10	1602 80	N89'52'27.33"E		L21	35.57	Sē
LII	28 63	S0'07'32 62"E		L22	100 00	N2

CURVE TABLE							
CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD	DELTA	TANGENT	
CI	300 00'	106 15'	N10'00'40"E	105 60'	2016'24"	53 64	
C2	300.00	51.45'	N4"47"14"E	51 39'	9'49'33"	25 79'	
C3	300 00	313 30'	S8013'49"W	299.25	59'50'06"	172 65	
C4	300 00'	218 50'	N52'26'10"W	213 71	41'43'52"	114 35'	
C5	300 00'	188 87	N18'09'40"W	185 76	36'04'15"	97.68	
C6	300 00'	337 05'	\$57'41'17"W	319 60'	64 22'20"	188 82	
C7	500 00'	345.24	S70"05'36"W	338.42	39'33'42"	179 82'	
C8	300 00	172 06	N73'41'44"W	169 /1'	32'51'38"	88 47'	
C9	300.00	299.18	S6148/16"W	286 94'	57'08'22"	163 36'	
C10	300 00'	126 58	S1'56'46"W	125 65	24'10'32"	64 25	
C11	300.00'	408 64'	S24'59'19"E	577 77	78'02'41"	243 13'	
C12	300 00'	107 00'	N36"12'24"E	106 43'	20"26'07"	54.07	
C13	300 00'	78 37'	N18'30'18"E	78.15	14'58'04"	39.41	
C14	300 00'	122.79	N22'44'49"E	121.94	23'27'05"	62 27'	
C15	300 00'	54 18'	N2917'54"E	54 11'	10'20'55"	27 17'	

	CURVE TABLE						
CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD	DEL TA	TANGENT	
C16	600 00'	90 17'	N28'25'46"E	90.08	8:36:38,	45 17'	
C17	400.00	46 63'	N53'55'31"W	46 61'	6*40'47*	23,34'	
C18	400 00'	137 57	N60'26'18"W	136.90	19'42'21"	69 47'	
C19	400 00'	77 82	N64'43'03"W	77.70	11'08'50"	39 03'	
C20	600.00	47.46	N61'24'35"W	47.44	4'31'55"	23 74	
C21	400 00'	229 41'	S1678'15"₩	226 28'	32'51'38"	117 96	
C22	600 00'	329 39'	N17'00'27"E	325.27	31*27'17"	168.96	
C24	50.00'	235 62'	544'52'27"W	70 71'	270'00'00"	50 00'	
C25	50.00'	105.95'	\$34'59'20"E	87.21	121'24'38"	89 12'	
C26	275 00'	70 46'	N712'51"E	70.27	14"40"47"	35.42	
C27	325 00'	88,16	N7'38'44"E	87 69'	15'32'33"	44.35	
C28	275 00'	47 16'	N4'47'14"E	47 10'	9'49'33"	23 64'	
C29	325 00'	55.74	N4'47'14"E	55.67'	9'49'33"	27,94'	
C30	275 00'	15 05'	\$71"25'12"E	15 05'	308'08"	7 53'	
C31	325 00'	258 29'	NB7"22'47"E	251 55'	45'32'10"	136.40	

CURVE	RADIUS	LENGTH
C32	275 00'	201 95
C33	325 00'	10.97
C34	325 00'	193 29
C35	475 00'	327 98'
C36	275 00'	169 66'
C37	325 00'	193 98'
CJR	50 00'	116 26
C29	325 00'	332 66
C40	275.00	273.53
C41	275 00'	157 72'
C42	275.00	274 25
C43	325 00'	21 75
C44	275 00'	116 03
C45	325 00'	442.22
C46	50.00	110 14

			CURVE TAB	ILE		
CURVC	RADIUS	LENGTH	CHORD BEARING	CHORD	DELTA	TANGENT
C47	325 00'	76 45'	N32'43'39"E	78 27'	13'28'37"	38.40′
C48	275 DO'	112 56'	S22'44'49"W	111 78'	23*27'05*	57.08
C49	325 001	58 70'	N29"17"54"E	58 62'	10'20'55"	29.43
C50	325 00'	84 90'	N18'30'18"E	84 66'	14"58'04"	42.69
C51	575 00'	86 41'	S28'25'46"W	86 33'	8'36'38*	43 29'
C52	370 00'	43 14	N53'55'31"W	43 11'	6'40'47"	21 59'
C53	430 00'	50 13'	N53'55'31"W	50.10	6'40'47"	25 09'
C54	425 00'	195 23'	N14"52"10"E	193.52	26'19'10"	99 37'
C55	50 00'	124 14	N44*50'31"W	94 62	14275'05"	146 25
C56	50,00	100 39	S58*48*07*W	84 36	115'02'38"	78 55'
C57	575.00	315.61	N17'00'16"E	311 66'	31'26'54"	161.89
				***	70001701	20.701

			OUDVE TAD		~	
			CURVE TAB	LE		
CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD	DELTA	TANGEN'
C62	370 00'	68 95	N6478'56*W	68 85'	10*40'36*	34 57'
C63	570 00	45 08'	561 24'35"E	45 07'	4'31'55*	27 55
C64	630 00'	49.83	\$61'24'35"C	49 82'	4'31'55"	24.93
C65	523.07	295.52	N73'45'01"E	291 60'	32"22"14"	151 82
C66	275 00'	161,83	N16'59'05"W	159.51	J3'43'05"	83 34'
Ç67	325.00	185 93"	N73'44'13"W	185 40'	32'46'39"	95 58
C68	375.00	208 70	\$16'47'29"W	208 01'	31'53'12"	107 13
C69	625 00'	93 93	S28*25'46*W	93 84	8.36,38,	47 05
C70	275.00	49 67'	\$2917'54"W	49 60'	10"20"55"	24 90'
C71	325 00'	133 02'	S22'44'49"W	132 10'	23'27'05"	67 46'
C72	275 00'	71.84	S18*30*18*W	71 64	14"58'04"	36.13
~77		70.00	ATTMA'AF*(#	70 *0'	1444170"	¥# 16'

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