

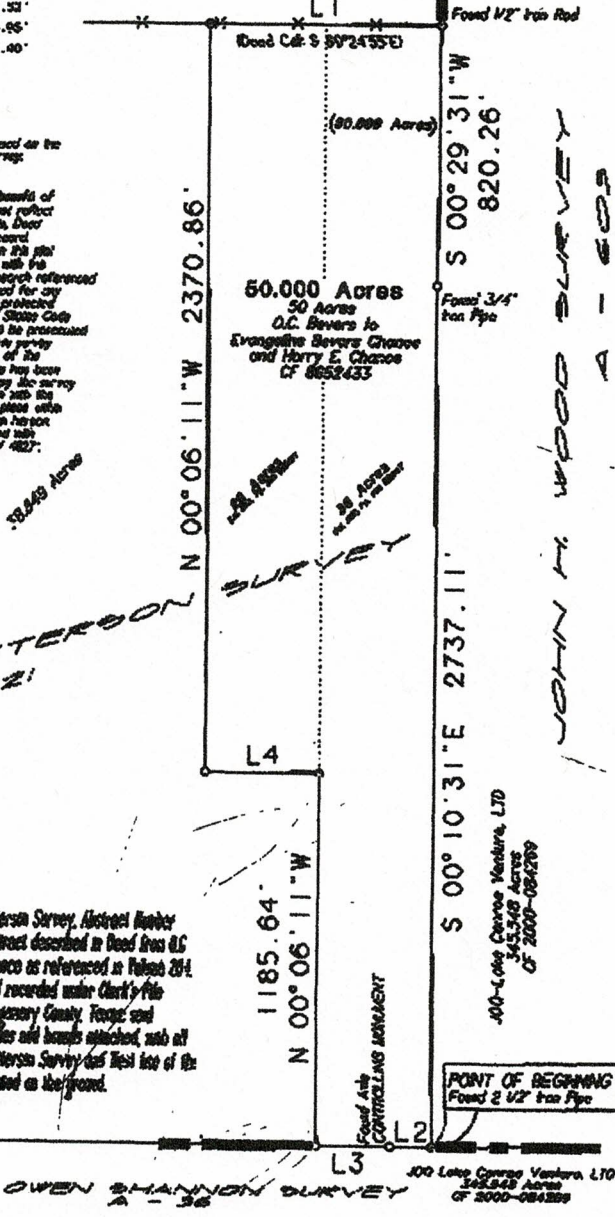
LINE	BEARING	DISTANCE
L1	S 09°45'57"E	740.93'
L2	S 09°30'54"W	182.32'
L3	S 09°53'49"W	235.95'
L4	S 09°55'40"W	357.00'

Margaret L. Jacobs Family Limited Partnership
CF 2000-000594 ABSTRACT



NOTES:

1. Plot Scale 1" = 400'
2. The bearings for this survey are based on the recorded deed to show to this survey.
3. Areas obtained by recording shall unless otherwise noted.
4. This survey was performed without benefit of a Title Report and therefore may not reflect all existing easements, encroachments, deed restrictions and other matters of record.
5. The professional service reflected on this plat of survey is provided in connection with the inspection stipulated by the life secret referenced and dated above if it is not to be used for any other purpose. This original plat is protected under copyright law, Title of United States Code Section 103 and 104. All contents of the plat are the full and complete property of the surveyor and shall remain the property of the surveyor. No part of this plat shall be reproduced or transmitted in any form or by any means, electronic, mechanical, photocopying, recording, or by any information storage and retrieval system, without the prior written permission of the surveyor.
6. All measurements are based on the "Survey 600" method "Survey RPLS 4827" unless otherwise noted.



WILLIAM PATTERSON
A - 421

JOHN H. WOOD SURVEY
A - 603

Being 50,000 acres of land, situated in the William Patterson Survey, Abstract Number 421 in Montgomery County, Texas and being that same tract described in Deed from O.C. Bevers to Evangelina Bevers Chance and Harry E. Chance as referenced in Patent 284 Page 398 of the Montgomery County Deed Records and recorded under Clark's Plat Number 8652433 of the Real Property Records of Montgomery County, Texas and 50,000 acres being more particularly described by notes and bearings attached, and all bearings referenced to the East line of the William Patterson Survey and West line of the John H. Wood Survey, Abstract Number 603, as mentioned on the plat.

POINT OF BEGINNING
Found 2 1/2" Iron Pipe

Owner: Harry E. Chance

Dat to December 12, 2005
Job No.: 2005-235A



For Harry E. Chance
We, Glezman Surveying, Inc., acting by and through Michael Glezman, a Registered Professional Land Surveyor in the State of Texas, hereby certify that this survey and professional service substantially conforms to the Texas Society of Professional Surveyors Standards and Specifications for a Category M, Condition G Survey.
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Surveying Southeast Texas since 1907
GLEZMAN SURVEYING, INC.
1436 Old River Road
Montgomery, Texas 77356
Office (409) 501-6340 www.glezmansurveying.com

014-11-0687

glezman surveying, inc.

014-11-0688

1938 Old River Road
Montgomery, Texas 77356

936-582-6340
Fax: 582-6344

50.000 ACRES WILLIAM PATTERSON SURVEY, A-421 MONTGOMERY COUNTY, TEXAS

Being 50.000 acres of land, situated in the William Patterson Survey, Abstract Number 421 in Montgomery County, Texas and being that same tract described in Deed from O.C. Bevers to Evangeline Bevers Chance and Harry E. Chance as referenced in Volume 204, Page 389 of the Montgomery County Deed Records and recorded under Clerk's File Number 8652433 of the Real Property Records of Montgomery County, Texas; said 50.000 acres being more particularly described by metes and bounds as follows with all bearings referenced to the East line of the William Patterson Survey and West line of the John H. Wood Survey, Abstract Number 603, as monumented on the ground:

BEGINNING at the Southeast corner of the herein described tract at a 2-1/2 inch iron pipe, found at the Southeast corner of the William Patterson Survey and a Southwest corner of the John H. Wood Survey, in the North line of the Owen Shannon Survey, Abstract Number 36, common to an interior corner of the JOQ Lake Conroe Venture, LTD 345.548 acres as described under Clerk's File Number 2000-084269 of the Real Property Records and being the Southeast corner of a 200 acre tract as described in Volume 91, Page 265 of the Deed Records;

THENCE South 89°30'54" West, a distance of 132.52 feet along the North line of the Owen Shannon Survey and South line of the William Patterson Survey, and along the Westerly North line of the JOQ Lake Conroe Venture, LTD 345.548 acre tract and South line of the East 30.000 acres of the Chance 50 acre tract as referenced in Deed recorded in Volume 227, Page 599 of the Deed Records, to an axle, found for a controlling monument and an angle point;

THENCE South 89°53'49" W, a distance of 235.95 feet, continuing along said line, to a 5/8 inch iron rod with a survey cap marked "Glezman, RPLS 4627", set for the most Southerly Southwest corner of the herein described tract and Southeast corner of the Chance 30.000 acre tract;

THENCE North 00°06'11" West, a distance of 1185.64 feet, severing the aforesaid 200 acre tract, to a 5/8 inch iron rod with survey cap, set for an interior corner of the herein described 50.000 acre tract in the West line of the 30.000 acre tract;

THENCE South 89°53'49" West, a distance of 367.40 feet, severing the 200 acre tract along the South line of a 20 acre tract as described in Deed to O.C. Bevers and recorded in Volume 204, Page 389 of the Deed Records, to a 5/8 inch iron rod with a survey cap, set for the most Northerly Southwest corner of the herein described 50.000 acre tract and being the Southwest corner of the 20 acres;

THENCE North 00°06'11" East, a distance of 2370.86 feet, severing the 200 acre tract, along the West line of the Bevers 20 acre tract, to a 5/8 inch iron rod with a survey cap, set for the Northwest corner of the herein described 50.000 acres and the Northwest corner of the Bevers 20 acre tract, in the South line of the Margaret L. Jacobs Family Limited Partnership as recorded under Clerk's File Number 2000-000954 of the Real Property Records;

THENCE North 89°45'57" East, a distance of 740.93 feet along the South line of the Margaret L. Jacobs Family Limited Partnership and the North line of the O.C. Bevers 20 acre tract and Chance 30 acre tract, to a 1/2 inch iron rod, found for the Northeast corner of the herein described tract in the common line of the William Patterson Survey and John H. Wood Survey, in the West line of the JOQ Lake Conroe Venture, LTD 345.548 acre tract;

EXHIBIT "B"

014-11-0689

THENCE South 00°29'31" West, a distance of 820.26 feet along the common line of the William Patterson Survey and John H. Wood Survey, and the West line of the JOQ Lake Conroe Venture, LTD 345.548 acre tract to a 1/4 inch iron pipe, found for an angle point and continuing South 00°10'31" East, a distance of 2737.11 feet along said line, back to the Point Of Beginning and containing 50.000 acres of land based on the resurvey and plat by Glezman Surveying, Inc., dated December 12, 2005.

Michael Glezman
Registered Professional Surveyor
Texas Registration No. 4627



Date: 12/15/05

G:\Documents\2005\2005-235A 50.000 Acres.DOC
JN 2005-235A

RECORD MEMORANDUM
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blackouts, additions and changes were present at the time the instrument was filed and recorded.

FILED FOR RECORD
06 FEB 13 PM 1:45

Mark Turnbull
COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF MONTGOMERY
I hereby certify this instrument was filed in File Number Sequence on the date and at the time stamped herein by me and was duly RECORDED in the Official Public Records of Real Property at Montgomery County, Texas.

FEB 13 2006



Mark Turnbull
County Clerk
Montgomery County, Texas

BOUNDARY LINE AGREEMENT

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.

This Boundary Line Agreement (the "Agreement") is entered into on the 20th day of ~~December 2005~~, by and between Harry E. Chance and Teresa A. Martelon-Baker.

January, 2006

RECITALS

A. Harry E. Chance is the owner of that certain tract of land being more particularly described in Exhibit "A" attached hereto (the "Chance Tract"), this being the same tract described in Deed from O.C. Bevers to Evangeline Bevers Chance and Harry E. Chance as referenced in Volume 204, Page 389 of the Montgomery County Deed Records and recorded under Clerk's File Number 8652433 of the Real Property Records of Montgomery County.

B. Teresa Martelon-Baker is the owner of that certain tract of land being more particularly described on Exhibit "B" attached hereto (the "Teresa Martelon-Baker Tract"), being 38.849 acres of land, situated in the William Patterson Survey, Abstract Number 421 in Montgomery County, Texas and being out of and part of a certain 200 acre tract as described in Volume 91, Page 265 of the Deed Records.

C. These two parties (the "Parties") have established a common boundary line between the Chance Tract and the Martelon Baker Tract described in Exhibit "C". THEREFORE, in consideration of the foregoing premises and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

AGREEMENTS:

1. The Parties agree and hereby stipulate that the common boundary line between the Chance Tract and the Teresa Martelon-Baker Tract shall be the boundary line as shown on Exhibit "C", attached hereto and incorporated herein for all purposes, and such common boundary line constitutes the Western boundary line of the Chance Tract and the East boundary line of the Teresa Martelon Baker Tract.

2. Harry E. Chance and Teresa Martelon-Baker hereby grant, sell, and quitclaim without warranty to each other and their respective heirs, executors, administrators, successors and assigns forever, any respective interests in the real property lying on the opposite side of the agreed common boundary line from the property that each of them owns.

3. This Agreement shall be binding upon and inure to the benefit of Harry E. Chance and Teresa Martelon-Baker, their respective heirs, legal representatives, administrators, successors and assigns.

EXECUTED as of the date first above mentioned.

Harry E. Chance

 HARRY E. CHANCE

Teresa Martelon-Baker

 TERESA MARTELON-BAKER

THE STATE OF TEXAS §

COUNTY OF Montgomery §

BEFORE ME, the undersigned authority, on this day personally appeared Harry E. Chance, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 30th day of January, 2006.



Patricia J. Parks
Notary Public in and for the State of Texas

THE STATE OF TEXAS §

COUNTY OF Montgomery §

BEFORE ME, the undersigned authority, on this day personally appeared Teresa Martelon-Baker, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 30th day of January, 2006.



Patricia J. Parks
Notary Public in and for the State of Texas

AFTER RECORDING RETURN TO:

Teresa M. Baker
63 Taylor Point Dr.
The Woodlands, TX 74382

glezman surveying, inc.

1938 Old River Road
Montgomery, Texas 77356

936-582-6340
Fax: 582-6344

38.849 ACRES
WILLIAM PATTERSON SURVEY, A-421
MONTGOMERY COUNTY, TEXAS

Being 38.849 acres of land, situated in the William Patterson Survey, Abstract Number 421 in Montgomery County, Texas and being out of and part of a certain 200 acre tract as described in Volume 91, Page 265 of the Deed Records acres being more particularly described by metes and bounds as follows with all bearings referenced to the East line of the William Patterson Survey and West line of the John H. Wood Survey, Abstract Number 603, as monumented on the ground:

COMMENCING at the Southeast corner of a certain 50.000 acre tract described in Deed from O.C. Bevers to Evangeline Bevers Chance and Harry E. Chance as referenced in Volume 204, Page 389 of the Montgomery County Deed Records and recorded under Clerk's File Number 8652433 of the Real Property Records of Montgomery County, Texas, at a 2-1/2 inch iron pipe, found at the Southeast corner of the William Patterson Survey and a Southwest corner of the John H. Wood Survey, in the North line of the Owen Shannon Survey, Abstract Number 36, common to an interior corner of the JOQ Lake Conroe Venture, LTD 345.548 acres as described under Clerk's File Number 2000-084269 of the Real Property Records and being the Southeast corner the aforementioned 200 acre tract;

THENCE South 89°30'54" West, a distance of 132.52 feet along the North line of the Owen Shannon Survey and South line of the William Patterson Survey, and along the Westerly North line of the JOQ Lake Conroe Venture, LTD 345.548 acre tract and South line of the East 30.000 acres of the Chance 50 acre tract as referenced in Deed recorded in Volume 227, Page 599 of the Deed Records, to an axle, found for a controlling monument and an angle point;

THENCE South 89°53'49" West, a distance of 235.95 feet, continuing along said line, to a 5/8 inch iron rod with a survey cap marked "Glezman, RPLS 4627", set for the most Southerly Southwest corner of the aforementioned 50.000 acre tract and Southeast corner of the herein described tract and also being the POINT OF BEGINNING;

THENCE South 89°53'49" West, a distance of 235.95 feet, continuing along said line, to a 5/8 inch iron rod with a survey cap marked "Glezman, RPLS 4627", set for the most Southerly Southwest corner of the herein described tract and the Southeast corner of a certain tract conveyed to Mary Bihme recorded in Volume 210, Page 166 and Volume 207, Page 486 of the Deed Records;

THENCE North 00°01'22" West, a distance of 1144.18 feet, along the West line of the herein described tract and the East line of the aforementioned Mary Bihme tract of land to a 5/8 inch iron rod with survey cap stamped "Glezman RPLS 4627", set for a interior corner of the herein described tract and the Northeast corner of said Mary Bihme tract;

THENCE South 89°53'49" West, a distance of 380.71 feet, along the North line of the aforementioned Mary Bihme tract to a 5/8 inch iron rod with survey cap stamped "Glezman RPLS 4627", set for the most Northerly Southwest corner of the herein described tract and the Northwest corner of the Mary Bihme tract also being in the West line of a certain 32.033 acre tract conveyed to William Rankin, recorded in Volume 113, Page 579 of the Deed Records;

EXHIBIT "A"

014-11-0686

THENCE North 00°59'51" East, a distance of 2411.75 feet, along the West line of the herein described tract and the East line of the aforementioned 32.033 acre tract to a 5/8 inch iron rod with survey cap stamped "Glezman RPLS 4627", set for the Northwest corner of the herein described tract and the Northeast corner of the 32.033 acre tract and being in the North line of the aforementioned 200 acre tract;

THENCE North 89°45'57" East, a distance of 445.01 feet, along the North line of the herein described tract and the same being the North line of the aforementioned 200 acre tract and the South line of tract of land conveyed to Margaret L. Jacobs Family Limited Partnership recorded under Clerk's File Number 2000-000954 of the Real Property Records to a 5/8 inch iron rod with survey cap stamped "Glezman RPLS 4627", set for the Northeast corner of the herein described tract and the Northwest corner of the aforementioned 50.000 acre tract;

THENCE South 00°06'11" East, a distance of 2370.86 feet, along the East line of the herein described tract and the West line of the aforementioned 50.000 acre tract to a 5/8 inch iron rod with survey cap stamped "Glezman RPLS 4627", set for an interior corner of the herein described tract and the most Westerly Southwest corner of the said 50.000 acre tract;

38.849 ACRES
WILLIAM PATTERSON SURVEY, A-421
MONTGOMERY COUNTY, TEXAS
(page 2 of 2)

THENCE North 89°53'49" East, a distance of 367.40 feet, along the Southerly North line of the herein described tract and the Westerly South line of the 50.000 acre tract to a 5/8 inch iron rod with survey cap stamped "Glezman RPLS 4627", set for an interior corner of the herein described tract and the most Westerly Southeast corner of said 50.000 acre tract;

THENCE North 00°06'11" East, a distance of 1185.64 feet along the East line of the herein described tract and the West line of the aforementioned 50.000 acre tract back to the POINT OF BEGINNING an containing 38.849 acres of land based on the resurvey and plat by Glezman Surveying, Inc., dated December 12, 2005.



Michael Glezman
Registered Professional Land Surveyor
Texas Registration No. 4627

Date: 12/19/05(pb)

G:\Documents\2005\2005-2358 38.849 Acres.DOC
JN 2005-2358