

Legal Description

INST. # 1302171 P 10

Loan No. 911359
 Borrower: Gary N. Johnson
 Assn.: Capital Farm Credit, FLCA
 Branch: Bryan

EXHIBIT "A"

First Tract:

All that certain tract or parcel of land, being 79.571 acres situated in the Stillwell Box Survey, A-19, Houston County, Texas, being all of that certain Tract 1 (called 50.0 acres) and Tract 2 (called 30.0 acres) described in a deed from Minor A. Rich to Mark A. Rich, dated April 1, 2004, recorded under Document No. 043807 of the Official Records of Houston County, Texas. Said 79.571 acres being more completely described as follows, to-wit:

Bearings are based on the monumented northerly east line of the called 335,280 acre tract recorded under Document No. 061304 of the Official Records of Houston County, Texas.

BEGINNING at a 1/2" Iron Rod (found with Kirby cap at a fence corner) for the southwest corner of the above mentioned Mark A. Rich 50.0 acre tract, same being an oil corner in the northerly east line of the Gary N. Johnson et ux called 335,280 acre tract recorded under Document No. 061304 and being in the south line of the above mentioned Stillwell Box Survey;

THENCE North 35 degrees 50 minutes 42 seconds West, with the west line of said Mark A. Rich 500 acre tract with the west line of the above mentioned Mark A. Rich 30.0 acre tract and generally with a fence, a distance of 17563.1 feet to a 1 1/2" Iron Rod (found at a fence corner) for the northerly northeast corner of the above mentioned Gary N. Johnson 335,280 acre tract, same being the most southerly southeast corner of the James V. Meachen, Jr. called 174,558 acre tract recorded under Document No. 053241;

THENCE North 35 degrees 58 minutes 17 seconds West, generally with a fence, a distance of 528.07 feet to a 3/4" Iron Pipe (found at a fence corner) for the most westerly northwest corner of said Mark A. Rich 30.0 acre tract, same being an oil corner of the above mentioned James V. Meachen, Jr. 174,558 acre tract;

THENCE North 36 degrees 40 minutes 02 seconds East, generally with a fence, a distance of 1394.02 feet to a 3/4" Iron Pipe (found at a fence corner) for an oil corner of said Mark A. Rich 30.0 acre tract, same being the most easterly southeast corner of said James V. Meachen, Jr. 174,558 acre tract;

THENCE North 36 degrees 28 minutes 50 seconds West, generally with a fence, a distance of 1669.39 feet to a 1" Iron Pipe (found at a fence corner) for the most northerly northwest corner of said Mark A. Rich 30.0 acre tract, same being an oil corner in the northerly east line of said James V. Meachen, Jr. 174,558 acre tract, a 1/2" Iron Rod (found) for the southeast corner of a certain 1.817 acre tract excepted in the above Document No. 053241 bears North 31 degrees 49 minutes 45 seconds West, 17.71 feet;

THENCE North 58 degrees 49 minutes 10 seconds East, a distance of 62.23 feet to a 1/2" Iron Rod (set 2.4 feet south of a fence corner) for the northerly northeast corner of said Mark A. Rich 30.0 acre tract, same being another oil corner in the northerly east line of said James V. Meachen, Jr. 174,558 acre tract, also being in the west line of the G. F. Mayhugh First Tract (called 42.62 acres) recorded in Volume 1009, Page 612 and being in the occupied east line of said Stillwell Box Survey, a 1/2" Iron Rod (found) for the most northerly northeast corner of said Meachen, Jr. 174,558 acre tract bears North 35 degrees 27 minutes 53 seconds West, 1069.58 feet;

THENCE South 35 degrees 42 minutes 13 seconds East, with the west line of the above mentioned G. F. Mayhugh 42.62 acre tract, with the west line of the Yancy Austin Second Tract (called 42.62 acres) recorded in Volume 256, Page 331, with the west line of the Obelia Taylor Second Tract (called 42.62 acres) recorded in Volume 256, Page 16 and along the occupied east line of said Stillwell Box Survey, a distance of 2482.95 feet to a 24" Sweet Gum fence corner (found) for the southeast corner of said Mark A. Rich 30.0 acre tract, same being the northeast corner of said Mark A. Rich 50.0 acre tract;

THENCE South 37 degrees 20 minutes 04 seconds East, continuing with the west line of the above mentioned C. Belle Taylor 42.62 acre tract, a distance of 1458.22 feet to a 1/2" Iron Rod (found with Kirby cap at a fence corner) for the southeast corner of said Mark A. Rich 50.0 acre tract, same being the occupied southeast corner of said Stillwell Box Survey, also being the southwest corner of the Roger Winslow Best et ux Tract 2 (called 4.25 acres) recorded under Document No. 030167 and being in the north line of the Roger Winslow Best et ux called 395.423 acre tract recorded under Document No. 030461, a 1-1/2" Iron Pipe (found) for the southeast corner of said Roger Winslow Best et ux 114.25 acre tract, same being the northeast corner of said Roger Winslow Best et ux 395.423 acre tract, bears North 56 degrees 13 minutes 04 seconds East, 442.24 feet;

THENCE South 55 degrees 54 minutes 15 seconds West, with the south line of said Mark A. Rich 50.0 acre tract, with the occupied south line of said Stillwell Box Survey and generally with a fence, a distance of 773.31 feet to a point for corner in a creek for the northerly northwest corner of the above mentioned Roger Winslow Best 395.423 acre tract, same being the northeast corner of the Roger Winslow Best et ux Tract 1 (called 2.48 acres) recorded under Document No. 050167, a 1/2" Iron Rod (found for reference) bears North 53 degrees 34 minutes 15 seconds East, 124.70 feet;

FD-115 (Rev. 5-85)

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Legal Description

INST. # 1500171 P 11

Loan No: 011359
 Borrower: Gary N. Johnson
 Asset: Capital Farm Credit, FLECA
 Branch: Bryan

EXHIBIT "A"

THENCE South 56 degrees 44 minutes 41 seconds West, continuing with the south line of said Mack A. Rich 60.0 acre tract and with said south line of the Stillwell Box Survey, a distance of 374.97 feet to a 1/2" Iron Rod (found with Kirby cap) for the northwest corner of the above mentioned Roger Winslow Best 2.48 acre tract, same being an . . . all corner in a north line of the above mentioned Gary N. Johnson 335.280 acre tract;

THENCE South 56 degrees 40 minutes 41 seconds West, continuing with the south line of said Mark A. Rich 50.0 acre tract and with said south line of the Stillwell Box Survey, a distance of 350.07 feet to the PLACE OF BEGINNING, containing 79.571 acres of land.

Second Tract:

BEING 335.280 acres of land in the STILLWELL BOX SURVEY, A-19, IRLA P. ELLIS SURVEY, A-370, CHARLES STOKES SURVEY, A-922 and the R. D. RICE SURVEY, A894, Houston County, Texas, and being part of the residue of 842.80 acres described in a deed from Grady John Deaton and others, to Paul A. Williams, September 4, 2003, recorded in Document No. 035792, Official Records of Houston County, (hereinafter shown as Doc. #, OR, volume/page, OR, DR for Deed Records), SAID tract described as follows. Bearings are based on South-89 deg. 50' 28" West, along a portion of the South line of 842.80 acres residue. 888 PLAT NO. 2004-62:

BEGINNING at a 1/2" steel rod set in concrete at a fence corner in a East line of said 842.80 acres residue and a West line of 395.423 acres described in a deed from Martin Williams Luehale Sr. and wife, Mary R. Ludhala to Roger Winslow Best and wife, Amy Dyan Best, March 10, 2004, Doc. No. 030861, OR, for a Northeast corner of this tract, from which the most Northerly Northwest corner of 395.423 acres bears North 00 deg. 03' 38" East-542.24 feet;

THENCE South 00 deg. 03' 38" West, with a West line of 395.423 acres, 2885.19 feet to a 1/2" steel rod found for the Southeast corner of this tract and an E.L.L. corner of 395.423 acres;

THENCE Westerly with the most Southerly North line of 395.423 acres as follows, South 89 deg. 50' 28" West-1843.55 feet to a 3/4" iron pipe found and South 89 deg. 48' 55" West-2556.76 feet to a calculated point in a County Road for the South-west corner of this tract and a Northwest corner of 395.423 acres, from which a 1/2" steel rod found on the East side of said County Road for a reference corner bears North 89 deg. 48' 55" East-25.00 feet;

THENCE Northwesterly with the center of said road as follows, North 38 deg. 44' 42" West-655.41 feet and North 47 deg. 35' 27" West-511.02 feet to a 1/2" steel rod found in the center of road for the most Westerly corner of this tract and the most Southerly corner of 166.63 acres described in a deed from Paul A. Williams to Jackie W. Bohannon and wife, Jean Bohannon, December 18, 1995, 1047/835, OR, from which a X-tie fence corner found on the West side of road bears North 56 deg. 48' 28" East-22.90 feet;

THENCE Northeasterly with said 166.63 acres as follows, North 56 deg. 48' 28" East-2209.41 feet to a "A" steel rod found at a X-tie fence corner for an angle point in line and North 08 deg. 02' 40" East-1611.90 feet to a 4" iron pipe fence corner post in concrete found for a Northwest corner of this tract and the most Southerly corner of 176.375 acres described in deed from Mary Louise Hines and others, to J. V. Mischen, May 26, 1978, 608/351, DR;

THENCE Northeasterly with the Southeast line of 176.375 acres as follows, North 67 deg. 38' 14" East-877.09 feet to a 1/2" steel rod set for an angle point in line and North 55 deg. 25' 21" East-817.06 feet to a 1/2" steel rod found for the East corner of 176.375 acres and the most Northerly corner of this tract;

THENCE South 35 deg. 50' 42" East, with the Southwest line of 50 acres described in a Release from Vadbus Corporation to Mince A. Rich and Clara Rich, May 14, 1990, 932/616, DR, 1756.36 feet to a "A" steel rod set at a X-tie fence corner for the most Southerly corner of 50 acres and an E.L.L. corner of this tract;

THENCE North 56 deg. 12' 57" East, with the Southeasterly line of 50 acres, 348.72 feet to a 1/2" steel rod set for a Northeasterly corner of this tract;

THENCE Southwesterly with a fence as follows, South 32 deg. 50' 31" East-237.61 feet to a 60d nail set in concrete at a fence angle point, South 09 deg. 12' 28" West-0115.16 feet to a 60d nail set in concrete at a fence angle point and South 85 deg. 14' 12" East-306.29 feet to the PLACE OF BEGINNING and containing within these calls 335.28 acres of land.

REV 11/03 (Rev. 7-02)

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