

17391 Penick Road

Waller, Texas

Exclusions

General Exclusions, all items not permanently affixed to the property, including:

- (1) Kubota Tractor and all attachments
- (2) Kubota 4 wheelers (aka "gators") and all attachments
- Manure spreader
- Micro-rain arena watering system
- Freezer in tackroom of main barn (aka Emily Barn)
- Dressage arena block and rail system
- Portable (metal) round pen
- Metal feeding pens
- Jumps and ground poles
- Lockers in both tackrooms
- Hay, grain, and shavings inventory
- Hose hangers at the ends of the aisleway of both barns (aka Emily and Riff Raff Barn)

If the intended use of the property by the buyer is not as a horse farm, the seller reserves the right to exclude, at no credit to the buyer, the following:

- Covered arena and round pen footing
- Covered arena mirrors
- Saddle and bridle racks in both tack rooms
- Water troughs
- Feed tubs and water buckets