

EXHIBIT "A"

705 SUNSET HILL DRIVE

BLOCK D NORTHSHORE PHASE 2B

33

32

TL2004-047

31

30

29

POINT OF BEGINNING

S 04°11'32" W
84.00'

1/2" IRS

Deck
STAIRS

1/2" IRS

TV

15' UTILITY ESMT

WROUGHT IRON FENCE

SS MH

15' UTILITY ESMT

15' UTILITY ESMT

TV

1/2" IRF

BCM

255.67'

S 85°40'29" E
187' TO 438 CONTOUR LINE

0.467 ACRES
(20,362 SQ. FT.)

N 85°40'29" W
167' TO 438 CONTOUR LINE
236.01'

EB

EB

EB

EB

Hdwl.
32" RCP

438 CONTOUR LINE AS DEFINED AT THE TIME OF THE SURVEY

IV
Pump
EB
FP
FP

Wood Wall

Pump

9.93'

AM

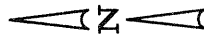
88.9' SL
86.3' LF

LAKE RAY HUBBARD

435.5 CONTOUR LINE AS DEFINED AT THE TIME OF THE SURVEY

LEGEND

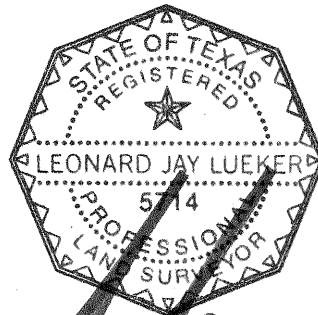
AM = 3.5" Aluminum Monument
Stamped "CITY OF ROCKWALL
LAKE RAY HUBBARD SUB LEASE
MARKER 2004"
SL = Shoreline Length at the time of Survey
LF = Lined Feet at the time of Survey



Scale 1"=50'

PROJECT NO. TL2004-047
LOT 32, BLOCK D
705 SUNSET HILL DRIVE
ROCKWALL, TEXAS

I, the undersigned, hereby certify that the survey map herein, and accompanying description, depicts and describes the results of a survey, made on the ground between January 2004 and December 2004. And to the best of my knowledge and belief, is a depiction and description of the property surveyed. The Surveyor has not abstracted the record title and / or easements of the subject property and prepared this survey without the benefit of a title commitment and assumes no liability for easements, reservations, and restrictions that may be of record. This property is subject to change due to natural and / or man made changes.



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DATE : May 05

EXHIBIT "B"

SUB LEASE DESCRIPTION
PROJECT NO. TL2004-047

STATE OF TEXAS
COUNTY OF ROCKWALL

BEING a tract of land situated in the City of Dallas Takeline Area and being a portion of a tract of land leased to the City of Rockwall and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I." at the most northwesterly corner of LOT 32, BLOCK D of NORTSHORE PHASE 2B, an addition to the City of Rockwall;

THENCE along the westerly line of said LOT 32, BLOCK D South 04 deg 11 min 32 sec West a distance of 84.00 feet to a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I." for corner at the most southwesterly corner of said LOT 32, BLOCK D;

THENCE departing the westerly line of said LOT 32, BLOCK D North 85 deg 40 min 29 sec West passing a 3 1/2 inch Aluminum Monument stamped "CITY OF ROCKWALL LAKE RAY HUBBARD SUB LEASE MARKER 2004" at a distance of 226.00 feet, continuing in all a distance of 236.01 feet to a point for corner in the 435.5 contour line as defined at the time of the survey;

THENCE along the meanders of said 435.5 contour line in a northwesterly direction a distance of 88.9 feet to a point for corner;

THENCE departing said 435.5 contour line South 85 deg 40 min 29 sec East passing a 3 1/2 inch Aluminum Monument stamped "CITY OF ROCKWALL LAKE RAY HUBBARD SUB LEASE MARKER 2004" at a distance of 9.93 feet, continuing in all a distance of 255.67 feet to the POINT OF BEGINNING;

CONTAINING within these metes and bounds 0.467 acres or 20,362 square feet of land, more or less. This Sub Lease description was prepared from an actual on the ground survey performed in the field from January 2004 to December 2004 and is subject to change due to natural and / or man made changes after the survey.

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705 SUNSET HILL DRIVE
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