

PROPERTY DESCRIPTION

Description of a 4.000 acre tract of land situated in the J. L. Whitman Survey, Abstract No. 1521, Dallas County, Texas and being a portion of a tract of land conveyed to Hackbelt 27 Partners, L.P. by Special Warranty Deed recorded in Volume 2003167, Page 12149, Deed Records, Dallas County, Texas; said 4.000 acre tract being more particularly described by metes and bounds as follows;

BEGINNING, at a 3-inch aluminum disk stamped "CYPRESS WATERS ADDITION NO. 2, RPLS 5336" found at the southeast corner of said 4.000 acre tract; said point also being the southeast corner of said Hackbelt tract; said point also being the southwest corner of Lot 1, Block H/8465, Cypress Waters No. 2, Phase 2, an addition to the City of Dallas, Texas according to the plat recorded in Clerk's Instrument No. 201400117340, Official Public Records, Dallas County, Texas; said point also being on the north right-of-way line of Chartwell Drive (previously Hackberry Road)(variable width);

THENCE, South 89 degrees 08 minutes 11 seconds West, with said north right-of-way line, a distance of 395.00 feet to a 5/8-inch iron rod with yellow plastic cap stamped "GSES, INC., RPLS 4804" set at the southwest corner of said 4.000 acre tract;

THENCE, North 00 degrees 51 minutes 49 seconds East, leaving said north right-of-way line, a distance of 439.64 feet to a 5/8-inch iron rod with yellow plastic cap stamped "GSES, INC., RPLS 4804" set at the northwest corner of said 4.000 acre tract;

THENCE, North 89 degrees 08 minutes 11 seconds East, a distance of 397.64 feet to a 5/8-inch iron rod with yellow plastic cap stamped "GSES, INC., RPLS 4804" set at the northeast corner of said 4.000 acre tract; said point also being on the west line of said Lot 1, Block H/8465;

THENCE, South 00 degrees 31 minutes 09 seconds East, with said west line, a distance of 439.65 feet to the POINT OF BEGINNING;

CONTAIN ING, 174,240 square feet or 4.000 acres of land, more or less.