

EXHIBIT "D"

STATE OF TEXAS
COUNTY OF COLORADO

TRACT 3
99.191 ACRES

All that certain tract or parcel of land containing 99.191 acres situated in the A.C. Hunt Survey, A-336, in Colorado County, Texas and being that same tract described as 100 acres in a deed from Joe Jasek to Charles Klimicek and Theresa Butler dated December 27, 1999 and recorded in Volume 325, Page 86 of the Official Records of Colorado County, said 99.191 acre tract being more particularly described by metes and bounds as follows:

Beginning at a concrete monument found for an angle point in the North line of a (called) 841.78 acre PKLCA, LTD. tract (Vol. 422, Pg. 103 C.C.O.R.), the Southwest corner of a (called) 387.672 acre Walter Sippel tract (Vol. 980, Pg. 191 C.C.O.R.), the Southeast corner of said Klimicek tract, the Southeast corner of the herein described tract and the PLACE OF BEGINNING, said point having a coordinate value of N=13,853,976.95 feet and E= 2,723,410.29 feet according to the Texas State Plane Coordinate System - South Central Zone - NAD 83(2011);

Thence South 88 degrees 08 minutes 10 seconds West, 1,649.53 feet (Called West, 600 Varas (1666.67 feet) along the common line between said Klimicek tract and said PKLCA tract to a 1/2" iron rod set for the Southeast corner of a (called) 56.2 acre Kathy Voshalike "Tract Three" (Vol. 915, Pg. 172 C.O.O.R.), the Southwest corner of said Klimicek tract and the Southwest corner of the herein described tract, from which a concrete monument found bears South 88 degrees 45 minutes 24 seconds West, 979.95 feet;

Thence North 1 degrees 31 minutes 18 seconds West, 2,625.00 feet along the common line between said Klimicek tract, said 56.2 acre Voshalike tract and a (called) 0.5 acre Kathy Voshalike "Tract One" (Vol. 915, Pg. 172 C.C.O.R.) to a 1/2" iron rod set for the Southwest corner of a (called) 1.39 acre Kathy Voshalike "Tract Two" (Vol. 915, Pg. 172 C.O.O.R.), the Northwest corner of said Klimicek tract and the Northwest corner of the herein described tract;

Thence North 88 degrees 31 minutes 20 seconds East, 1,649.50 feet (Called East, 600 Varas (1666.67 feet) along the common line between said Klimicek tract and said 1.39 acre Voshalike tract to a 1/2" iron rod set in the West line of the Walter Sippel tract as described in (Vol. 20, Pg. 301 C.C.D.R.) for the Southeast corner of said 1.39 acre Voshalike tract, the Northeast corner of said Klimicek tract and the Northeast corner of the herein described tract, leaving a gap between said Klimicek tract and the deed line of said 387.672 acre Sippel tract (Vol. 980, Pg. 191 C.C.O.R.);

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Thence South 01 degrees 31 minutes 18 seconds East, 2,613.89 feet along the common line between said Klimicek tract and said Sippel tract as described in (Vol. 20, Pg. 301 C.C.D.R.) tract to the PLACE OF BEGINNING and containing 99.191 acres.

Bearings, distances and coordinates used herein are "GRID" based on the Texas State Plane Coordinate System - South Central Zone - NAD 83 (2011). Convergence = +01 degree 09 minutes 34 seconds. Combined factor = 0.999886671.

STATE OF TEXAS

COUNTY OF COLORADO

I, Charles Tait, a Registered Professional Land Surveyor, do hereby certify the foregoing field notes to be true and correct to the best of my knowledge and belief.

BEFCO ENGINEERING, INC.
Firm No. 10001700
Consulting Engineering & Land Surveying



Charles Tait, R.P.L.S.
Registration No. 6732
May 27, 2022
BEFCO Job No. 21-8264 Tr-3

