

- SURVEY NOTES:**
- BASIS OF BEARING, COORDINATES, DISTANCES AND ACREAGE ARE A LAMBERT CONICAL PROJECTION OF THE TEXAS COORDINATE SYSTEM, STATE PLANE GRID, CENTRAL ZONE, NORTH AMERICAN DATUM, 1983, U.S. SURVEY FOOT WITH A CONVERGENCE ANGLE (theta) OF -0°34'48.40\"/>
  - SEE DOCUMENTS OR ELECTRONIC DATA FILED IN THE OFFICE OF MAVERICK ENGINEERING FOR COMPLETE RECONSTRUCTION OF THIS SURVEY.
  - LOCATION OF BURIED UTILITIES AND PIPELINES, IF ANY, IS APPROXIMATE BASED UPON OBSERVED EXISTING SIGNAGE, CITY OF MIDLAND GIS AND VISUAL EVIDENCE, OR BY ONE-CALL 811 SITE MARKINGS AT THE TIME OF THIS SURVEY. DUE CARE IS RECOMMENDED. CALL 1-800-DIG-TESS FOR LOCATES PRIOR TO ANY CONSTRUCTION OR EXCAVATION.
  - THIS SURVEY IS PROVIDED WITH THE BENEFIT OF TITLE COMMITMENT #4880232533, ISSUED SEPTEMBER 28, 2023 BY CHICAGO TITLE INSURANCE COMPANY.
    - WITH REGARD TO ITEM 10 OF THE SCHEDULE B OF TITLE COMMITMENT:
      - (10.a) **NOT A SURVEY MATTER**
      - (10.b) EASEMENT(S) AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT EASEMENT TO GULF PIPE LINE COMPANY AND GULF PRODUCTION COMPANY IN VOLUME 35, PAGE 632, REAL PROPERTY RECORDS, MIDLAND COUNTY, TEXAS - **BLANKET, NOT REPRODUCIBLE - NO EVIDENCE OBSERVED**
      - (10.c) EASEMENT(S) AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT TO TEXAS ELECTRIC SERVICE COMPANY IN VOLUME 67, PAGE 336, REAL PROPERTY RECORDS, MIDLAND COUNTY, TEXAS - **DOES NOT AFFECT**
      - (10.d) EASEMENT(S) AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT TO MAGNOLIA PIPE LINE COMPANY IN VOLUME 114, PAGE 315, REAL PROPERTY RECORDS, MIDLAND COUNTY, TEXAS - **BLANKET, NOT REPRODUCIBLE - NO EVIDENCE OBSERVED**
      - (10.e) EASEMENT(S) AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT TO PHILLIPS PETROLEUM COMPANY VOLUME 847, PAGE 599, REAL PROPERTY RECORDS, MIDLAND COUNTY, TEXAS - **AS SHOWN HEREON**
      - (10.f) EASEMENT(S) AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT TO ONCOR ELECTRIC DELIVERY COMPANY, A TEXAS CORPORATION IN VOLUME 2967, PAGE 555, REAL PROPERTY RECORDS, MIDLAND COUNTY, TEXAS - **AS SHOWN HEREON**
      - (10.g) EASEMENT(S) AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT TO ONCOR ELECTRIC DELIVERY COMPANY L.L.C. A DELAWARE LIMITED LIABILITY VOLUME 3143, PAGE 101, REAL PROPERTY RECORDS, MIDLAND COUNTY, TEXAS - **AS SHOWN HEREON**
      - (10.h) **NOT A SURVEY MATTER**
      - (10.i) **NOT A SURVEY MATTER**
      - (10.j) **NOT A SURVEY MATTER**
      - (10.k) VISIBLE OR APPARENT EASEMENT(S) AND/OR RIGHTS OF WAY ON, OVER, UNDER OR ACROSS THE LAND - **AS SHOWN HEREON, IF APPLICABLE**
      - (10.l) **NOT A SURVEY MATTER**
      - (10.m) ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION, VARIATION, OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND - **AS SHOWN HEREON, IF APPLICABLE**

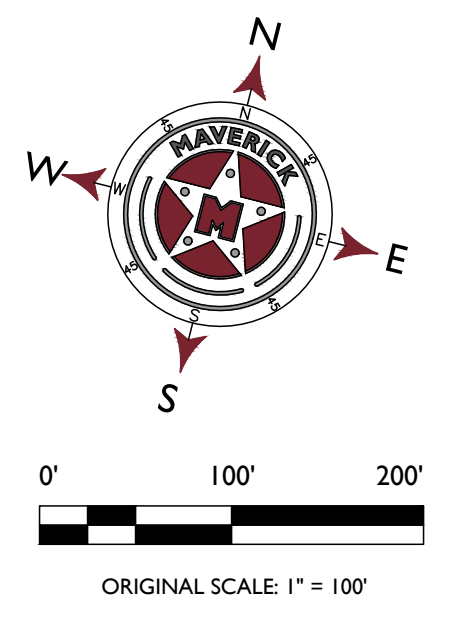
**FIELD NOTE DESCRIPTION:**

FIELD NOTE DESCRIPTION OF A 35.98 ACRE TRACT, SITUATED IN SECTION 22, BLOCK 39, TOWNSHIP 2 SOUTH, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY, MIDLAND COUNTY, TEXAS AND BEING THE AGGREGATE OF A CALLED 10 ACRE TRACT I, A CALLED 6.38 ACRE TRACT II, A CALLED 21.616 ACRE TRACT III, ALL DESCRIBED IN DOCUMENT NUMBER 17726 AS RECORDED IN VOLUME 904 ON PAGE 52 OF THE DEED RECORDS OF SAID MIDLAND COUNTY, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT N. (1) 10672019.50, E. (X) 1760156.55, A ONE HALF INCH IRON ROD FOUND IN THE WEST RIGHT-OF-WAY OF STATE HIGHWAY 349, AT THE SOUTHWEST CORNER OF SAID "TRACT I" FOR THE SOUTHWEST CORNER HEREOF;

**THENCE** S 75°42'44\"/>

**LEGEND**



- |   |   |
|---|---|
| <ul style="list-style-type: none"> <li>○ DENOTES FOUND MONUMENT AS NOTED</li> <li>○ DENOTES SET 1/2\"/&gt; </li></ul> | <ul style="list-style-type: none"> <li>— DENOTES BOUNDARY LINE</li> <li>- - - DENOTES EXISTING PROPERTY LINES</li> <li>— DENOTES FLOW LINE</li> <li>- - - DENOTES EXISTING FENCE</li> <li>- - - DENOTES EXISTING CHAINLINK FENCE W/BARBWIRE</li> <li>— DENOTES EXISTING OVERHEAD ELECTRIC LINE</li> <li>- - - DENOTES EXISTING UNDERGROUND PIPELINE</li> <li>- - - DENOTES EXISTING SURFACE PIPELINE</li> <li>■ DENOTES CONCRETE</li> <li>■ DENOTES PAVEMENT</li> <li>O.P.R.M.C.T. DENOTES OFFICIAL PUBLIC RECORDS, MIDLAND CO., TX</li> <li>P.R.M.C.T. DENOTES PLAT RECORDS, MIDLAND CO., TX</li> <li>D.R.M.C.T. DENOTES DEED RECORDS, MIDLAND CO., TX</li> <li>( ) DENOTES RECORD ACREAGE CALL</li> </ul> |
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<b>SURVEYOR:</b> GWS	<b>SCALE:</b> 1" = 100'	<b>APPROVAL DATE:</b>
<b>DRAWN BY:</b> AD	<b>JOB NO.:</b> 230166	<b>REV 1:</b>
<b>APPROVED:</b>	<b>FIELD WORK DATE:</b> 10.13.2023 & 10.17.2023	<b>REV 2:</b>

TO ADICIO CAPITAL LLC AND CHICAGO TITLE INSURANCE COMPANY; THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY 1A, CONDITION 3, TSPS LAND TITLE SURVEY.

*Gregory W. Shoultz* 18 OCTOBER 2023

GREGORY W. SHOULTZ, RLS #5356  
FIRM NO. TX #10194514



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**ADICIO CAPITAL, LLC**  
TSPS LAND TITLE SURVEY  
OF A 35.98 ACRE TRACT, SITUATED IN SECTION 22, BLOCK 39, TOWNSHIP 2 SOUTH, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY, MIDLAND COUNTY, TEXAS