

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

TCEQ WATER RIGHTS PERMITTING APPLICATION

ADMINISTRATIVE INFORMATION CHECKLIST

Complete and submit this checklist for each application. See Instructions Page 5.

APPLICANT(S): 05 Ranch Investments, LLC

Indicate whether the following items are included in your application by writing either Y (for yes) or N (for no) next to each item (all items are not required for every application).

RECEIVED
MAY 30 2024

Water Availability Division

Y/N

Y **Administrative Information Report**

N Additional Co-Applicant Information

N Additional Co-Applicant Signature Pages

N Written Evidence of Signature Authority

Y **Technical Information Report**

Y USGS Map (or equivalent)

Y Map Showing Project Details

Y Original Photographs

N Water Availability Analysis

Y **Worksheet 1.0**

Y Recorded Deeds for Irrigated Land

Y Consent for Irrigated Land

N **Worksheet 1.1**

N Addendum to Worksheet 1.1

N **Worksheet 1.2**

N **Worksheet 2.0**

N Additional W.S. 2.0 for Each Reservoir

N Dam Safety Documents

N Notice(s) to Governing Bodies

N Recorded Deeds for Inundated Land

N Consent for Inundated Land

Y/N

Y **Worksheet 3.0**

Y Additional W.S. 3.0 for each Point

Y Recorded Deeds for Diversion Points

Y Consent for Diversion Access

N **Worksheet 4.0**

N TPDES Permit(s)

N WWTP Discharge Data

N Groundwater Well Permit

N Signed Water Supply Contract

N **Worksheet 4.1**

Y **Worksheet 5.0**

Y Addendum to Worksheet 5.0

N **Worksheet 6.0**

N Water Conservation Plan(s)

N Drought Contingency Plan(s)

N Documentation of Adoption

N **Worksheet 7.0**

N Accounting Plan

Y **Worksheet 8.0**

Y Fees

N Public Involvement Plan

ADMINISTRATIVE INFORMATION REPORT

The following information is required for all new applications and amendments.

***** Applicants are REQUIRED to schedule a pre-application meeting with TCEQ Staff to discuss Applicant's needs prior to submitting an application. Call the Water Rights Permitting Team to schedule a meeting at (512) 239-4600.**

1. TYPE OF APPLICATION (Instructions, Page. 6)

Indicate, by marking X, next to the following authorizations you are seeking.

☐ New Appropriation of State Water

☒ Amendment to a Water Right *

☐ Bed and Banks

****If you are seeking an amendment to an existing water rights authorization, you must be the owner of record of the authorization. If the name of the Applicant in Section 2 does not match the name of the current owner(s) of record for the permit or certificate or if any of the co-owners is not included as an applicant in this amendment request, your application could be returned. If you or a co-applicant are a new owner, but ownership is not reflected in the records of the TCEQ, submit a change of ownership request (Form TCEQ-10204) prior to submitting the application for an amendment. See Instructions page. 6. Please note that an amendment application may be returned, and the Applicant may resubmit once the change of ownership is complete.***

Please summarize the authorizations or amendments you are seeking in the space below or attach a narrative description entitled "Summary of Request."

The original diversion point and land to be irrigated in the COA will be removed from the water right. The amendment will move the diversion point to two locations: 1: San Gabriel River downstream of Granger Lake, and 2: Little River 5.8 miles upstream of the confluence with the San Gabriel River.

2. APPLICANT INFORMATION (Instructions, Page. 6)

a. Applicant

Indicate the number of Applicants/Co-Applicants 1
(Include a copy of this section for each Co-Applicant, if any)

What is the Full Legal Name of the individual or entity (applicant) applying for this permit?

05 Ranch Investments, LLC

(If the Applicant is an entity, the legal name must be spelled exactly as filed with the Texas Secretary of State, County, or in the legal documents forming the entity.)

If the applicant is currently a customer with the TCEQ, what is the Customer Number (CN)?

You may search for your CN on the TCEQ website at

<http://www15.tceq.texas.gov/crpub/index.cfm?fuseaction=cust.CustSearch>

CN : 606222248 (leave blank if you do not yet have a CN).

What is the name and title of the person or persons signing the application? Unless an application is signed by an individual applicant, the person or persons must submit written evidence that they meet the signatory requirements in 30 TAC § 295.14.

First/Last Name: Robert M. Tiemann

Title: Owner, 05 Ranch Investments, LLC

Have you provided written evidence meeting the signatory requirements in 30 TAC § 295.14, as an attachment to this application? Y/N Y

What is the applicant's mailing address as recognized by the US Postal Service (USPS)? You may verify the address on the USPS website at

<https://tools.usps.com/go/ZipLookupAction!input.action>.

Name: Robert M. Tiemann

Mailing Address: 05 Ranch Investments, LLC, 21100 Carries Ranch Rd.

City: Pflugerville State: TX ZIP Code: 78660

Indicate an X next to the type of Applicant:

<input type="checkbox"/> Individual	<input checked="" type="checkbox"/> Sole Proprietorship-D.B.A.
<input type="checkbox"/> Partnership	<input type="checkbox"/> Corporation
<input type="checkbox"/> Trust	<input type="checkbox"/> Estate
<input type="checkbox"/> Federal Government	<input type="checkbox"/> State Government
<input type="checkbox"/> County Government	<input type="checkbox"/> City Government
<input type="checkbox"/> Other Government	<input type="checkbox"/> Other _____

For Corporations or Limited Partnerships, provide:

State Franchise Tax ID Number: 3207715421 SOS Charter (filing) Number: 803878105

3. APPLICATION CONTACT INFORMATION (Instructions, Page. 9)

If the TCEQ needs additional information during the review of the application, who should be contacted? Applicant may submit their own contact information if Applicant wishes to be the point of contact.

First and Last Name: James L. Machin, P.E.

Title: Principal

Organization Name: JLM Engineering

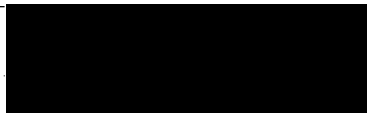
Mailing Address: 8409 Bell Mountain Dr.

City: Austin State: TX ZIP Code: 78730

Phone Number: 512-346-5007

Fax Number: _____

E-mail Address: _____



4. WATER RIGHT CONSOLIDATED CONTACT INFORMATION (Instructions, Page. 9)

This section applies only if there are multiple Owners of the same authorization. Unless otherwise requested, Co-Owners will each receive future correspondence from the Commission regarding this water right (after a permit has been issued), such as notices and water use reports. Multiple copies will be sent to the same address if Co-Owners share the same address. Complete this section if there will be multiple owners and all owners agree to let one owner receive correspondence from the Commission. Leave this section blank if you would like all future notices to be sent to the address of each of the applicants listed in section 2 above.

I/We authorize all future notices be received on my/our behalf at the following:

First and Last Name: N/A

Title: _____

Organization Name: _____

Mailing Address: _____

City: _____ State: _____ ZIP Code: _____

Phone Number: _____

Fax Number: _____

E-mail Address: _____

5. MISCELLANEOUS INFORMATION (Instructions, Page. 9)

- a. The application will not be processed unless all delinquent fees and/or penalties owed to the TCEQ or the Office of the Attorney General on behalf of the TCEQ are paid in accordance with the Delinquent Fee and Penalty Protocol by all applicants/co-applicants. If you need assistance determining whether you owe delinquent penalties or fees, please call the Water Rights Permitting Team at (512) 239-4600, prior to submitting your application.

1. Does Applicant or Co-Applicant owe any fees to the TCEQ? **Yes / No** No

If **yes**, provide the following information:

Account number: _____ Amount past due: _____

2. Does Applicant or Co-Applicant owe any penalties to the TCEQ? **Yes / No** No

If **yes**, please provide the following information:

Enforcement order number: _____ Amount past due: _____

- b. If the Applicant is a taxable entity (corporation or limited partnership), the Applicant must be in good standing with the Comptroller or the right of the entity to transact business in the State may be forfeited. See Texas Tax Code, Subchapter F. Applicant's may check their status with the Comptroller at <https://mycpa.cpa.state.tx.us/coa/>

Is the Applicant or Co-Applicant in good standing with the Comptroller? **Yes / No** N/A

- c. The commission will not grant an application for a water right unless the applicant has submitted all Texas Water Development Board (TWDB) surveys of groundwater and surface water use – if required. See TWC §16.012(m) and 30 TAC § 297.41(a)(5). Applicants should check survey status on the TWDB website prior to filing:

https://www3.twdb.texas.gov/apps/reports/WU/SurveyStatus_PriorThreeYears

Applicant has submitted all required TWDB surveys of groundwater and surface water?

Yes / No N/A

6. SIGNATURE PAGE (Instructions, Page. 11)

Applicant:

I, Robert M. Tiemann

Owner, 05 Ranch Investments, LLC

(Typed or printed name)

(Title)

certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

I further certify that I am authorized under Title 30 Texas Administrative Code §295.14 to sign and submit this document and I have submitted written evidence of my signature authority.

Signature: 

Date: 5.30.24

(Use blue ink)

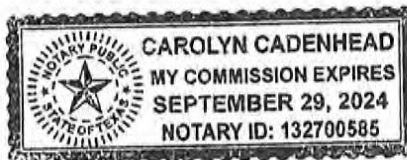
Subscribed and Sworn to before me by the said

on this 30th day of May, 2024.

My commission expires on the 29 day of September, 2024.


Notary Public

Travis
County, Texas



[SEAL]

If the Application includes Co-Applicants, each Applicant and Co-Applicant must submit an original, separate signature page

TECHNICAL INFORMATION REPORT

WATER RIGHTS PERMITTING

This Report is required for applications for new or amended water rights. Based on the Applicant's responses below, Applicants are directed to submit additional Worksheets (provided herein). A completed Administrative Information Report is also required for each application.

Applicants are REQUIRED to schedule a pre-application meeting with TCEQ Permitting Staff to discuss Applicant's needs and to confirm information necessary for an application prior to submitting such application. Please contact the Water Availability Division at (512) 239-4600 or WRPT@tceq.texas.gov to schedule a meeting.

Date of pre-application meeting: 2/15/2024

1. New or Additional Appropriations of State Water. Texas Water Code (TWC) § 11.121 (Instructions, Page. 12)

State Water is: *The water of the ordinary flow, underflow, and tides of every flowing river, natural stream, and lake, and of every bay or arm of the Gulf of Mexico, and the storm water, floodwater, and rainwater of every river, natural stream, canyon, ravine, depression, and watershed in the state. TWC § 11.021.*

- a. Applicant requests a new appropriation (diversion or impoundment) of State Water? Y / N N
- b. Applicant requests an amendment to an existing water right requesting an increase in the appropriation of State Water or an increase of the overall or maximum combined diversion rate? Y / N N (If yes, indicate the Certificate or Permit number: _____)

If Applicant answered yes to (a) or (b) above, does Applicant also wish to be considered for a term permit pursuant to TWC § 11.1381? Y / N N/A

- c. Applicant requests to extend an existing Term authorization or to make the right permanent? Y / N N (If yes, indicate the Term Certificate or Permit number: _____)

If Applicant answered yes to (a), (b) or (c), the following worksheets and documents are required:

- **Worksheet 1.0 – Quantity, Purpose, and Place of Use Information Worksheet**
- **Worksheet 2.0 - Impoundment/Dam Information Worksheet** (submit one worksheet for each impoundment or reservoir requested in the application)
- **Worksheet 3.0 - Diversion Point Information Worksheet** (submit one worksheet for each diversion point and/or one worksheet for the upstream limit and one worksheet for the downstream limit of each diversion reach requested in the application)
- **Worksheet 5.0 – Environmental Information Worksheet**
- **Worksheet 6.0 – Water Conservation Information Worksheet**
- **Worksheet 7.0 – Accounting Plan Information Worksheet**
- **Worksheet 8.0 – Calculation of Fees**
- **Fees calculated on Worksheet 8.0 – see instructions Page. 34.**
- **Maps – See instructions Page. 15.**
- **Photographs – See instructions Page. 30.**

Additionally, if Applicant wishes to submit an alternate source of water for the project/authorization, see Section 3, Page 3 for Bed and Banks Authorizations (Alternate sources may include groundwater, imported water, contract water or other sources).

Additional Documents and Worksheets may be required (see within).

2. Amendments to Water Rights. TWC § 11.122 (Instructions, Page. 12)

This section should be completed if Applicant owns an existing water right and Applicant requests to amend the water right. ***If Applicant is not currently the Owner of Record in the TCEQ Records, Applicant must submit a Change of Ownership Application (TCEQ-10204) prior to submitting the amendment Application or provide consent from the current owner to make the requested amendment. If the application does not contain consent from the current owner to make the requested amendment, TCEQ will not begin processing the amendment application until the Change of Ownership has been completed and will consider the Received Date for the application to be the date the Change of Ownership is completed. See instructions page. 6.***

Water Right (Certificate or Permit) number you are requesting to amend: COA 12-3747

Applicant requests to sever and combine existing water rights from one or more Permits or Certificates into another Permit or Certificate? Y / N N (if yes, complete chart below):

List of water rights to sever	Combine into this ONE water right

- a. Applicant requests an amendment to an existing water right to increase the amount of the appropriation of State Water (diversion and/or impoundment)? Y / N N

If yes, application is a new appropriation for the increased amount, complete Section 1 of this Report (PAGE. 1) regarding New or Additional Appropriations of State Water.

- b. Applicant requests to amend existing Term authorization to extend the term or make the water right permanent (remove conditions restricting water right to a term of years)? Y / N N/A

If yes, application is a new appropriation for the entire amount, complete Section 1 of this Report (PAGE. 1) regarding New or Additional Appropriations of State Water.

- c. Applicant requests an amendment to change the purpose or place of use or to add an additional purpose or place of use to an existing Permit or Certificate? Y / N Y
If yes, submit:

- **Worksheet 1.0 – Quantity, Purpose, and Place of Use Information Worksheet**
- **Worksheet 1.2 - Notice: “Marshall Criteria”**

- d. Applicant requests to change: diversion point(s); or reach(es); or diversion rate? Y / N Y
If yes, submit:

- **Worksheet 3.0 - Diversion Point Information Worksheet** (submit one worksheet for each diversion point or one worksheet for the upstream limit and one worksheet for the downstream limit of each diversion reach)
- **Worksheet 5.0 – Environmental Information** (Required for any new diversion points that are not already authorized in a water right)

- e. Applicant requests amendment to add or modify an impoundment, reservoir, or dam? Y / N N

If yes, submit: Worksheet 2.0 - Impoundment/Dam Information Worksheet (submit one worksheet for each impoundment or reservoir)

- f. Other - Applicant requests to change any provision of an authorization not mentioned above? Y / N *If yes, call the Water Availability Division at (512) 239-4600 to discuss.*

Additionally, all amendments require:

- **Worksheet 8.0 – Calculation of Fees; and Fees calculated – see instructions Page. 34**
- **Maps – See instructions Page. 15.**
- **Additional Documents and Worksheets may be required (see within).**

3. Bed and Banks. TWC § 11.042 (Instructions, Page 13)

- a. Pursuant to contract, Applicant requests authorization to convey, stored or conserved water to the place of use or diversion point of purchaser(s) using the bed and banks of a watercourse? TWC § 11.042(a). Y/N

If yes, submit a signed copy of the Water Supply Contract pursuant to 30 TAC §§ 295.101 and 297.101. Further, if the underlying Permit or Authorization upon which the Contract is based does not authorize Purchaser's requested Quantity, Purpose or Place of Use, or Purchaser's diversion point(s), then either:

- 1. Purchaser must submit the worksheets required under Section 1 above with the Contract Water identified as an alternate source; or*
- 2. Seller must amend its underlying water right under Section 2.*

- b. Applicant requests to convey water imported into the state from a source located wholly outside the state using the bed and banks of a watercourse? TWC § 11.042(a-1). Y / N

If yes, submit worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 7.0, 8.0, Maps and fees from the list below.

- c. Applicant requests to convey Applicant's own return flows derived from privately owned groundwater using the bed and banks of a watercourse? TWC § 11.042(b). Y / N

If yes, submit worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 7.0, 8.0, Maps, and fees from the list below.

- d. Applicant requests to convey Applicant's own return flows derived from surface water using the bed and banks of a watercourse? TWC § 11.042(c). Y / N

If yes, submit worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 6.0, 7.0, 8.0, Maps, and fees from the list below.

****Please note, if Applicant requests the reuse of return flows belonging to others, the Applicant will need to submit the worksheets and documents under Section 1 above, as the application will be treated as a new appropriation subject to termination upon direct or indirect reuse by the return flow discharger/owner.***

- e. Applicant requests to convey water from any other source, other than (a)-(d) above, using the bed and banks of a watercourse? TWC § 11.042(c). Y / N

If yes, submit worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 7.0, 8.0, Maps, and fees from the list below.

Worksheets and information:

- **Worksheet 1.0 – Quantity, Purpose, and Place of Use Information Worksheet**
- **Worksheet 2.0 - Impoundment/Dam Information Worksheet** (submit one worksheet for each impoundment or reservoir owned by the applicant through which water will be conveyed or diverted)
- **Worksheet 3.0 - Diversion Point Information Worksheet** (submit one worksheet for the downstream limit of each diversion reach for the proposed conveyances)

- **Worksheet 4.0 – Discharge Information Worksheet** (for each discharge point)
- **Worksheet 5.0 – Environmental Information Worksheet**
- **Worksheet 6.0 – Water Conservation Information Worksheet**
- **Worksheet 7.0 – Accounting Plan Information Worksheet**
- **Worksheet 8.0 – Calculation of Fees; and Fees calculated – see instructions Page. 34**
- **Maps – See instructions Page. 15.**
- **Additional Documents and Worksheets may be required (see within).**

4. **General Information, Response Required for all Water Right Applications (Instructions, Page 15)**

- a. Provide information describing how this application addresses a water supply need in a manner that is consistent with the state water plan or the applicable approved regional water plan for any area in which the proposed appropriation is located or, in the alternative, describe conditions that warrant a waiver of this requirement (*not required for applications to use groundwater-based return flows*). Include citations or page numbers for the State and Regional Water Plans, if applicable. Provide the information in the space below or submit a supplemental sheet entitled “Addendum Regarding the State and Regional Water Plans”:

Robert M. Tiemann acquired the water right and changed ownership from the original certificate holder August 14, 2018. Mr. Tiemann is sole owner of 05 Ranch Investments, LLC, and ownership was transferred to 05 Ranch Investments (Applicant) in 2024. Applicant's lands to be irrigated are in a different location from the original certificate, but are still in the same watershed (San Gabriel/Little rivers).

The original and new lands are all within the Region G Planning Group. Per the regional water plan, irrigation demands, supplies, needs, and strategy supplies are relatively constant through the 50-year planning period. This amendment does not change any of those and is consistent with the water plan.

- b. Did the Applicant perform its own Water Availability Analysis? Y / N N

If the Applicant performed its own Water Availability Analysis, provide electronic copies of any modeling files and reports.

- c. Does the application include required Maps? (Instructions Page. 15) Y / N Y

WORKSHEET 1.0

Quantity, Purpose and Place of Use

1. New Authorizations (Instructions, Page. 16)

Submit the following information regarding quantity, purpose and place of use for requests for new or additional appropriations of State Water or Bed and Banks authorizations:

Quantity (acre- feet) <i>(Include losses for Bed and Banks)</i>	State Water Source (River Basin) or Alternate Source <i>*each alternate source (and new appropriation based on return flows of others) also requires completion of Worksheet 4.0</i>	Purpose(s) of Use	Place(s) of Use <i>*requests to move state water out of basin also require completion of Worksheet 1.1 Interbasin Transfer</i>
N/A			

_____ Total amount of water (in acre-feet) to be used annually (*include losses for Bed and Banks applications*)

If the Purpose of Use is Agricultural/Irrigation for any amount of water, provide:

a. Location Information Regarding the Lands to be Irrigated

- i) Applicant proposes to irrigate a total of _____ acres in any one year. This acreage is all of or part of a larger tract(s) which is described in a supplement attached to this application and contains a total of _____ acres in _____ County, TX.
- ii) Location of land to be irrigated: In the _____ Original Survey No. _____, Abstract No. 78660.

A copy of the deed(s) or other acceptable instrument describing the overall tract(s) with the recording information from the county records must be submitted. Applicant's name must match deeds.

If the Applicant is not currently the sole owner of the lands to be irrigated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.

Water Rights for Irrigation may be appurtenant to the land irrigated and convey with the land unless reserved in the conveyance. 30 TAC § 297.81.

2. Amendments - Purpose or Place of Use (Instructions, Page. 12)

- a. Complete this section for each requested amendment changing, adding, or removing Purpose(s) or Place(s) of Use, complete the following:

Quantity (acre-feet)	Existing Purpose(s) of Use	Proposed Purpose(s) of Use*	Existing Place(s) of Use	Proposed Place(s) of Use**
142	IRRIGATION	IRRIGATION	WILLIAMSON	MILAM (1. CAMP FELTON)

**If the request is to add additional purpose(s) of use, include the existing and new purposes of use under "Proposed Purpose(s) of Use."*

***If the request is to add additional place(s) of use, include the existing and new places of use under "Proposed Place(s) of Use."*

Changes to the purpose of use in the Rio Grande Basin may require conversion. 30 TAC § 303.43.

- b. For any request which adds Agricultural purpose of use or changes the place of use for Agricultural rights, provide the following location information regarding the lands to be irrigated:
- Applicant proposes to irrigate a total of 1231.8 acres in any one year. This acreage is all of or part of a larger tract(s) which is described in a supplement attached to this application and contains a total of 1231.8 acres in _____ County, TX.
 - Location of land to be irrigated: In the Juan Jose Acosta Original Survey No. N/A, Abstract No. 1.

A copy of the deed(s) describing the overall tract(s) with the recording information from the county records must be submitted. Applicant's name must match deeds. If the Applicant is not currently the sole owner of the lands to be irrigated, Applicant must submit documentation evidencing consent or other legal right for Applicant to use the land described.

Water Rights for Irrigation may be appurtenant to the land irrigated and convey with the land unless reserved in the conveyance. 30 TAC § 297.81.

- Submit Worksheet 1.1, Interbasin Transfers, for any request to change the place of use which moves State Water to another river basin.
- See Worksheet 1.2, Marshall Criteria, and submit if required.
- See Worksheet 6.0, Water Conservation/Drought Contingency, and submit if required.

2. Amendments - Purpose or Place of Use (Instructions, Page. 12)

- a. Complete this section for each requested amendment changing, adding, or removing Purpose(s) or Place(s) of Use, complete the following:

Quantity (acre-feet)	Existing Purpose(s) of Use	Proposed Purpose(s) of Use*	Existing Place(s) of Use	Proposed Place(s) of Use**
142	IRRIGATION	IRRIGATION	WILLIAMSON	MILAM (2. LITTLE RIVER RANCH)

**If the request is to add additional purpose(s) of use, include the existing and new purposes of use under "Proposed Purpose(s) of Use."*

***If the request is to add additional place(s) of use, include the existing and new places of use under "Proposed Place(s) of Use."*

Changes to the purpose of use in the Rio Grande Basin may require conversion. 30 TAC § 303.43.

- b. For any request which adds Agricultural purpose of use or changes the place of use for Agricultural rights, provide the following location information regarding the lands to be irrigated:
- Applicant proposes to irrigate a total of 1,567.525 acres in any one year. This acreage is all of or part of a larger tract(s) which is described in a supplement attached to this application and contains a total of 1,567.525 acres in _____ County, TX.
 - Location of land to be irrigated: In the Clement Raney League and the Sarah Wilhem League Original Survey No. N/A, Abstract No. N/A.

A copy of the deed(s) describing the overall tract(s) with the recording information from the county records must be submitted. Applicant's name must match deeds. If the Applicant is not currently the sole owner of the lands to be irrigated, Applicant must submit documentation evidencing consent or other legal right for Applicant to use the land described.

Water Rights for Irrigation may be appurtenant to the land irrigated and convey with the land unless reserved in the conveyance. 30 TAC § 297.81.

- Submit Worksheet 1.1, Interbasin Transfers, for any request to change the place of use which moves State Water to another river basin.
- See Worksheet 1.2, Marshall Criteria, and submit if required.
- See Worksheet 6.0, Water Conservation/Drought Contingency, and submit if required.

WORKSHEET 1.1

INTERBASIN TRANSFERS, TWC § 11.085

Submit this worksheet for an application for a new or amended water right which requests to transfer State Water from its river basin of origin to use in a different river basin. A river basin is defined and designated by the Texas Water Development Board by rule pursuant to TWC § 16.051.

Applicant requests to transfer State Water to another river basin within the State? Y / N N

1. Interbasin Transfer Request (Instructions, Page. 20)

- Provide the Basin of Origin. _____
- Provide the quantity of water to be transferred (acre-feet). _____
- Provide the Basin(s) and count(y/ies) where use will occur in the space below:

2. Exemptions (Instructions, Page. 20), TWC § 11.085(v)

Certain interbasin transfers are exempt from further requirements. Answer the following:

- The proposed transfer, which in combination with any existing transfers, totals less than 3,000 acre-feet of water per annum from the same water right. Y/N__
- The proposed transfer is from a basin to an adjoining coastal basin? Y/N__
- The proposed transfer from the part of the geographic area of a county or municipality, or the part of the retail service area of a retail public utility as defined by Section 13.002, that is within the basin of origin for use in that part of the geographic area of the county or municipality, or that contiguous part of the retail service area of the utility, not within the basin of origin? Y/N__
- The proposed transfer is for water that is imported from a source located wholly outside the boundaries of Texas, except water that is imported from a source located in the United Mexican States? Y/N__

3. Interbasin Transfer Requirements (Instructions, Page. 20)

For each Interbasin Transfer request that is not exempt under any of the exemptions listed above Section 2, provide the following information in a supplemental attachment titled "Addendum to Worksheet 1.1, Interbasin Transfer":

- the contract price of the water to be transferred (if applicable) (also include a copy of the contract or adopted rate for contract water);
- a statement of each general category of proposed use of the water to be transferred and a detailed description of the proposed uses and users under each category;
- the cost of diverting, conveying, distributing, and supplying the water to, and treating the water for, the proposed users (example - expert plans and/or reports documents may be provided to show the cost);

- d. describe the need for the water in the basin of origin and in the proposed receiving basin based on the period for which the water supply is requested, but not to exceed 50 years (the need can be identified in the most recently approved regional water plans. The state and regional water plans are available for download at this website: (<http://www.twdb.texas.gov/waterplanning/swp/index.asp>);
- e. address the factors identified in the applicable most recently approved regional water plans which address the following:
 - (i) the availability of feasible and practicable alternative supplies in the receiving basin to the water proposed for transfer;
 - (ii) the amount and purposes of use in the receiving basin for which water is needed;
 - (iii) proposed methods and efforts by the receiving basin to avoid waste and implement water conservation and drought contingency measures;
 - (iv) proposed methods and efforts by the receiving basin to put the water proposed for transfer to beneficial use;
 - (v) the projected economic impact that is reasonably expected to occur in each basin as a result of the transfer; and
 - (vi) the projected impacts of the proposed transfer that are reasonably expected to occur on existing water rights, instream uses, water quality, aquatic and riparian habitat, and bays and estuaries that must be assessed under Sections 11.147, 11.150, and 11.152 in each basin (*if applicable*). If the water sought to be transferred is currently authorized to be used under an existing permit, certified filing, or certificate of adjudication, such impacts shall only be considered in relation to that portion of the permit, certified filing, or certificate of adjudication proposed for transfer and shall be based on historical uses of the permit, certified filing, or certificate of adjudication for which amendment is sought;
- f. proposed mitigation or compensation, if any, to the basin of origin by the applicant; and
- g. the continued need to use the water for the purposes authorized under the existing Permit, Certified Filing, or Certificate of Adjudication, if an amendment to an existing water right is sought.

WORKSHEET 1.2

NOTICE. “THE MARSHALL CRITERIA”

This worksheet assists the Commission in determining notice required for certain **amendments** that do not already have a specific notice requirement in a rule for that type of amendment, and *that do not change the amount of water to be taken or the diversion rate*. The worksheet provides information that Applicant **is required** to submit for amendments such as certain amendments to special conditions or changes to off-channel storage. These criteria address whether the proposed amendment will impact other water right holders or the on- stream environment beyond and irrespective of the fact that the water right can be used to its full authorized amount.

*This worksheet is **not required** for Applications in the Rio Grande Basin requesting changes in the purpose of use, rate of diversion, point of diversion, and place of use for water rights held in and transferred within and between the mainstems of the Lower Rio Grande, Middle Rio Grande, and Amistad Reservoir. See 30 TAC § 303.42.*

*This worksheet is **not required** for amendments which are only changing or adding diversion points, or request only a bed and banks authorization or an IBT authorization. However, Applicants may wish to submit the Marshall Criteria to ensure that the administrative record includes information supporting each of these criteria*

1. The “Marshall Criteria” (Instructions, Page. 21)

Submit responses on a supplemental attachment titled “Marshall Criteria” in a manner that conforms to the paragraphs (a) – (g) below:

- a. Administrative Requirements and Fees. Confirm whether application meets the administrative requirements for an amendment to a water use permit pursuant to TWC Chapter 11 and Title 30 Texas Administrative Code (TAC) Chapters 281, 295, and 297. An amendment application should include, but is not limited to, a sworn application, maps, completed conservation plan, fees, etc.
- b. Beneficial Use. Discuss how proposed amendment is a beneficial use of the water as defined in TWC § 11.002 and listed in TWC § 11.023. Identify the specific proposed use of the water (e.g., road construction, hydrostatic testing, etc.) for which the amendment is requested.
- c. Public Welfare. Explain how proposed amendment is not detrimental to the public welfare. Consider any public welfare matters that might be relevant to a decision on the application. Examples could include concerns related to the well-being of humans and the environment.
- d. Groundwater Effects. Discuss effects of proposed amendment on groundwater or groundwater recharge.

- e. State Water Plan. Describe how proposed amendment addresses a water supply need in a manner that is consistent with the state water plan or the applicable approved regional water plan for any area in which the proposed appropriation is located or, in the alternative, describe conditions that warrant a waiver of this requirement. The state and regional water plans are available for download at:
<http://www.twdb.texas.gov/waterplanning/swp/index.asp>.
- f. Waste Avoidance. Provide evidence that reasonable diligence will be used to avoid waste and achieve water conservation as defined in TWC § 11.002. Examples of evidence could include, but are not limited to, a water conservation plan or, if required, a drought contingency plan, meeting the requirements of 30 TAC Chapter 288.
- g. Impacts on Water Rights or On-stream Environment. Explain how the proposed amendment will not impact other water right holders or the on-stream environment beyond and irrespective of the fact that the water right can be used to its full authorized amount.

WORKSHEET 2.0

Impoundment/Dam Information

This worksheet **is required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g., maps).

1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable:_____
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level:_____.
- c. The impoundment is on-channel_____or off-channel_____(mark one)
 - i. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4600? **Y / N**_____
 - ii. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? **Y / N**_____
- d. Is the impoundment structure already constructed? **Y / N**_____
 - i. For already constructed **on-channel** structures:
 1. Date of Construction:_____
 2. Was it constructed to be an exempt structure under TWC § 11.142? **Y / N**_____
 - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? **Y / N**_____
 - b. If No, has the structure been issued a notice of violation by TCEQ? **Y / N**_____
 3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? **Y / N**_____
 - a. If yes, provide the Site No._____and watershed project name_____;
 - b. Authorization to close "ports" in the service spillway requested? **Y / N**_____
 - ii. For **any** proposed new structures or modifications to structures:
 1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? **Y / N**_____
Provide the date and the name of the Staff Person_____
 2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
 - a. No additional dam safety documents required with the Application. **Y / N**_____
 - b. Plans (with engineer's seal) for the structure required. **Y / N**_____
 - c. Engineer's signed and sealed hazard classification required. **Y / N**_____
 - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. **Y / N**_____

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? Y / N_____

iii. Additional information required for **on-channel** storage:

1. Surface area (in acres) of on-channel reservoir at normal maximum operating level:_____.
 2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option.
Applicant has calculated the drainage area. Y/N_____
- If yes, the drainage area is_____sq. miles.
(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4600).

2. Structure Location (Instructions, Page. 23)

- a. On Watercourse (if on-channel) (USGS name):_____
- b. Zip Code: _____
- c. In the_____Original Survey No._____, Abstract No._____,
_____County, Texas.

**** A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.***

*****If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.***

- d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude_____°N, Longitude_____°W.

****Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places***

- i. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program):_____
- ii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. Y / N_____

WORKSHEET 3.0

DIVERSION POINT (OR DIVERSION REACH) INFORMATION

This worksheet **is required** for each diversion point or diversion reach. Submit one Worksheet 3.0 for **each** diversion point and two Worksheets for **each** diversion reach (one for the upstream limit and one for the downstream limit of each diversion reach).

The numbering of any points or reach limits should be consistent throughout the application and on supplemental documents (e.g., maps).

1. Diversion Information (Instructions, Page. 24)

a. This Worksheet is to add new (select 1 of 3 below):

1. 1 Diversion Point No.
2. Upstream Limit of Diversion Reach No.
3. Downstream Limit of Diversion Reach No.

b. Maximum Rate of Diversion for **this new point** cfs (cubic feet per second)
or 800 gpm (gallons per minute)

c. Does this point share a diversion rate with other points? **Y / N** Y
*If yes, submit Maximum **Combined** Rate of Diversion for all points/reaches* cfs or 1600 gpm

d. For amendments, is Applicant seeking to increase combined diversion rate? **Y / N** N

*** An increase in diversion rate is considered a new appropriation and would require completion of Section 1, New or Additional Appropriation of State Water.*

e. Check (✓) the appropriate box to indicate diversion location and indicate whether the diversion location is existing or proposed:

Check one		Write: Existing or Proposed
<input checked="" type="checkbox"/>	Directly from stream	PROPOSED
<input type="checkbox"/>	From an on-channel reservoir	
<input type="checkbox"/>	From a stream to an on-channel reservoir	
<input type="checkbox"/>	Other method (explain fully, use additional sheets if necessary)	

f. Based on the Application information provided, Staff will calculate the drainage area above the diversion point (or reach limit). If Applicant wishes to also calculate the drainage area, you may do so at their option.

Applicant has calculated the drainage area. **Y / N** N

If yes, the drainage area is sq. miles.
(If assistance is needed, call the Surface Water Availability Team at (512) 239-4600, prior to submitting application)

2. Diversion Location (Instructions, Page 25)

- a. On watercourse (USGS name): SAN GABRIEL RIVER
- b. Zip Code: 76577
- c. Location of point: In the Juan Jose Acosta Original Survey No. N/A, Abstract No. 1, Milam County, Texas.

A copy of the deed(s) with the recording information from the county records must be submitted describing tract(s) that include the diversion structure.

For diversion reaches, the Commission cannot grant an Applicant access to property that the Applicant does not own or have consent or a legal right to access, the Applicant will be required to provide deeds, or consent, or other documents supporting a legal right to use the specific points when specific diversion points within the reach are utilized. Other documents may include, but are not limited to a recorded easement, a land lease, a contract, or a citation to the Applicant's right to exercise eminent domain to acquire access.

- d. Point is at:
Latitude 30.688481 °N, Longitude 97.172642 °W.
Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places
- e. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): GOOGLE EARTH
- f. Map submitted must clearly identify each diversion point and/or reach. See instructions Page. 15.
- g. If the Plan of Diversion is complicated and not readily discernable from looking at the map, attach additional sheets that fully explain the plan of diversion.

WORKSHEET 3.0

DIVERSION POINT (OR DIVERSION REACH) INFORMATION

This worksheet **is required** for each diversion point or diversion reach. Submit one Worksheet 3.0 for **each** diversion point and two Worksheets for **each** diversion reach (one for the upstream limit and one for the downstream limit of each diversion reach).

The numbering of any points or reach limits should be consistent throughout the application and on supplemental documents (e.g., maps).

1. Diversion Information (Instructions, Page. 24)

a. This Worksheet is to add new (select 1 of 3 below):

1. 2 Diversion Point No.
2. Upstream Limit of Diversion Reach No.
3. Downstream Limit of Diversion Reach No.

b. Maximum Rate of Diversion for **this new point** cfs (cubic feet per second)
or 800 gpm (gallons per minute)

c. Does this point share a diversion rate with other points? **Y / N** Y
*If yes, submit Maximum **Combined** Rate of Diversion for all points/reaches* cfs or 1600 gpm

d. For amendments, is Applicant seeking to increase combined diversion rate? **Y / N** N

*** An increase in diversion rate is considered a new appropriation and would require completion of Section 1, New or Additional Appropriation of State Water.*

e. Check (✓) the appropriate box to indicate diversion location and indicate whether the diversion location is existing or proposed:

Check one		Write: Existing or Proposed
<input checked="" type="checkbox"/>	Directly from stream	PROPOSED
<input type="checkbox"/>	From an on-channel reservoir	
<input type="checkbox"/>	From a stream to an on-channel reservoir	
<input type="checkbox"/>	Other method (explain fully, use additional sheets if necessary)	

f. Based on the Application information provided, Staff will calculate the drainage area above the diversion point (or reach limit). If Applicant wishes to also calculate the drainage area, you may do so at their option.

Applicant has calculated the drainage area. **Y / N** N

If yes, the drainage area is sq. miles.

(If assistance is needed, call the Surface Water Availability Team at (512) 239-4600, prior to submitting application)

2. Diversion Location (Instructions, Page 25)

- a. On watercourse (USGS name): LITTLE RIVER
- b. Zip Code: 76567
- c. Location of point: In the Clement Raney League and Sarah Wilhem League Original Survey No. N/A, Abstract No. N/A, Milam County, Texas.

A copy of the deed(s) with the recording information from the county records must be submitted describing tract(s) that include the diversion structure.

For diversion reaches, the Commission cannot grant an Applicant access to property that the Applicant does not own or have consent or a legal right to access, the Applicant will be required to provide deeds, or consent, or other documents supporting a legal right to use the specific points when specific diversion points within the reach are utilized. Other documents may include, but are not limited to a recorded easement, a land lease, a contract, or a citation to the Applicant's right to exercise eminent domain to acquire access.

- d. Point is at: Latitude 30.777511 °N, Longitude 97.055800 °W.
Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places
- e. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): GOOGLE EARTH
- f. Map submitted must clearly identify each diversion point and/or reach. See instructions Page. 15.
- g. If the Plan of Diversion is complicated and not readily discernable from looking at the map, attach additional sheets that fully explain the plan of diversion.

WORKSHEET 4.0

DISCHARGE INFORMATION

This worksheet required for any requested authorization to discharge water into a State Watercourse for conveyance and later withdrawal or in-place use. Worksheet 4.1 is also required for each Discharge point location requested. **Instructions Page. 26. Applicant is responsible for obtaining any separate water quality authorizations which may be required and for insuring compliance with TWC, Chapter 26 or any other applicable law.**

- a. The purpose of use for the water being discharged will be_____.
- b. Provide the amount of water that will be lost to transportation, evaporation, seepage, channel or other associated carriage losses_____(% or amount) and explain the method of calculation:_____
- c. Is the source of the discharged water return flows? Y / N_____If yes, provide the following information:
 1. The TPDES Permit Number(s)._____(attach a copy of the **current** TPDES permit(s))
 2. Applicant is the owner/holder of each TPDES permit listed above? Y / N_____

PLEASE NOTE: If Applicant is not the discharger of the return flows, or the Applicant is not the water right owner of the underlying surface water right, or the Applicant does not have a contract with the discharger, the application should be submitted under Section 1, New or Additional Appropriation of State Water, as a request for a new appropriation of state water. If Applicant is the discharger, the surface water right holder, or the contract holder, then the application should be submitted under Section 3, Bed and Banks.

3. Monthly WWTP discharge data for the past 5 years in electronic format. (Attach and label as "Supplement to Worksheet 4.0").
 4. The percentage of return flows from groundwater_____, surface water_____?
 5. If any percentage is surface water, provide the base water right number(s)_____.
- d. Is the source of the water being discharged groundwater? Y / N____ If yes, provide the following information:
1. Source aquifer(s) from which water will be pumped:_____
 2. If the well has not been constructed, provide production information for wells in the same aquifer in the area of the application. See <http://www.twdb.texas.gov/groundwater/data/gwdbbrpt.asp>. Additionally, provide well numbers or identifiers_____.
 3. Indicate how the groundwater will be conveyed to the stream or reservoir.
 4. A copy of the groundwater well permit if it is located in a Groundwater Conservation District (GCD) or evidence that a groundwater well permit is not required.
- di. Is the source of the water being discharged a surface water supply contract? Y / N____
If yes, provide the signed contract(s).
- dii. Identify any other source of the water_____

WORKSHEET 4.1

DISCHARGE POINT INFORMATION

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g., maps).

Instructions, Page 27.

For water discharged at this location provide:

- a. The amount of water that will be discharged at this point is N/A acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of _____ cfs or _____ gpm.
- c. Name of Watercourse as shown on Official USGS maps: _____
- d. Zip Code _____
- e. Location of point: In the _____ Original Survey No. _____, Abstract No. _____, _____ County, Texas.
- f. Point is at:
Latitude _____ °N, Longitude _____ °W.
****Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places***
- g. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): _____

Map submitted must clearly identify each discharge point. See instructions Page. 15.

WORKSHEET 5.0

ENVIRONMENTAL INFORMATION

1. Impingement and Entrainment

This section is required for any new diversion point that is not already authorized. Indicate the measures the applicant will take to avoid impingement and entrainment of aquatic organisms (ex. Screens on any new diversion structure that is not already authorized in a water right). **Instructions, Page 28.**

SAN GABRIEL RIVER (1: CAMP FELTON RANCH): Appropriate measures will be taken including a screen on the intake.

2. New Appropriations of Water (Canadian, Red, Sulphur, and Cypress Creek Basins only) and Changes in Diversion Point(s)

This section is required for new appropriations of water in the Canadian, Red, Sulphur, and Cypress Creek Basins and in all basins for requests to change a diversion point. **Instructions, Page 30.**

Description of the Water Body at each Diversion Point or Dam Location. (Provide an Environmental Information Sheet for each location),

a. Identify the appropriate description of the water body.

☒ Stream

☐ Reservoir

Average depth of the entire water body, in feet: 2 (est.)

☐ Other, specify: 803878105

b. Flow characteristics

If a stream, was checked above, provide the following. For new diversion locations, check one of the following that best characterize the area downstream of the diversion (check one).

☐ Intermittent – dry for at least one week during most years

☐ Intermittent with Perennial Pools – enduring pools

☒ Perennial – normally flowing

Check the method used to characterize the area downstream of the new diversion location.

☒ USGS flow records

☐ Historical observation by adjacent landowners

☐ Personal observation

☐ Other, specify: _____

c. Waterbody aesthetics

Check one of the following that best describes the aesthetics of the stream segments affected by the application and the area surrounding those stream segments.

☐ Wilderness: outstanding natural beauty; usually wooded or unpastured area; water clarity exceptional

☒ Natural Area: trees and/or native vegetation common; some development evident (from fields, pastures, dwellings); water clarity discolored

☐ Common Setting: not offensive; developed but uncluttered; water may be colored or turbid

☐ Offensive: stream does not enhance aesthetics; cluttered; highly developed; dumping areas; water discolored

d. Waterbody Recreational Uses

Are there any known recreational uses of the stream segments affected by the application?

☐ Primary contact recreation (swimming or direct contact with water)

☐ Secondary contact recreation (fishing, canoeing, or limited contact with water)

☐ Non-contact recreation

e. Submit the following information in a Supplemental Attachment, labeled Addendum to Worksheet 5.0:

1. Photographs of the stream at the diversion point or dam location. Photographs should be in color and show the proposed point or reservoir and upstream and downstream views of the stream, including riparian vegetation along the banks. Include a description of each photograph and reference the photograph to the maps submitted with the application indicating the location of the photograph and the direction of the shot.
2. If the application includes a proposed reservoir, also include:
 - i. A brief description of the area that will be inundated by the reservoir.
 - ii. If a United States Army Corps of Engineers (USACE) 404 permit is required, provide the project number and USACE project manager.
 - iii. A description of how any impacts to wetland habitat, if any, will be mitigated if the reservoir is greater than 5,000 acre-feet.

WORKSHEET 5.0

ENVIRONMENTAL INFORMATION

1. Impingement and Entrainment

This section is required for any new diversion point that is not already authorized. Indicate the measures the applicant will take to avoid impingement and entrainment of aquatic organisms (ex. Screens on any new diversion structure that is not already authorized in a water right). **Instructions, Page 28.**

LITTLE RIVER (2: LITTLE RIVER RANCH): Appropriate measures will be taken including a screen on the intake.

2. New Appropriations of Water (Canadian, Red, Sulphur, and Cypress Creek Basins only) and Changes in Diversion Point(s)

This section is required for new appropriations of water in the Canadian, Red, Sulphur, and Cypress Creek Basins and in all basins for requests to change a diversion point. **Instructions, Page 30.**

Description of the Water Body at each Diversion Point or Dam Location. (Provide an Environmental Information Sheet for each location),

a. Identify the appropriate description of the water body.

☒ Stream

☐ Reservoir

Average depth of the entire water body, in feet: 2 (est.)

☐ Other, specify: 803878105

b. Flow characteristics

If a stream, was checked above, provide the following. For new diversion locations, check one of the following that best characterize the area downstream of the diversion (check one).

☐ Intermittent – dry for at least one week during most years

☐ Intermittent with Perennial Pools – enduring pools

☒ Perennial – normally flowing

Check the method used to characterize the area downstream of the new diversion location.

☒ USGS flow records

☐ Historical observation by adjacent landowners

☐ Personal observation

☐ Other, specify: _____

c. Waterbody aesthetics

Check one of the following that best describes the aesthetics of the stream segments affected by the application and the area surrounding those stream segments.

- ☐ Wilderness: outstanding natural beauty; usually wooded or unpastured area; water clarity exceptional
- ☒ Natural Area: trees and/or native vegetation common; some development evident (from fields, pastures, dwellings); water clarity discolored
- ☐ Common Setting: not offensive; developed but uncluttered; water may be colored or turbid
- ☐ Offensive: stream does not enhance aesthetics; cluttered; highly developed; dumping areas; water discolored

d. Waterbody Recreational Uses

Are there any known recreational uses of the stream segments affected by the application?

- ☐ Primary contact recreation (swimming or direct contact with water)
- ☐ Secondary contact recreation (fishing, canoeing, or limited contact with water)
- ☐ Non-contact recreation

e. Submit the following information in a Supplemental Attachment, labeled Addendum to Worksheet 5.0:

1. Photographs of the stream at the diversion point or dam location. Photographs should be in color and show the proposed point or reservoir and upstream and downstream views of the stream, including riparian vegetation along the banks. Include a description of each photograph and reference the photograph to the maps submitted with the application indicating the location of the photograph and the direction of the shot.
2. If the application includes a proposed reservoir, also include:
 - i. A brief description of the area that will be inundated by the reservoir.
 - ii. If a United States Army Corps of Engineers (USACE) 404 permit is required, provide the project number and USACE project manager.
 - iii. A description of how any impacts to wetland habitat, if any, will be mitigated if the reservoir is greater than 5,000 acre-feet.

3. Alternate Sources of Water and/or Bed and Banks Applications

This section is required for applications using an alternate source of water and bed and banks applications in any basins. **Instructions, page 31.**

a. For all bed and banks applications:

- i. Submit an assessment of the adequacy of the quantity and quality of flows remaining after the proposed diversion to meet instream uses and bay and estuary freshwater inflow requirements.

b. For all alternate source applications:

- i. If the alternate source is treated return flows, provide the TPDES permit number _____
- ii. If groundwater is the alternate source, or groundwater or other surface water will be discharged into a watercourse provide:
Reasonably current water chemistry information including but not limited to the following parameters in the table below. Additional parameters may be requested if there is a specific water quality concern associated with the aquifer from which water is withdrawn. If data for onsite wells are unavailable; historical data collected from similar sized wells drawing water from the same aquifer may be provided. However, onsite data may still be required when it becomes available. Provide the well number or well identifier. Complete the information below for each well and provide the Well Number or identifier.

Parameter	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Sulfate, mg/L					
Chloride, mg/L					
Total Dissolved Solids, mg/L					
pH, standard units					
Temperature*, degrees Celsius					

* Temperature must be measured onsite at the time the groundwater sample is collected.

- iii. If groundwater will be used, provide the depth of the well _____ and the name of the aquifer from which water is withdrawn _____.

WORKSHEET 6.0

Water Conservation/Drought Contingency Plans

This form is intended to assist applicants in determining whether a Water Conservation Plan and/or Drought Contingency Plans is required and to specify the requirements for plans.

Instructions, Page 31.

*The TCEQ has developed guidance and model plans to help applicants prepare plans. Applicants may use the model plan with pertinent information filled in. For assistance submitting a plan call the Resource Protection Team (Water Conservation staff) at 512-239-4600, or e-mail wras@tceq.texas.gov. The model plans can also be downloaded from the TCEQ webpage. **Please use the most up-to-date plan documents available on the webpage.***

1. Water Conservation Plans

a. The following applications must include a completed Water Conservation Plan (30 TAC § 295.9) for each use specified in 30 TAC, Chapter 288 (municipal, industrial or mining, agriculture – including irrigation, wholesale):

1. Request for a new appropriation or use of State Water.
2. Request to amend water right to increase appropriation of State Water.
3. Request to amend water right to extend a term.
4. Request to amend water right to change a place of use.
**does not apply to a request to expand irrigation acreage to adjacent tracts.*
5. Request to amend water right to change the purpose of use.
**applicant need only address new uses.*
6. Request for bed and banks under TWC § 11.042(c), when the source water is State Water.
**including return flows, contract water, or other State Water.*

b. If Applicant is requesting any authorization in section (1)(a) above, indicate each use for which Applicant is submitting a Water Conservation Plan as an attachment:

1. ____Municipal Use. See 30 TAC § 288.2. **
2. ____Industrial or Mining Use. See 30 TAC § 288.3.
3. ☒Agricultural Use, including irrigation. See 30 TAC § 288.4.
4. ____Wholesale Water Suppliers. See 30 TAC § 288.5. **

****If Applicant is a water supplier, Applicant must also submit documentation of adoption of the plan. Documentation may include an ordinance, resolution, or tariff, etc. See 30 TAC §§ 288.2(a)(1)(J)(i) and 288.5(1)(H). Applicant has submitted such documentation with each water conservation plan? Y / N____**

c. Water conservation plans submitted with an application must also include data and information which: supports applicant's proposed use with consideration of the plan's water conservation goals; evaluates conservation as an alternative to the proposed

appropriation; and evaluates any other feasible alternative to new water development.
See 30 TAC § 288.7.

Applicant has included this information in each applicable plan? Y / N Y

2. Drought Contingency Plans N/A

- a. A drought contingency plan is also required for the following entities if Applicant is requesting any of the authorizations in section (1) (a) above - indicate each that applies:
 1. Municipal Uses by public water suppliers. See 30 TAC § 288.20.
 2. Irrigation Use/ Irrigation water suppliers. See 30 TAC § 288.21.
 3. Wholesale Water Suppliers. See 30 TAC § 288.22.
- b. If Applicant must submit a plan under section 2(a) above, Applicant has also submitted documentation of adoption of drought contingency plan (*ordinance, resolution, or tariff, etc. See 30 TAC § 288.30*) Y / N

WORKSHEET 7.0

ACCOUNTING PLAN INFORMATION WORKSHEET

The following information provides guidance on when an Accounting Plan may be required for certain applications and if so, what information should be provided. An accounting plan can either be very simple such as keeping records of gage flows, discharges, and diversions; or, more complex depending on the requests in the application. Contact the Surface Water Availability Team at 512-239-4600 for information about accounting plan requirements, if any, for your application. **Instructions, Page 34.**

1. Is Accounting Plan Required

Accounting Plans are generally required:

- For applications that request authorization to divert large amounts of water from a single point where multiple diversion rates, priority dates, and water rights can also divert from that point;
- For applications for new major water supply reservoirs;
- For applications that amend a water right where an accounting plan is already required, if the amendment would require changes to the accounting plan;
- For applications with complex environmental flow requirements;
- For applications with an alternate source of water where the water is conveyed and diverted; and
- For reuse applications.

2. Accounting Plan Requirements

- a. A **text file** that includes:
 1. an introduction explaining the water rights and what they authorize;
 2. an explanation of the fields in the accounting plan spreadsheet including how they are calculated and the source of the data;
 3. for accounting plans that include multiple priority dates and authorizations, a section that discusses how water is accounted for by priority date and which water is subject to a priority call by whom; and
 4. Should provide a summary of all sources of water.
- b. A **spreadsheet** that includes:
 1. Basic daily data such as diversions, deliveries, compliance with any instream flow requirements, return flows discharged and diverted and reservoir content;
 2. Method for accounting for inflows if needed;
 3. Reporting of all water use from all authorizations, both existing and proposed;
 4. An accounting for all sources of water;
 5. An accounting of water by priority date;
 6. For bed and banks applications, the accounting plan must track the discharged water from the point of delivery to the final point of diversion;
 7. Accounting for conveyance losses;
 8. Evaporation losses if the water will be stored in or transported through a reservoir. Include changes in evaporation losses and a method for measuring reservoir content resulting from the discharge of additional water into the reservoir;
 9. An accounting for spills of other water added to the reservoir; and
 10. Calculation of the amount of drawdown resulting from diversion by junior rights or diversions of other water discharged into and then stored in the reservoir.

WORKSHEET 8.0 CALCULATION OF FEES

This worksheet is for calculating required application fees. Applications are not Administratively Complete until all required fees are received. **Instructions, Page. 34**

1. NEW APPROPRIATION

	Description	Amount (\$)
Filing Fee	Circle fee correlating to the total amount of water* requested for any new appropriation and/or impoundment. Amount should match total on Worksheet 1, Section 1. Enter corresponding fee under Amount (\$) . <u>In Acre-Feet</u> a. Less than 100 \$100.00 b. 100 - 5,000 \$250.00 c. 5,001 - 10,000 \$500.00 d. 10,001 - 250,000 \$1,000.00 e. More than 250,000 \$2,000.00	
Recording Fee		\$25.00
Agriculture Use Fee	<i>Only for those with an Irrigation Use.</i> Multiply 50¢ x ^{2799.325} Number of acres that will be irrigated with State Water. **	
Use Fee	<i>Required for all Use Types, excluding Irrigation Use.</i> Multiply \$1.00 x _____ Maximum annual diversion of State Water in acre-feet. **	
Recreational Storage Fee	<i>Only for those with Recreational Storage.</i> Multiply \$1.00 x _____ acre-feet of in-place Recreational Use State Water to be stored at normal max operating level.	
Storage Fee	<i>Only for those with Storage, excluding Recreational Storage.</i> Multiply 50¢ x _____ acre-feet of State Water to be stored at normal max operating level.	
Mailed Notice	Cost of mailed notice to all water rights in the basin. Contact Staff to determine the amount (512) 239-4600.	
TOTAL		\$

2. AMENDMENT OR SEVER AND COMBINE

	Description	Amount (\$)
Filing Fee	Amendment: \$100	\$100.00
	OR Sever and Combine: \$100 x _____ of water rights to combine	
Recording Fee		\$12.50
Mailed Notice	Additional notice fee to be determined once application is submitted.	
TOTAL INCLUDED		\$

3. BED AND BANKS

	Description	Amount (\$)
Filing Fee		\$100.00
Recording Fee		\$12.50
Mailed Notice	Additional notice fee to be determined once application is submitted.	
TOTAL INCLUDED		\$

ATTACHMENTS

MAPS



95

190

190

Little River Ranch

95

95

Existing Diversion Point

Granger Lake

Camp Felton Ranch

Confluence of
Little River and
San Gabriel River

77

95

95

79

79

79

79

77

N

7 mi

Camp Felton Ranch

427

427

486

Diversion Point
30.688481° N / 97.172642° W



Little River Ranch

208A

218

208

216A

216

219

1600

Diversion Point
30.777511° N / 97.055800° W



DEEDS – CAMP FELTON AND LITTLE RIVER RANCHES

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 650

Real Property eRecording

SPECIAL W/D

Recorded On: February 11, 2022 08:50 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 650
Receipt Number: 20220211000002
Recorded Date/Time: February 11, 2022 08:50 AM
User: Annisha W
Station: Clerk Station

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

A handwritten signature in cursive script that reads "Jodi Morgan".

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

SPECIAL WARRANTY DEED

Effective Date: October 11, 2021

Grantor: **Robert M. Tiemann and Carrie Parker Tiemann**, spouses, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Grantee: **05 Ranch Investments, LLC**, a Texas limited liability company

Grantee's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Consideration:

Cash and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including Grantee's assumption of and agreement to pay, according to their terms, the unpaid principal and interest of any notes secured by a lien on the Property, as evidenced by an express vendor's lien and superior title retained in a deed or granted by a deed of trust or other security instrument recorded in the Official Public Records of Travis County, Texas. As further consideration, Grantee promises to keep and perform all of the covenants and obligations of the Grantor contained in the notes and deeds of trust and to indemnify, defend, and hold Grantor harmless from the any loss, attorney's fees, expenses, or claims attributable to a breach or default of any provision of this assumption by Grantee. Grantor assigns to Grantee any funds on deposit for payment of taxes and insurance premiums.

Property (including any improvements):

All those certain lots, tracts, or parcels of land lying and being situated in Milam County, Texas, out of and a part of the Juan Jose Acosta Survey, Abstract No. 1, the Daniel Robertson Survey, Abstract No. 49, and the Davis Pevehouse Survey, Abstract No. 287 in said county, being the same land described in that certain Correction Special Warranty Deed to Robert M. Tiemann and Carrie Parker Tiemann, recorded in Document No. 2020-462 of the Official Records of Milam County, Texas, together with all of the Grantor's right, title, and interest in and to the oil, gas, and other minerals in and under and that may be produced from the same.

Reservations from Conveyance: None


Exceptions to Conveyance and Warranty:


Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights of way and other matters presently recorded. Taxes for the year 2021, which Grantee assumes and agrees to pay, and subsequent tax assessments for the year 2021 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes; provided, however, if subsequent assessments are imposed because of Grantor's use or change in use of the Property prior to the date hereof, the subsequent assessments will be the obligation of the Grantor.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee, Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs, and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, when the claim is by, through, or under Grantor but not otherwise, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.

GRANTOR:

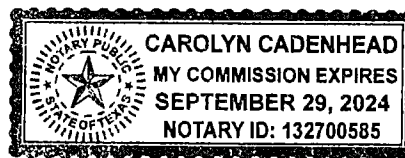

Robert M. Tiemann


Carrie Parker Tiemann

THE STATE OF TEXAS

§
§
§

COUNTY OF TRAVIS



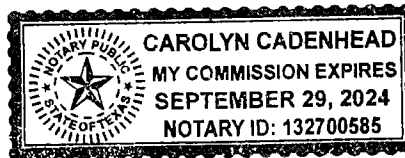
This instrument was acknowledged before me on December 17, 2021, by Robert M. Tiemann.


Notary Public, State of Texas


THE STATE OF TEXAS

§
§
§

COUNTY OF TRAVIS



This instrument was acknowledged before me on December 17 2021, by Carrie Parker Tiemann.


Notary Public, State of Texas

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 462

Real Property eRecording

CORR SPL WD

Recorded On: February 10, 2020 08:26 AM

Number of Pages: 22

" Examined and Charged as Follows: "

Total Recording: \$106.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 462
Receipt Number: 20200207000001
Recorded Date/Time: February 10, 2020 08:26 AM
User: Annisha W
Station: Clerk Station

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

A handwritten signature in cursive script that reads "Jodi Morgan".

CORRECTION Special Warranty Deed

NOTICE OF CONFIDENTIALITY RIGHTS

IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

Date: November 11, 2019

Grantor: Accommodation Services, LLC Series Tiemann 2019, a Texas limited liability company

Grantor's Mailing Address: 6010 Balcones Dr. #100, Austin, TX 78731

Grantee: Robert M. Tiemann and Carrie Parker Tiemann

Grantee's Mailing Address: 4421 Rowe Ln., Pflugerville, TX 78660

Consideration:

- (1) Cash and other good and valuable consideration.
- (2) Grantee's assumption of the unpaid balance, including principal and earnest interest, on the note in the original principal amount of \$4,425,000.00 dated May 14, 2019 executed by Accommodation Services, LLC Series Tiemann 2019 and payable to the order of National Finance Credit Corporation of Texas and recorded in Document No. 1862, Official Public Records of Milam County, Texas. Grantee agrees to indemnify and hold Grantor harmless from payment of the note and from performance of Grantor's obligations specified in the instruments securing payment of the note.

Property (including any improvements):

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

Liens described as part of the Consideration and any other liens described in this deed as being either assumed by Grantee or subject to which title is taken by Grantee; all rights, obligations, and other matters arising from and existing by reason of any water, utility, road, or improvement districts which affect the Property; standby fees, taxes, and assessments by any taxing authority for the current year, which Grantee assumes and agrees to pay, and subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantee also assumes; and validly existing reservations or exceptions described in Exhibit "B", attached to this warranty deed and incorporated by reference.

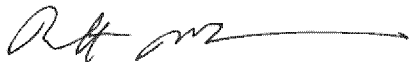
Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof by or through Grantor but not otherwise, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

Limitation of Warranties: As a material part of the Consideration for this deed, Grantor and Grantee agree that Grantee is taking the Property "AS IS" with any and all latent and patent defects and that there is no warranty by Grantor that the Property has a particular financial value or is fit for a particular purpose. Grantee acknowledges and stipulates that Grantee is not relying on any representation, statement, or other assertion with respect to the Property condition but is relying on Grantee's examination of the Property. Grantee takes the Property with the express understanding and stipulation that there are no express or implied except for the warranties of title set forth in this deed.

When the context requires, singular nouns and pronouns include the plural.

Note Concerning Correction: This Correction Special Warranty Deed is made to correct that certain Special Warranty Deed recorded in Document No. 4349, Official Public Records, Milam County, Texas, wherein by error or mistake, the assumption language was inadvertently omitted from the original document. This Correction Special Warranty Deed is made to correct said error or mistake.

Acceptance of Deed. The undersigned accepts this deed with the Limitations of Warranties.



Robert M. Tiemann

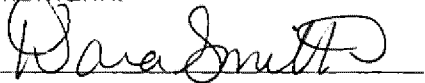


Carrie Parker Tiemann

NOTICE: This instrument was prepared by Hancock McGill & Bleau, L.L.L.P. (HMB) at the request of the parties using information provided by the parties. Unless we have been provided with a copy of any contracts related to this transaction or been informed of any reservations required by the seller, the reservations will not be included in this warranty deed and by accepting this deed, all parties release HMB from any liability resulting from the failure to include undisclosed reservations. We have not investigated or verified information provided to us and do not warrant the validity of the information or quality of title to the real estate described above. **We do not represent the parties named in this instrument. The parties should seek independent legal counsel for advice concerning the effect and consequences of this instrument.**

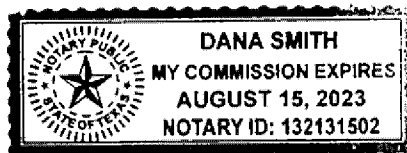
State of Texas
County of Travis

This document was acknowledged before me on November 21, 2019 by Robert M. Tiemann.



Notary Public, State of Texas

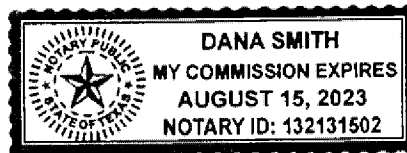
State of Texas
County of Travis



This document was acknowledged before me on November 21, 2019 by Carrie Parker Tiemann.



Notary Public, State of Texas



AFTER RECORDING RETURN TO:
1031 Exchange Corporation
6010 Balcones Dr. #100
Austin, TX 78731

Accommodation Services, LLC Series Tiemann 2019

By: Accommodation Services, LLC


By: 1031 Accommodation Services, LLC
Its Member/Manager

By: 
Troy Becker, Manager of
1031 Accommodation Services, LLC

State of Texas

County of Travis

This document was acknowledged before me on November 29, 2019 by Troy Becker, Manager of 1031 Accommodation Services, LLC, Member/Manager of Accommodation Services, LLC on behalf of Accommodation Services, LLC Series Tiemann 2019 on behalf of the limited liability company.


Notary Public, State of Texas

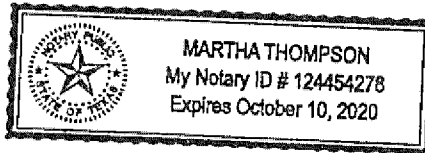


Exhibit "A"

Legal Description

329.41 ACRE TRACT

Being a 329.41 acre tract of land in the Juan Jose Acosta Survey, Abstract No. 1 in Milam County, Texas and being all of that certain 2.686 acres described in a deed to W. H. Camp, Jr., recorded in Volume 490, Page 151 of the Official Records of Milam County, Texas (ORMCT); also being all of a called 28.25 acre tract of land designated "6", further being all of a called 18 acres designated "First Tract" and all of a called 10-1/4 acres "Second Tract", also being a part of a called 928 acres designated "4", further being a part of a called 143.5 acres designated "First Tract, all of a called 41 acres designated "Second Tract; a part of a called 149 acres designated "Fourth Tract", and all of a called 104.5 acres designated "Fifth Tract" described in a deed to James Gregory Wilson, Trustee, recorded in Volume 1235, Page 363 (ORMCT). Said 329.41 acre tract being shown on attached plat and more particularly described by metes and bounds as follows:

BEGINNING at a set 1/2" iron rod with yellow cap stamped "RPLS 5345" at the northeast corner of above mentioned 2.686 acre tract, same being the northwest corner of a tract of land to James Pounders (FIRST TRACT - 715/435 ORMCT), located in the curving south right-of-way line of F. M. Highway No. 486;

THENCE along the east line of said 2.686 acre tract and the east line of above mentioned 143.5 acre tract, same being the west line of said Pounders tract and generally along a fence, the following:

South 19 degrees 05 minutes 56 seconds East, a distance of 1088.41 feet to a found 1/2" iron pipe at a 48" tree stump;

South 20 degrees 09 minutes 37 seconds East, a distance of 3780.96 feet to a found 1/2" iron pipe at the north cut-bank of the San Gabriel River;

THENCE along the north cut-bank of the San Gabriel River, the following:

- L1 South 80 degrees 23 minutes 37 seconds West, a distance of 128.56 feet;
- L2 South 74 degrees 43 minutes 49 seconds West, a distance of 98.19 feet;
- L3 South 66 degrees 26 minutes 02 seconds West, a distance of 130.25 feet;
- L4 South 61 degrees 04 minutes 13 seconds West, a distance of 300.13 feet;
- L5 South 66 degrees 18 minutes 39 seconds West, a distance of 81.00 feet;
- L6 South 72 degrees 22 minutes 46 seconds West, a distance of 25.53 feet;
- L7 South 56 degrees 10 minutes 56 seconds West, a distance of 110.78 feet;

- L8 South 64 degrees 19 minutes 45 seconds West, a distance of 182.56 feet;**
- L9 South 58 degrees 45 minutes 41 seconds West, a distance of 281.56 feet;**
- L10 South 75 degrees 06 minutes 44 seconds West, a distance of 302.45 feet;**
- L11 South 71 degrees 11 minutes 32 seconds West, a distance of 213.50 feet;**
- L12 South 75 degrees 16 minutes 06 seconds West, a distance of 292.42 feet;**
- L13 South 64 degrees 53 minutes 07 seconds West, a distance of 420.16 feet;**
- L14 South 59 degrees 29 minutes 54 seconds West, a distance of 299.24 feet;**
- L15 South 56 degrees 13 minutes 46 seconds West, a distance of 191.45 feet;**
- L16 South 42 degrees 53 minutes 31 seconds West, a distance of 187.39 feet;**
- L17 South 11 degrees 36 minutes 46 seconds West, a distance of 156.11 feet;**
- L18 South 01 degrees 58 minutes 00 seconds West, a distance of 187.16 feet;**
- L19 South 07 degrees 10 minutes 03 seconds West, a distance of 125.39 feet;**
- L20 South 26 degrees 33 minutes 26 seconds West, a distance of 82.75 feet;**
- L21 South 16 degrees 17 minutes 48 seconds West, a distance of 201.86 feet;**
- L22 South 55 degrees 45 minutes 08 seconds West, a distance of 120.79 feet;**
- L23 South 61 degrees 21 minutes 10 seconds West, a distance of 209.52 feet;**
- L24 South 82 degrees 40 minutes 10 seconds West, a distance of 121.85 feet;**
- L25 South 87 degrees 56 minutes 49 seconds West, a distance of 266.28 feet to the southwest corner of above mentioned 28.25 acre tract, same being the southeast corner of a 240.99 acre tract of land to Bobby Joe Shepperd, Jr. (1334/50 ORMCT);**

THENCE along the west line of said 28.25 acre tract, same being the east line of said 240.99 acre tract, North 19 degrees 03 minutes 36 seconds West, at a distance of 33 feet passing a set ½" iron rod with yellow cap stamped "RPLS 5345" for reference, continuing along said course for a total distance of 2360.10 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" at a 4" pipe corner post in concrete for the southwest corner of an 80.98 acre tract of land to Gerald Runnels (1245/728 ORMCT);

THENCE along the north line of said 28.25 acre tract and the north line of above mentioned 104.5 acre tract, same being the south line of said 80.98 acre tract and generally along a fence, North 70 degrees 27 minutes 48 seconds East, a distance of 2183.26 feet to a found $\frac{1}{2}$ " iron rod at a 4" pipe fence corner post at the southwest corner of above mentioned 149 acre tract;

THENCE along the west line of said 149 acre tract, same being the east line of said 80.98 acre tract and the east line of a 33.508 acre tract of land to Jimmy Wayne Ellis (602/564 ORMCT) and generally along a fence, North 20 degrees 41 minutes 00 seconds West, a distance of 2511.58 feet to a found $\frac{1}{4}$ " iron rod at a 6" wood fence corner post at the southeast corner of a 13.160 acre tract of land to Eunice V. Stigall ("EXHIBIT B" - 1172/205 ORMCT);

THENCE along the west line of said 149 acre tract, same being the east line of said 13.160 acre tract, North 18 degrees 28 minutes 28 seconds West, a distance of 100.98 feet to a found $\frac{5}{8}$ " iron rod at the southeast corner of a 3 acre tract of land to Billy Joe Green, Sr. by deed recorded in Volume 438, Page 759 of the Deed Records of Milam County, Texas (DRMCT);

THENCE along the west line of said 149 acre tract, same being the east line of said 3 acre tract, North 20 degrees 24 minutes 07 seconds West, a distance of 826.57 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" located in the south right-of-way line of F. M. Highway No. 486;

THENCE along the south right-of-way line of F. M. Highway No. 486, the following:

North 66 degrees 27 minutes 51 seconds East, a distance of 475.20 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" for the beginning of a curve to the right;

Along a curve to the right having a radius of 5689.58 feet, an arc length of 231.70 feet, a delta angle of 02 degrees 20 minutes 00 seconds, a chord bearing of North 67 degrees 37 minutes 51 seconds East and a chord length of 231.69 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" at the end of said curve;

North 68 degrees 47 minutes 51 seconds East, a distance of 289.59 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" for the beginning of a curve to the right;

Along a curve to the right having a radius of 5689.58, an arc length of 73.05 feet, a delta angle of 00 degrees 44 minutes 08 seconds, a chord bearing of North 69 degrees 09 minutes 56 seconds East and a chord length of 73.05 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345";

THENCE South 20 degrees 15 minutes 23 seconds East, a distance of 295.07 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345";

THENCE South 69 degrees 44 minutes 37 seconds West, a distance of 360.60 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345";

THENCE South 20 degrees 15 minutes 23 seconds East, a distance of 220.35 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

THENCE North 77 degrees 10 minutes 31 seconds East, a distance of 349.54 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

THENCE North 49 degrees 22 minutes 40 seconds East, a distance of 298.83 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

THENCE North 20 degrees 15 minutes 23 seconds West, a distance of 451.38 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345", located in the curving south right-of-way line of F. M. Highway No. 486;

THENCE along the south right-of-way line of F. M. Highway No. 486, the following:


Along a curve to the right having a radius of 5689.58 feet, an arc length of 445.20 feet, a delta angle of 04 degrees 29 minutes 00 seconds, a chord bearing of North 74 degrees 27 minutes 21 seconds East and a chord length of 445.08 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" at the end of said curve;

North 76 degrees 41 minutes 51 seconds East, a distance of 300.37 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" for the beginning of a curve to the right;

Along a curve to the right having a radius of 5689.58 feet, an arc length of 20.20 feet, a delta angle of 00 degrees 12 minutes 12 seconds, a chord bearing of North 76 degrees 47 minutes 58 seconds East and a chord length of 20.20 feet to the **POINT OF BEGINNING**, containing 329.41 acres of land.

All bearings recited herein are referenced to Geodetic North.

August 27, 2018
Don Randall Hughes
Registered Professional Land Surveyor
Texas No. 5345



819.52 ACRE TRACT

Being a 819.52 acre tract of land in the Juan Jose Acosta Survey, Abstract No. 1, the Daniel Robertson Survey, Abstract No. 49 and the David Pevehouse Survey, Abstract No. 287, Milam County, Texas and being all of a called 200 acre tract of land designated "3", further being all of a called 100 acres designated "FIRST TRACT" and all of a called 100 acres designated "SECOND TRACT", also being a part of a called 928 acre tract of land designated "4", further being a part of a called 143.5 acres designated "First Tract; all of a called 340 acres designated "Third Tract; a part of a called 149 acres designated "Fourth Tract", and all of a called 150 acres designated "Sixth Tract" in a deed to James Gregory Wilson, Trustee recorded in Volume 1235, Page 363 of the Official Records of Milam County, Texas (ORMCT). Said 819.52 acre tract being shown on attached plat and more particularly described by metes and bounds as follows:

BEGINNING at a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" at the southwest corner of above mentioned 340 acre tract, same being the northwest corner of a 6.851 acre tract of land to Manuel Romeo Flores, et ux (1247/807 ORMCT), located in the apparent east right-of-way line of County Road No. 427 (formerly County Road 422);

THENCE along the apparent east right-of-way line of County Road No. 427 as partially fenced, North 12 degrees 30 minutes 38 seconds West, a distance of 5627.39 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" for the southeast corner of above mentioned 200 acre tract;

THENCE along a south line of said 200 acre tract, same being the north line of a 267.03 acre tract of land to Ernest N. Johnson, et ux (TRACT ONE - 525/336 ORMCT), South 69 degrees 53 minutes 38 seconds West, a distance of 2958.69 feet to a found $\frac{1}{2}$ " iron rod at a 4" cedar corner post at the southeast corner of a 90 acre tract of land to Donny R. Heine, et ux, by deed recorded in Volume 401, Page 179 of the Deed Records of Milam County, Texas (DRMCT);

THENCE along a west line of said 200 acre tract, same being an east line of said 90 acre tract and generally along a fence, North 21 degrees 07 minutes 51 seconds West, a distance of 1016.29 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" at a 4" wood fence corner post;

THENCE along a south line of said 200 acre tract, same being a north line of said 90 acre tract and partway along a fence, South 70 degrees 46 minutes 52 seconds West, a distance of 523.09 feet to a set $\frac{1}{2}$ " iron rod with yellow cap stamped "RPLS 5345" at or near the west line of said Pevehouse Survey, same being the east line of the William Wiegand Survey, Abstract No. 383;

THENCE along a west line of said 200 acre tract, same being an east line of said 90 acre tract and the east line of a 114.5 acre tract of land to Annabelle Con Hodge (465/364 DRMCT), at or near said common survey line, North 18 degrees 41 minutes 57 seconds East, at a distance of 2530.00 feet passing a set 1/2" iron rod with yellow cap stamped "RPLS 5345" for reference, continuing along said course for a total distance of 2585.83 feet to the center of Alligator Creek,

THENCE generally along the center meanders of Alligator Creek, the following:

- L36** South 49 degrees 29 minutes 07 seconds East, a distance of 137.95 feet;
- L37** North 71 degrees 45 minutes 28 seconds East, a distance of 142.66 feet;
- L38** South 80 degrees 26 minutes 30 seconds East, a distance of 88.14 feet;
- L39** North 38 degrees 09 minutes 39 seconds East, a distance of 121.20 feet;
- L40** North 28 degrees 27 minutes 31 seconds West, a distance of 94.46 feet;
- L41** North 45 degrees 53 minutes 49 seconds East, a distance of 78.33 feet;
- L42** North 11 degrees 32 minutes 41 seconds East, a distance of 127.45 feet;
- L43** North 64 degrees 42 minutes 08 seconds East, a distance of 317.97 feet;
- L44** North 50 degrees 24 minutes 53 seconds East, a distance of 75.00 feet;
- L45** South 87 degrees 57 minutes 59 seconds East, a distance of 225.61 feet;
- L46** North 60 degrees 28 minutes 53 seconds East, a distance of 174.07 feet;
- L47** South 40 degrees 11 minutes 49 seconds East, a distance of 198.10 feet;
- L48** South 12 degrees 03 minutes 40 seconds West, a distance of 92.55 feet;
- L49** South 54 degrees 21 minutes 41 seconds West, a distance of 68.17 feet;
- L50** South 00 degrees 30 minutes 20 seconds West, a distance of 101.44 feet;
- L51** South 61 degrees 59 minutes 41 seconds East, a distance of 342.35 feet;
- L52** North 59 degrees 30 minutes 14 seconds East, a distance of 99.12 feet;
- L53** North 32 degrees 57 minutes 57 seconds West, a distance of 88.50 feet;

L54 North 28 degrees 54 minutes 35 seconds East, a distance of 22.68 feet to a point in the occupied south line of a 99 acre tract of land to Donnie R. Heine, et ux (404/468-DRMCT) as fenced;

THENCE along the occupied south line of said 99 acre tract as fenced, the following:

L55 South 84 degrees 38 minutes 34 seconds East, a distance of 73.34 feet to a set 1/2" iron rod with yellow cap stamped "RPLS 5345";

L56 South 70 degrees 31 minutes 07 seconds East, a distance of 73.81 feet;

L57 South 60 degrees 19 minutes 56 seconds East, a distance of 205.46 feet;

L58 South 61 degrees 48 minutes 44 seconds East, a distance of 45.89 feet to a set 1/2" iron rod with yellow cap stamped "RPLS 5345";

L59 South 56 degrees 31 minutes 46 seconds East, a distance of 40.19 feet to the center of Alligator Creek;

THENCE along the center meanders of Alligator Creek, the following:

L60 South 57 degrees 31 minutes 46 seconds West, a distance of 87.97 feet;

L61 South 07 degrees 35 minutes 13 seconds West, a distance of 193.47 feet;

L62 South 66 degrees 38 minutes 06 seconds East, a distance of 74.83 feet;

L63 North 70 degrees 55 minutes 07 seconds East, a distance of 292.35 feet;

L64 South 64 degrees 34 minutes 48 seconds East, a distance of 348.15 feet;

L65 North 81 degrees 42 minutes 45 seconds East, a distance of 126.49 feet;

L66 South 53 degrees 25 minutes 37 seconds East, a distance of 89.34 feet;

L67 North 88 degrees 11 minutes 13 seconds East, a distance of 141.18 feet;

L68 South 70 degrees 36 minutes 51 seconds East, a distance of 65.85 feet;

L69 South 13 degrees 25 minutes 10 seconds East, a distance of 35.69 feet;

L70 South 45 degrees 56 minutes 50 seconds East, a distance of 152.84 feet;

L71 South 22 degrees 38 minutes 35 seconds East, a distance of 95.83 feet;

L72 North 47 degrees 27 minutes 41 seconds East, a distance of 292.11 feet;

- L73 North 43 degrees 02 minutes 03 seconds West, a distance of 85.81 feet;**
- L74 North 27 degrees 59 minutes 27 seconds East, a distance of 70.00 feet;**
- L75 North 77 degrees 43 minutes 44 seconds East, a distance of 147.12 feet;**
- L76 South 57 degrees 49 minutes 03 seconds East, a distance of 211.52 feet;**
- L77 South 41 degrees 40 minutes 32 seconds West, a distance of 156.02 feet;**
- L78 South 64 degrees 05 minutes 38 seconds East, a distance of 104.24 feet;**
- L79 North 71 degrees 58 minutes 41 seconds East, a distance of 123.88 feet;**
- L80 North 33 degrees 01 minutes 07 seconds East, a distance of 143.10 feet;**
- L81 South 61 degrees 57 minutes 32 seconds East, a distance of 256.62 feet;**
- L82 South 27 degrees 58 minutes 28 seconds East, a distance of 97.67 feet;**
- L83 South 01 degrees 40 minutes 01 seconds West, a distance of 203.34 feet;**
- L84 South 47 degrees 14 minutes 51 seconds East, a distance of 287.32 feet;**
- L85 South 30 degrees 46 minutes 40 seconds West, a distance of 83.85 feet;**
- L86 South 48 degrees 51 minutes 31 seconds West, a distance of 140.09 feet;**
- L87 South 21 degrees 00 minutes 08 seconds West, a distance of 330.75 feet;**
- L88 South 49 degrees 13 minutes 18 seconds West, a distance of 80.65 feet;**
- L89 South 02 degrees 01 minutes 38 seconds East, a distance of 123.67 feet;**
- L90 South 63 degrees 29 minutes 19 seconds East, a distance of 150.90 feet;**
- L91 South 89 degrees 16 minutes 58 seconds East, a distance of 143.15 feet;**
- L92 North 68 degrees 07 minutes 05 seconds East, a distance of 83.38 feet;**
- L93 North 19 degrees 07 minutes 12 seconds East, a distance of 43.90 feet;**
- L94 South 70 degrees 04 minutes 04 seconds East, a distance of 59.59 feet;**
- L95 South 39 degrees 33 minutes 45 seconds East, a distance of 136.59 feet;**

- L96 South 83 degrees 43 minutes 34 seconds East, a distance of 125.34 feet;**
- L97 North 75 degrees 03 minutes 05 seconds East, a distance of 239.56 feet;**
- L98 North 28 degrees 08 minutes 35 seconds East, a distance of 151.53 feet;**
- L99 North 23 degrees 19 minutes 22 seconds West, a distance of 82.58 feet;**
- L100 North 36 degrees 35 minutes 57 seconds East, a distance of 128.19 feet;**
- L101 North 17 degrees 11 minutes 47 seconds East, a distance of 198.91 feet;**
- L102 North 08 degrees 33 minutes 34 seconds East, a distance of 346.44 feet;**
- L103 North 53 degrees 21 minutes 47 seconds East, a distance of 122.23 feet;**
- L104 South 76 degrees 22 minutes 53 seconds East, a distance of 104.01 feet;**
- L105 South 61 degrees 09 minutes 20 seconds East, a distance of 296.42 feet;**
- L106 North 71 degrees 33 minutes 02 seconds East, a distance of 162.61 feet;**
- L107 North 35 degrees 13 minutes 14 seconds East, a distance of 153.33 feet;**
- L108 South 75 degrees 31 minutes 07 seconds East, a distance of 161.11 feet;**
- L109 North 84 degrees 59 minutes 58 seconds East, a distance of 106.28 feet;**
- L110 South 22 degrees 38 minutes 23 seconds East, a distance of 145.74 feet;**
- L111 South 34 degrees 26 minutes 22 seconds East, a distance of 148.57 feet;**
- L112 South 72 degrees 21 minutes 21 seconds East, a distance of 316.36 feet;**
- L113 South 83 degrees 50 minutes 17 seconds East, a distance of 331.79 feet;**
- L114 South 56 degrees 21 minutes 02 seconds East, a distance of 191.88 feet;**
- L115 South 03 degrees 52 minutes 22 seconds West, a distance of 141.36 feet;**
- L116 South 47 degrees 00 minutes 45 seconds East, a distance of 169.84 feet;**
- L117 North 75 degrees 14 minutes 04 seconds East, a distance of 79.70 feet;**
- L118 North 35 degrees 07 minutes 29 seconds East, a distance of 272.43 feet;**

L119 North 72 degrees 53 minutes 56 seconds East, a distance of 113.61 feet;

L120 North 13 degrees 44 minutes 02 seconds East, a distance of 170.63 feet;

L121 North 57 degrees 33 minutes 47 seconds East, a distance of 63.51 feet;

L122 South 80 degrees 51 minutes 15 seconds East, a distance of 48.22 feet;

L123 North 42 degrees 27 minutes 12 seconds East, a distance of 277.83 feet to the northeast corner of above mentioned 150 acre tract, in the west line of a 58.207 acre tract of land to Glen W. Whatley, Jr. et ux (859/6 ORMCT);

THENCE along an east line of said 150 acre tract, same being the west line of said 58.207 acre tract and generally along a fence, South 18 degrees 05 minutes 37 seconds East, at a distance of 58.00 feet passing a set 1/2" iron rod with yellow cap stamped "RPLS 5345" for reference, continuing along said course for a total distance of 1559.02 feet to a found 1/2" iron pipe at a 6" cedar corner post;

THENCE along a north line of said 150 acre tract, same being the south line of a 58.192 acre tract of land to Glen W. Whatley, Jr., et ux (859/1 ORMCT) and generally along a fence, North 71 degrees 35 minutes 02 seconds East, a distance of 60.62 feet to a found 1-1/2" iron pipe at an old cedar corner post at the northwest corner of a 152.83 acre tract of land to Mary Joe Weiss and Joe Weiss (1215/705 ORMCT);

THENCE along an east line of said 150 acre tract, same being the west line of said 152.83 acre tract and generally along a fence, the following:

South 19 degrees 30 minutes 34 seconds East, a distance of 955.15 feet to a found 3/8" iron rod;

South 19 degrees 28 minutes 57 seconds East, a distance of 163.15 feet to a set 1/2" iron rod with yellow cap stamped "RPLS 5345" at a wood fence corner post at the northeast corner of a 148 acre tract of land to Michael D. Rozell, et ux (719/688 ORMCT);

THENCE along a south line of said 150 acre tract, same being the north line of said Rozell tract and the north line of a 38.053 acre tract of land to James T. Pounders, et ux (923/647-ORMCT) and generally along a fence, the following:

South 69 degrees 27 minutes 26 seconds West, a distance of 1748.70 feet to a set 1/2" iron rod with yellow cap stamped "RPLS 5345" at an x-tie fence corner post;

South 70 degrees 30 minutes 29 seconds West, a distance of 136.15 feet to a set 1/2" iron rod with yellow cap stamped "RPLS 5345" at a 6" pipe fence corner post;

THENCE along an east line of said 143.5 acre tract, same being the west line of said 38.053 acre tract and the west line of a 5.00 acre tract of land to James T. Pounders, et ux (501/727-ORMCT), the following:

South 20 degrees 12 minutes 01 seconds East, a distance of 2193.27 feet to a found ½" iron pipe;

South 80 degrees 24 minutes 16 seconds West, a distance of 122.30 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

South 10 degrees 40 minutes 05 seconds East, at a distance of 247.14 feet passing a found ½" iron pipe for reference, continuing along said course for a total distance of 248.72 feet to the north right-of-way line of F. M. Highway No. 486;

THENCE along the north right-of-way line of F. M. Highway No. 486, the following:

South 76 degrees 41 minutes 51 seconds West, a distance of 146.74 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" for the beginning of a curve to the left;

Along a curve to the left having a radius of 5769.58 feet, an arc length of 795.52 feet, a delta angle of 07 degrees 54 minutes 00 seconds, a chord bearing of South 72 degrees 44 minutes 51 seconds West and a chord length of 794.89 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" at the end of said curve;

South 68 degrees 47 minutes 51 seconds West, a distance of 289.59 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" for the beginning of a curve to the left;

Along a curve to the left having a radius of 5769.58 feet, an arc length of 234.96 feet, a delta angle of 02 degrees 20 minutes 00 seconds, a chord bearing of South 67 degrees 37 minutes 51 seconds West and a chord length of 234.95 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" at the end of said curve;

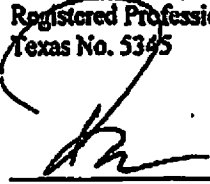
South 66 degrees 27 minutes 51 seconds West, a distance of 475.99 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" for the beginning of a curve to the left;

Along a curve to the left having a radius of 2904.78 feet, an arc length of 477.07 feet, a delta angle of 09 degrees 24 minutes 36 seconds, a chord bearing of South 61 degrees 45 minutes 33 seconds West and a chord length of 476.53 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" for the most easterly corner of said Flores 6.851 acre tract;

THENCE along the south line of said 340 acre tract, same being the north line of said 6.851 acre tract, South 71 degrees 11 minutes 44 seconds West, a distance of 1330.04 feet to the **POINT OF BEGINNING**, containing 819.52 acres of land.

All bearings recited herein are referenced to Geodetic North.

August 27, 2018
Don Randall Hughes
Registered Professional Land Surveyor
Texas No. 5345



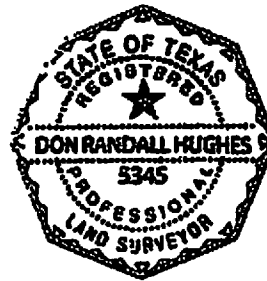


EXHIBIT "B"

Permitted Exceptions

1. Standby fees, taxes and assessments by any taxing authority for the year 2019, and subsequent years.
2. Easements, or claims of easements, which are not recorded in the public records, together with any visible and/or apparent roads, roadways, or similar matters.
3. Any portion of the Property within the limits or boundaries of any public or private roadway and/or highway.
4. All leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges, and immunities relating thereto, appearing in the Public Records.
5. Any titles, easements or rights asserted by anyone (including, but not limited to, persons, the public, corporations, governments or other entities) to: (i) lands which are waterward of the most extreme high waterline of a river; (ii) accreted land; (iii) lands brought within the boundaries of the Property by an avulsive movement or which have been formed by accretion to such portion of the avulsive property; (iv) lands which have decreased by erosion or avulsive movement or reliction; (v) lands which are, or were, submerged lands; and (vi) lands which are subject to statutory easement for commerce, navigation and/or fishery.
6. Easement dated August 23, 1969 executed by Ella Katherine Camp to Bi-Stone Fuel Company, recorded in Volume 368, Page 88, Deed Records of Milam County, Texas.
7. Easement dated April 15, 1969 executed by Ella Katherine Camp to Bi-Stone Fuel Company, recorded in Volume 364, Page 251, Deed Records of Milam County, Texas.
8. Mineral and/or royalty reservation contained in Warranty Deed dated January 3, 1959 executed by Annie Mae Camp Griffith et al to W. H. Camp, Jr., recorded in Volume 310, Page 252, Deed Records of Milam County, Texas.
9. Mineral and/or royalty reservation contained in Warranty Deed dated December 10, 1959 executed by W. H. Camp, Jr. to Martha J. Wilson and Katherine Donohue, recorded in Volume 310, Page 254, Deed Records of Milam County, Texas.
10. Easement dated April 15, 1969 executed by W. H. Camp, Jr. to Bi-Stone Fuel Company, recorded in Volume 364, Page 214, Deed Records of Milam County, Texas.
11. Easement dated August 23, 1969 executed by W. H. Camp, Jr. et al to Bi-Stone Fuel Company, recorded in Volume 368, Page 93, Deed Records of Milam County, Texas.

12. Easement dated August 23, 1969 executed by Katherine Hope Camp Donohue and Pat Donohue to Bi-Stone Fuel Company, recorded in Volume 368, Page 97, Deed Records of Milam County, Texas.
13. Easement dated August 23, 1969 executed by Martha Jane Camp Wilson and Jim K. Wilson to Bi-Stone Fuel Company, recorded in Volume 368, Page 100, Deed Records of Milam County, Texas.
14. Mineral Deed dated August 8, 1929 executed by W. H. Camp and Lenora Ann Camp to Monarch Royalty Corporation, recorded in Volume 30, Page 271, Oil and Gas Records of Milam County, Texas.
15. Mineral and/or royalty reservation contained in Special Warranty Deed dated May 23, 1939 executed by John Hancock Mutual Life Insurance Company to W. H. Camp, recorded in Volume 233, Page 620, Deed Records of Milam County, Texas.
16. Mineral and/or royalty reservation contained in Special Warranty Deed dated March 12, 1946 executed by John Hancock Mutual Life Insurance Company to W. H. Camp, Jr., recorded in Volume 251, Page 271, Deed Records of Milam County, Texas.
17. Royalty Deed dated February 25, 1929 executed by Emil Willie and Mary Ollie Willie to H. W. Elliott, recorded in Volume 25, Page 592, Oil and Gas Records of Milam County, Texas.
18. Royalty Deed dated February 26, 1929 executed by Emil Willie and Mary Ollie Willie to Baker Royalty Co., recorded in Volume 26, Page 364, Oil and Gas Records of Milam County, Texas.
19. Easement dated November 18, 1939 executed by Emil Willie to Bartlett Electric Cooperative, Inc., recorded in Volume 231, Page 157, Deed Records of Milam County, Texas.
20. Mineral and/or royalty reservation contained in Warranty Deed dated November 15, 1940 executed by John Hancock Mutual Life Insurance Company to W. H. Camp, Jr., recorded in Volume 230, Page 297, Deed Records of Milam County, Texas.
21. Boundary Line Agreement dated July 18, 1969 executed by Jim K. Wilson and Martha Jane Camp Wilson to the heirs of T. W. Felton, recorded in Volume 370, Page 278, Deed Records of Milam County, Texas.
22. Easement dated August 23, 1969 executed by Martha Jane Camp Wilson and Jim K. Wilson to Bi-Stone Fuel Company, recorded in Volume 368, Page 103, Deed Records of Milam County, Texas.
23. Easement dated April 15, 1969 executed by W. H. Camp, Jr. to Bi-Stone Fuel Company, recorded in Volume 364, Page 257, Deed Records of Milam County, Texas.

24. Boundary Line Agreement dated July 18, 1969 executed by W. H. Camp, Jr. and Ella Katherine Camp to the heirs of T. W. Felton, recorded in Volume 370, Page 276, Deed Records of Milam County, Texas.
25. Easement dated August 23, 1969 executed by Katherine Hope Camp Donohue and Pat Donohue to Bi-Stone Fuel Company, recorded in Volume 368, Page 90, Deed Records of Milam County, Texas.
26. Easement dated August 23, 1969 executed by W. H. Camp, et ux to Bi-Stone Fuel Company, recorded in Volume 368, Page 106, Deed Records of Milam County, Texas.
27. Easement dated August 23, 1969 executed by W. H. Camp, Jr., Trustee to Bi-Stone Fuel Company, recorded in Volume 368, Page 95, Deed Records of Milam County, Texas.
28. Easement dated June 17, 1936 executed by J. M. Gilchrist to Texas Power & Light Company, recorded in Volume 217, Page 535, Deed Records of Milam County, Texas.
29. Easement dated April 24, 1936 executed by J. M. Gilchrist and Hattie Gilchrist to Texas Power & Light Company, recorded in Volume 216, Page 370, Deed Records of Milam County, Texas.
30. Easement dated November 29, 1950 executed by W. J. Gilchrist and Mabeth Gilchrist to Texas Power & Light Company, recorded in Volume 271, Page 512, Deed Records of Milam County, Texas.
31. Easement dated October 27, 1952 executed by W. J. Gilchrist and Mabeth Gilchrist to Texas Power & Light Company, recorded in Volume 280, Page 191, Deed Records of Milam County, Texas.
32. Easement dated April 15, 1969 executed by W. H. Camp, Jr. and Ella Katherine Camp to Bi-Stone Fuel Company, recorded in Volume 368, Page 86, Deed Records of Milam County, Texas.
33. Mineral Deed dated December 29, 1928 executed by J. L. Daniels et al to R. P. Bartlett, recorded in Volume 24, Page 440, Oil and Gas Records of Milam County, Texas.
34. Mineral Deed dated July 1, 1929 executed by H. H. Camp and Cenia Camp to E. L. Chapman, recorded in Volume 28, Page 349, Oil and Gas Records of Milam County, Texas.
35. Easement dated May 2, 1936 executed by H. H. Camp to Texas Power & Light Company, recorded in Volume 216, Page 364, Deed Records of Milam County, Texas.
36. Easement dated June 18, 1936 executed by Mary Locklin to Texas Power & Light Company, recorded in Volume 217, Page 539, Deed Records of Milam County, Texas.
37. Easement dated August 11, 1937 executed by H. H. Camp to Texas Power & Light Company, recorded in Volume 221, Page 228, Deed Records of Milam County, Texas.

38. Easement dated March 3, 1938 executed by H. H. Camp to Texas Power & Light Company, recorded in Volume 223, Page 303, Deed Records of Milam County, Texas.
39. Easement dated February 18, 1941 executed by H. H. Camp and Elkanah Camp to Texas Power & Light Company, recorded in Volume 232, Page 260, Deed Records of Milam County, Texas.
40. Easement dated April 12, 1948 executed by Ike Camp and Frances Camp to Texas Power & Light Company, recorded in Volume 263, Page 92, Deed Records of Milam County, Texas.
41. Easement dated October 30, 1948 executed by R. E. Hutson and Gladys Hutson to Texas Power & Light Company, recorded in Volume 264, Page 10, Deed Records of Milam County, Texas.
42. Easement dated November 22, 1952 executed by R. E. Hutson and Gladys Hutson to Texas Power & Light Company, recorded in Volume 280, Page 190, Deed Records of Milam County, Texas.
43. Easement dated January 4, 1961 executed by Ike Camp and Frances Camp to Texas Power & Light Company, recorded in Volume 314, Page 512, Deed Records of Milam County, Texas.
44. Easement dated March 3, 1969 executed by Charles H. Camp to Bi-Stone Fuel Company, recorded in Volume 363, Page 257, Deed Records of Milam County, Texas.
45. Easement dated March 25, 1996 executed by Will Wilson to Belfals Electric, Inc., recorded in Volume 736, Page 213, Official Records of Milam County, Texas.
46. Mineral and/or royalty reservation contained in Warranty Deed dated September 11, 1978 executed by W. T. Person, Jr. to James K. Wilson and Martha Jane Wilson, recorded in Volume 448, Page 513, Deed Records of Milam County, Texas.
47. Easement dated April 15, 1969 executed by Laura Felton to Bi-Stone Fuel Company, recorded in Volume 364, Page 421, Deed Records of Milam County, Texas.
48. Easement dated March 2, 1971 executed by Mrs. Ella Camp to Southwest Milam Water Supply Corporation, recorded in Volume 424, Page 685, Deed Records of Milam County, Texas.
49. Easement dated February 1, 2019 executed by James Gregory Wilson, et al to V-Texas Logistics, LLC, recorded in Instrument No. 2019-875, Official Records of Milam County, Texas.
50. Easement dated February 4, 2019 executed by James Gregory Wilson, et al to V-Texas Logistics, LLC, recorded in Instrument No. 2019-876, Official Records of Milam County, Texas.

51. Easement dated February 4, 2019 executed by James Gregory Wilson, et al to V-Texas Logistics, LLC, recorded in Instrument No. 2019-877, Official Records of Milam County, Texas.
52. Overhead electric lines, as shown on survey dated August 27, 2018, last revised April 30, 2019, prepared by Don Randall Hughes, RPLS No. 5345, under Job No. 5877.
53. 50' wide pipeline easements, as shown on survey dated August 27, 2018, last revised April 30, 2019, prepared by Don Randall Hughes, RPLS No. 5345, under Job No. 5877.
54. Meanderings of the wire fence, as shown on survey dated August 27, 2018, last revised April 30, 2019, prepared by Don Randall Hughes, RPLS No. 5345, under Job No. 5877.
55. Any claim, right or assertion of title to the adjoining land owner in and to that strip of land located between the property line and the fence on the north side of the Property as shown on the survey dated August 27, 2018, last revised April 30, 2019, prepared by Don Randall Hughes, RPLS No. 5345, under Job No. 5877.
56. 50' wide permanent V-Tex Logistics easements, as shown on the survey dated August 27, 2018, last revised April 30, 2019, prepared by Don Randall Hughes, RPLS No. 5345, under Job No. 5877.
57. Implied easement for ingress and egress across the Property to the cemetery vault located within the Property.

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 656

Real Property eRecording

SPECIAL W/D

Recorded On: February 11, 2022 08:50 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 656
Receipt Number: 20220211000002
Recorded Date/Time: February 11, 2022 08:50 AM
User: Annisha W
Station: Clerk Station

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

A handwritten signature in cursive script that reads "Jodi Morgan".

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

SPECIAL WARRANTY DEED

Effective Date: October 11, 2021

Grantor: **Robert M. Tiemann and Carrie Parker Tiemann**, spouses, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Grantee: **05 Ranch Investments, LLC**, a Texas limited liability company

Grantee's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Consideration:

Cash and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including Grantee's assumption of and agreement to pay, according to their terms, the unpaid principal and interest of any notes secured by a lien on the Property, as evidenced by an express vendor's lien and superior title retained in a deed or granted by a deed of trust or other security instrument recorded in the Official Public Records of Travis County, Texas. As further consideration, Grantee promises to keep and perform all of the covenants and obligations of the Grantor contained in the notes and deeds of trust and to indemnify, defend, and hold Grantor harmless from the any loss, attorney's fees, expenses, or claims attributable to a breach or default of any provision of this assumption by Grantee. Grantor assigns to Grantee any funds on deposit for payment of taxes and insurance premiums.

Property (including any improvements):

Being 80.98 acres of land, more or less, out of the J. J. Acosta Survey, Abstract No. 1 in Milam County, Texas, being the same land described in that Special Warranty Deed recorded in Document No. 2020-2347 of the Official Records of Milam County, Texas, together with all of the Grantor's right, title, and interest in and to the oil, gas, and other minerals in and under and that may be produced from the same.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights of way and other matters presently recorded. Taxes for the year 2021, which Grantee assumes and agrees to pay, and subsequent tax assessments for the year 2021 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes; provided, however, if subsequent assessments are imposed because of Grantor's use or change in use of the Property prior to the date hereof, the subsequent assessments will be the obligation of the Grantor.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee, Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs, and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, when the claim is by, through, or under Grantor but not otherwise, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.

GRANTOR:



Robert M. Tiemann

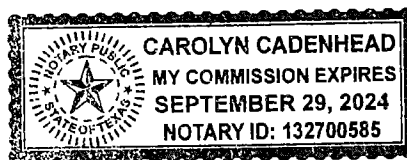


Carrie Parker Tiemann

THE STATE OF TEXAS

§
§
§

COUNTY OF TRAVIS



This instrument was acknowledged before me on December 17 2021, by Robert M. Tiemann.

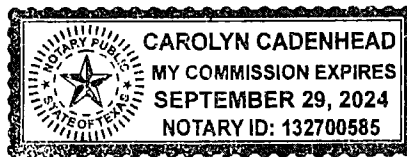


Notary Public, State of Texas

THE STATE OF TEXAS

§
§
§

COUNTY OF TRAVIS



This instrument was acknowledged before me on December 17 2021, by Carrie Parker Tiemann.



Notary Public, State of Texas

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 1864

Real Property eRecording

DEED

Recorded On: May 16, 2019 08:40 AM

Number of Pages: 8

" Examined and Charged as Follows: "

Total Recording: \$50.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 1864
Receipt Number: 20190515000009
Recorded Date/Time: May 16, 2019 08:40 AM
User: Jodi M
Station: CCLERK02

Record and Return To:

Corporation Service Company

Pharr TX 78577



STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

DEED WITHOUT WARRANTY

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

STATE OF TEXAS §
 §
COUNTY OF MILAM §

THAT, each of the undersigned (each a "**Grantor**" and collectively "**Grantors**"), for and in consideration of the sum of \$10.00 cash in hand paid by **ROBERT M. TIEMANN** ("**Grantee**"), whose address is 4421 Rowe Lane, Pflugerville, Texas 78660, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantors, has GRANTED, BARGAINED, SOLD and CONVEYED and by these presents does GRANT, BARGAIN, SELL and CONVEY unto Grantee each such Grantor's entire undivided interest in all of that certain tract of real property situated in Milam County, Texas, and described in **EXHIBIT "A"** attached hereto and made a part hereof for all purposes (the "**Land**"), together with (i) all and singular the rights, privileges, hereditaments, and appurtenances pertaining to such Land, including any and all improvements and fixtures currently attached to and located thereon, and (ii) all right, title and interest of each such Grantor, if any, in (x) strips and gores, if any, between the Land and any abutting or adjacent properties, whether owned or claimed by deed, limitations or otherwise, and whether located inside or outside the Land, and (y) any land lying in or under the bed of any creek, stream or waterway or any highway, avenue, street, road, alley, easement, railroad right of way or other right of way, open or proposed, in, or across, abutting or adjacent to the Land (collectively, the "**Property**"), effective as of May 14, 2019 (the "**Effective Date**").

There is hereby reserved for Grantors and Grantors' heirs, successors, and assigns, an undivided fifty percent (50%) of all of Grantors' right, title, and interest in and to all oil, gas, and other minerals of any kind or character located in, on, or under or that may be produced from the Property (the "**Reserved Minerals**"), all of which interests are excluded from the definition of "**Property**"; *provided, however*, Grantors hereby grant and convey, and the Property shall include, Grantors' Executive Rights (as defined below) in and to the Reserved Minerals. The term "**Executive Rights**" shall mean the exclusive right to enter into oil and/or gas leases on the Property without the joinder or ratification of Grantors, and which shall include controlling the right of ingress and egress to the Property, but shall not include any right to bonus payments or rentals under any such oil and/or gas leases.

This conveyance is given and accepted subject to any and all restrictions, reservations, covenants, conditions, rights-of-way, easements, and encumbrances of record, if any, affecting the Property, but only to the extent they are validly existing (collectively, the "**Permitted Exceptions**").


TO HAVE AND TO HOLD the Property unto Grantee and Grantee's heirs, successors and assigns forever, subject to the Permitted Exceptions.

NOTWITHSTANDING ANYTHING HEREIN CONTAINED TO THE CONTRARY, THIS CONVEYANCE IS MADE WITHOUT WARRANTY OR COVENANT OF ANY KIND, WHETHER STATUTORY, EXPRESS, IMPLIED OR OTHERWISE, INCLUDING BUT NOT LIMITED TO, THOSE WARRANTIES SET FORTH IN SECTION 5.023 OF THE TEXAS PROPERTY CODE.

[Signature Page Follows]

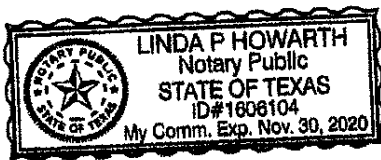
EXECUTED to be effective as of the Effective Date.

GRANTOR:



James Gregory Wilson

STATE OF TEXAS §
COUNTY OF Tarrant §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by **James Gregory Wilson**.



Notary Public, State of Texas


Printed Name of Notary Public LINDA P. HOWARTH
Notary's Identification Number: 1606104

My Commission Expires:

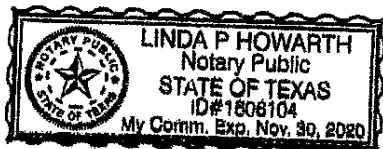
11-30-2020

SPOUSE:

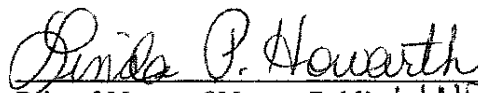

Sandra Gale Wilson

STATE OF TEXAS §
COUNTY OF Tarrant §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by **Sandra Gale Wilson**.



Notary Public, State of Texas



Printed Name of Notary Public LINDA P. HOWARTH
Notary's Identification Number: 1606104

My Commission Expires:

11-30-2020

EXECUTED to be effective as of the Effective Date.

GRANTOR:

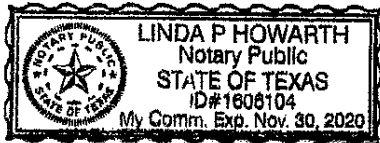


**James Gregory Wilson, Trustee of the
Mary Alden Wilson Testamentary Trust
u/w/o Martha C. Wilson**

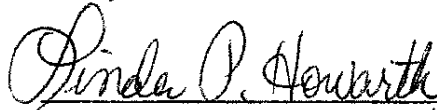
STATE OF TEXAS §

COUNTY OF Tarrant §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by **James Gregory Wilson, Trustee of the Mary Alden Wilson Testamentary Trust u/w/o Martha C. Wilson.**



Notary Public, State of Texas



Printed Name of Notary Public LINDA P. HOWARTH
Notary's Identification Number: 1606104

My Commission Expires:

11-30-2020

EXECUTED to be effective as of the Effective Date.

GRANTOR:

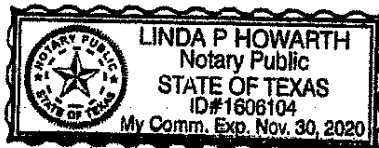
Mary Alden Wilson

Mary Alden Wilson

STATE OF TEXAS §

COUNTY OF TARRANT §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by **Mary Alden Wilson**.



Notary Public, State of Texas

Linda P. Howarth

Printed Name of Notary Public LINDA P. HOWARTH

Notary's Identification Number: 1606104

My Commission Expires:

11-30-2020

Exhibit "A"

Legal Description

Being a 1.89 acre tract of land in the David Pevehouse Survey, Abstract No. 287, Milam County, Texas and being a part of that certain called 200 acre tract of land designated "3", further being a part of a called 100 acres designated "FIRST TRACT in a deed to James Gregory Wilson, Trustee recorded in Volume 1235, Page 363 of the Official Records of Milam County, Texas (ORMCT). Said 1.89 acre tract being shown on attached plat and more particularly described by metes and bounds as follows:

Commencing at the southwest corner of above mentioned 99 acre tract, same being the southeast corner of a 101.451 acre tract of land in a deed to Michelle Lynn Bell Dube (1269/745 ORMCT), in the center of Alligator Creek;

L132 Thence along the west line of said 99 acre tract, same being the east line of said 101.451 acre tract, North 18 degrees 27 minutes 31 seconds East, a distance of 94.53 feet to a 6" wood fence corner post, from which the northwest corner of said 99 acre tract bears North 18 degrees 27 minutes 31 seconds East, a distance of 3625.95 feet;

Thence along an existing fence being the occupied south line of said 99 acre tract, the following:

L133 South 75 degrees 22 minutes 25 seconds East, a distance of 156.52 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

L134 South 84 degrees 38 minutes 34 seconds East, a distance of 53.75 feet to the center of Alligator Creek for the **POINT OF BEGINNING**;

THENCE along the center of Alligator Creek, the following:

L143 North 28 degrees 54 minutes 35 seconds East, a distance of 88.81 feet;

L144 North 75 degrees 03 minutes 26 seconds East, a distance of 109.74 feet;

L145 North 86 degrees 17 minutes 08 seconds East, a distance of 266.08 feet;

L146 South 26 degrees 45 minutes 03 seconds East, a distance of 246.87 feet;

L147 North 86 degrees 55 minutes 44 seconds West, a distance of 150.01 feet;

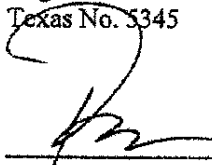
L148 South 12 degrees 23 minutes 14 seconds East, a distance of 89.97 feet to an existing fence being the occupied south line of said 99 acre tract;

THENCE along an existing fence being the occupied south line of said 99 acre tract, the following:

- L59 North 56 degrees 31 minutes 46 seconds West, a distance of 40.19 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";
- L58 North 61 degrees 48 minutes 44 seconds West, a distance of 45.89 feet to a t-post;
- L57 North 60 degrees 19 minutes 56 seconds West, a distance of 205.46 feet;
- L56 North 70 degrees 31 minutes 07 seconds West, a distance of 73.81 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";
- L55 North 84 degrees 38 minutes 34 seconds West, a distance of 73.34 feet to the **POINT OF BEGINNING**, containing 1.89 acre of land.

All bearings recited herein are referenced to Geodetic North.

August 27, 2018
Don Randall Hughes
Registered Professional Land Surveyor
Texas No. 5345





**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 1863

Real Property eRecording

DEED

Recorded On: May 16, 2019 08:40 AM

Number of Pages: 8

" Examined and Charged as Follows: "

Total Recording: \$50.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 1863
Receipt Number: 20190515000009
Recorded Date/Time: May 16, 2019 08:40 AM
User: Jodi M
Station: CCLERK02

Record and Return To:

Corporation Service Company

Pharr TX 78577



STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

A handwritten signature of Jodi Morgan in cursive script.

QUITCLAIM

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

STATE OF TEXAS §
 §
COUNTY OF MILAM §

THAT, each of the undersigned (each a "Grantor" and collectively "Grantors"), for and in consideration of the sum of \$10.00 cash in hand paid by **ROBERT M. TIEMANN** ("Grantee"), whose address is 4421 Rowe Lane, Pflugerville, Texas 78660, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantors, has SOLD, RELEASED, and FOREVER QUITCLAIMED, and by these presents DOES SELL, RELEASE, and FOREVER QUITCLAIM without warranty, expressed or implied, unto Grantee each such Grantor's right, title, and interest, if any, in and to all of the real property situated in Milam County, Texas, described in EXHIBIT "A" attached hereto and made a part hereof for all purposes, together with all improvements and fixtures thereon, if any, and all rights, privileges, easements, benefits and agreements appurtenant thereto, if any (collectively, the "Property"), effective as of May 14, 2019 ("Effective Date").


There is hereby reserved for Grantors and Grantors' heirs, successors, and assigns, an undivided fifty percent (50%) of all of Grantors' right, title, and interest in and to all oil, gas, and other minerals of any kind or character located in, on, or under or that may be produced from the Property (the "Reserved Minerals"), all of which interests are excluded from the definition of "Property"; *provided, however*, Grantors hereby grant and convey, and the Property shall include, Grantors' Executive Rights (as defined below) in and to the Reserved Minerals, if any. The term "Executive Rights" shall mean the exclusive right to enter into oil and/or gas leases on the Property without the joinder or ratification of Grantors, and which shall include controlling the right of ingress and egress to the Property, but shall not include any right to bonus payments or rentals under any such oil and/or gas leases.

TO HAVE AND TO HOLD all of Grantors' right, title and interest, if any, in and to the Property, unto Grantee and Grantee's heirs, successors and assigns forever. Neither Grantors nor their legal representatives, heirs, successors or assigns shall hereafter have, claim or demand any right, title or interest to the Property or any part thereof.

[Signature Page Follows]

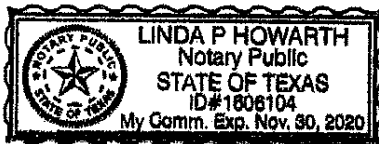
EXECUTED to be effective as of the Effective Date.

GRANTOR:

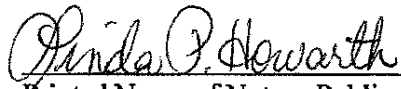

James Gregory Wilson

STATE OF TEXAS §
 §
COUNTY OF Tarrant §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by James Gregory Wilson.



Notary Public, State of Texas


Printed Name of Notary Public LINDA P. HOWARTH
Notary's Identification Number: 1606104

My Commission Expires:

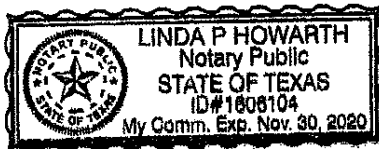
11-30-2020

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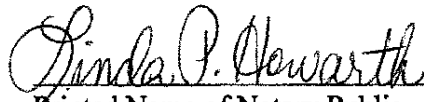

Sandra Gale Wilson

STATE OF TEXAS §
 §
COUNTY OF Tarrant §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by Sandra Gale Wilson.



Notary Public, State of Texas


Printed Name of Notary Public LINDA P. HOWARTH
Notary's Identification Number: 1606104

My Commission Expires:

11-30-2020

2916739
Quitclaim

EXECUTED to be effective as of the Effective Date.

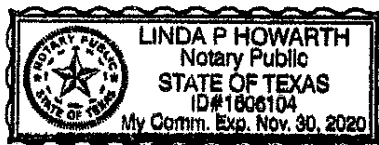
GRANTOR:



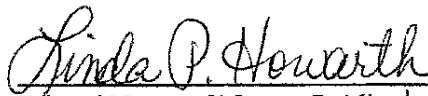
**James Gregory Wilson, Trustee of the
Mary Alden Wilson Testamentary Trust
u/w/o Martha C. Wilson**

STATE OF TEXAS §
 §
COUNTY OF Tarrant §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by **James Gregory Wilson, Trustee of the Mary Alden Wilson Testamentary Trust u/w/o Martha C. Wilson.**



Notary Public, State of Texas



Printed Name of Notary Public LINDA P. HOWARTH

Notary's Identification Number: 1606104

My Commission Expires:

11-30-2020

EXECUTED to be effective as of the Effective Date.

GRANTOR:

Mary Alden Wilson

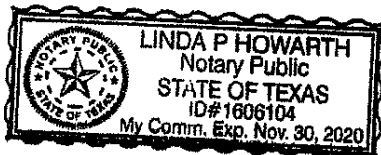
Mary Alden Wilson

STATE OF TEXAS §

COUNTY OF TARRANT §

This instrument was acknowledged before me on May 12, 2019, but to be effective as of the Effective Date, by **Mary Alden Wilson**.

Notary Public, State of Texas



Linda P. Howarth

Printed Name of Notary Public LINDA P. HOWARTH

Notary's Identification Number: 1606104

My Commission Expires:

11-30-2020

Exhibit "A"

Legal Description

Being a 1.58 acre tract of land in the David Pevehouse Survey, Abstract No. 287, Milam County, Texas and being a part of that certain called 99 acre tract of land described in a deed to Donnie R. Heine, et ux, recorded in Volume 404, Page 468 of the Deed Records of Milam County, Texas (DRMCT). Said 1.58 acre tract being shown on attached plat and more particularly described by metes and bounds as follows:

Commencing at the southwest corner of above mentioned 99 acre tract, same being the southeast corner of a 101.451 acre tract of land in a deed to Michelle Lynn Bell Dube (1269/745 ORMCT), in the center of Alligator Creek;

L132 Thence along the west line of said 99 acre tract, same being the east line of said 101.451 acre tract, North 18 degrees 27 minutes 31 seconds East, a distance of 94.53 feet to a 6" wood fence corner post, from which the northwest corner of said 99 acre tract bears North 18 degrees 27 minutes 31 seconds East, a distance of 3625.95 feet;

Thence along an existing fence being the occupied south line of said 99 acre tract, the following:

L133 South 75 degrees 22 minutes 25 seconds East, a distance of 156.52 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

L134 South 84 degrees 38 minutes 34 seconds East, at a distance of 53.75 feet crossing the center of Alligator Creek, continuing along said course for a total distance of 127.09 feet (L134 & L55) to a set ½" iron rod with yellow cap stamped "RPLS 5345";

L56 South 70 degrees 31 minutes 07 seconds East, a distance of 73.81 feet;

L57 South 60 degrees 19 minutes 56 seconds East, a distance of 205.46 feet;

L58 South 61 degrees 48 minutes 44 seconds East, a distance of 45.89 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

L59 South 56 degrees 31 minutes 46 seconds East, a distance of 40.19 feet to the center of Alligator Creek, for the **POINT OF BEGINNING**;

THENCE continuing along a fence being the occupied south line of said 99 acre tract, the following:

L135 South 56 degrees 31 minutes 46 seconds East, a distance of 44.69 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345";

L136 South 50 degrees 23 minutes 29 seconds East, a distance of 40.91 feet;

L137 South 63 degrees 14 minutes 18 seconds East, a distance of 179.22 feet;

- L138 South 69 degrees 58 minutes 39 seconds East, a distance of 171.37 feet;
- L139 South 63 degrees 53 minutes 45 seconds East, a distance of 113.98 feet;
- L140 South 47 degrees 37 minutes 42 seconds East, a distance of 88.69 feet to a set ½" iron rod with yellow cap stamped "RPLS 5345" in the occupied east line of said 99 acre tract, same being the occupied west line of a 102 acre tract of land to Janet Schwartz (1324/785 ORMCT);
- L141 **THENCE** along occupied common line of said 99 acre tract and said 102 acre tract, South 04 degrees 57 minutes 34 seconds East, a distance of 22.61 feet to the center of Alligator Creek;

THENCE along the center of Alligator Creek, the following:

- L64 North 64 degrees 34 minutes 48 seconds West, a distance of 348.15 feet;
- L63 South 70 degrees 55 minutes 07 seconds West, a distance of 292.35 feet;
- L62 North 66 degrees 38 minutes 06 seconds West, a distance of 74.83 feet;
- L61 North 07 degrees 35 minutes 13 seconds East, a distance of 193.47 feet;
- L60 North 57 degrees 31 minutes 46 seconds East, a distance of 87.97 feet to the **POINT OF BEGINNING**, containing 1.58 acres of land.

All bearings recited herein are referenced to Geodetic North.

August 27, 2018
Don Randall Hughes
Registered Professional Land Surveyor
Texas No. 5345



Being a 0.67 acre tract of land in the David Pevehouse Survey, Abstract No. 287, Milam County, Texas and being a part of that certain called 99 acre tract of land described in a deed to Donnie R. Heine, et ux, recorded in Volume 404, Page 468 of the Deed Records of Milam County, Texas (DRMCT). Said 0.67 acre tract being shown on attached plat and more particularly described by metes and bounds as follows:

BEGINNING at the southwest corner of above mentioned 99 acre tract, same being the southeast corner of a 101.451 acre tract of land in a deed to Michelle Lynn Bell Dube, recorded in Volume 1269, Page 745 of the Official Records of Milam County, Texas (ORMCT), in the center of Alligator Creek;

L132 **THENCE** along the west line of said 99 acre tract, same being the east line of said 101.451 acre tract, North 18 degrees 27 minutes 31 seconds East, a distance of 94.53 feet to a 6" wood fence corner post, from which the northwest corner of said 99 acre tract bears North 18 degrees 27 minutes 31 seconds East, a distance of 3625.95 feet;

THENCE along an existing fence being the occupied south line of said 99 acre tract, the following:

L133 South 75 degrees 22 minutes 25 seconds East, a distance of 156.52 feet to a set 1/2" iron rod with yellow cap stamped "RPLS 5345";

L134 South 84 degrees 38 minutes 34 seconds East, a distance of 53.75 feet to the center of Alligator Creek;

THENCE generally along the center of Alligator Creek, the following:

L54 South 28 degrees 54 minutes 35 seconds West, a distance of 22.68 feet;

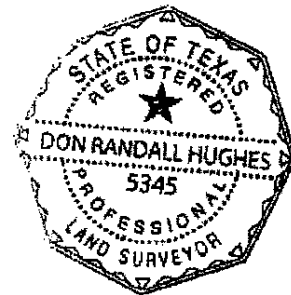
L53 South 32 degrees 57 minutes 57 seconds East, a distance of 88.50 feet;

L52 South 59 degrees 30 minutes 14 seconds West, a distance of 99.12 feet;

L142 North 61 degrees 59 minutes 41 seconds West, a distance of 211.43 feet to the **POINT OF BEGINNING**, containing 0.67 acre of land.

All bearings recited herein are referenced to Geodetic North.

August 27, 2018
Don Randall Hughes
Registered Professional Land Surveyor
Texas No. 5345



**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 657

Real Property eRecording

SPECIAL W/D

Recorded On: February 11, 2022 08:50 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 657
Receipt Number: 20220211000002
Recorded Date/Time: February 11, 2022 08:50 AM
User: Annisha W
Station: Clerk Station

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

A handwritten signature in cursive script that reads "Jodi Morgan".

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

SPECIAL WARRANTY DEED

Effective Date: October 11, 2021

Grantor: **Robert M. Tiemann and Carrie Parker Tiemann**, spouses, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Grantee: **05 Ranch Investments, LLC**, a Texas limited liability company

Grantee's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Consideration:

Cash and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including Grantee's assumption of and agreement to pay, according to their terms, the unpaid principal and interest of any notes secured by a lien on the Property, as evidenced by an express vendor's lien and superior title retained in a deed or granted by a deed of trust or other security instrument recorded in the Official Public Records of Travis County, Texas. As further consideration, Grantee promises to keep and perform all of the covenants and obligations of the Grantor contained in the notes and deeds of trust and to indemnify, defend, and hold Grantor harmless from the any loss, attorney's fees, expenses, or claims attributable to a breach or default of any provision of this assumption by Grantee. Grantor assigns to Grantee any funds on deposit for payment of taxes and insurance premiums.

Property (including any improvements):

Being 266.45 acres of land, more or less, out of the Sarah Wilhelm Survey, A-69 in Milam County, Texas, being the same land described in that Special Warranty Deed with Vendor's Lien recorded in Document No. 2019-2922 of the Official Records of Milam County, Texas, together with all of the Grantor's right, title, and interest in and to the oil, gas, and other minerals in and under and that may be produced from the same.

Reservations from Conveyance: None


Exceptions to Conveyance and Warranty:


Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights of way and other matters presently recorded. Taxes for the year 2021, which Grantee assumes and agrees to pay, and subsequent tax assessments for the year 2021 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes; provided, however, if subsequent assessments are imposed because of Grantor's use or change in use of the Property prior to the date hereof, the subsequent assessments will be the obligation of the Grantor.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee, Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs, and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, when the claim is by, through, or under Grantor but not otherwise, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.

GRANTOR:


Robert M. Tiemann

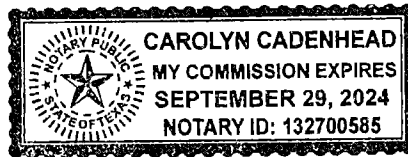

Carrie Parker Tiemann

THE STATE OF TEXAS


§

COUNTY OF TRAVIS

§



This instrument was acknowledged before me on December 17 2021, by Robert M. Tiemann.

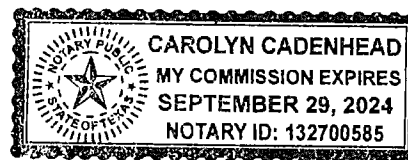

Notary Public, State of Texas

THE STATE OF TEXAS


§

COUNTY OF TRAVIS

§



This instrument was acknowledged before me on December 17 2021, by Carrie Parker Tiemann.


Notary Public, State of Texas

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 659

Real Property eRecording

SPECIAL W/D

Recorded On: February 11, 2022 08:50 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 659
Receipt Number: 20220211000002
Recorded Date/Time: February 11, 2022 08:50 AM
User: Annisha W
Station: Clerk Station

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STATE OF TEXAS
COUNTY OF MILAM

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Milam County, Texas.

Jodi Morgan
Milam County Clerk
Milam County, TX

A handwritten signature in cursive script that reads "Jodi Morgan".

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

SPECIAL WARRANTY DEED

Effective Date: October 11, 2021

Grantor: **Robert M. Tiemann and Carrie Parker Tiemann**, spouses, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Grantee: **05 Ranch Investments, LLC**, a Texas limited liability company

Grantee's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Consideration:

Cash and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including Grantee's assumption of and agreement to pay, according to their terms, the unpaid principal and interest of any notes secured by a lien on the Property, as evidenced by an express vendor's lien and superior title retained in a deed or granted by a deed of trust or other security instrument recorded in the Official Public Records of Travis County, Texas. As further consideration, Grantee promises to keep and perform all of the covenants and obligations of the Grantor contained in the notes and deeds of trust and to indemnify, defend, and hold Grantor harmless from the any loss, attorney's fees, expenses, or claims attributable to a breach or default of any provision of this assumption by Grantee. Grantor assigns to Grantee any funds on deposit for payment of taxes and insurance premiums.

Property (including any improvements):

Being 706.075 acres of land, more or less, out of the Clement Raney Survey, A-47, and the Sarah Wilhelm Survey, A-69, in Milam County, Texas, being the same land described in that General Warranty Deed recorded in Volume 1083, Page 91 of the Official Records of Milam County, Texas, together with all of the Grantor's right, title, and interest in and to the oil, gas, and other minerals in and under and that may be produced from the same.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

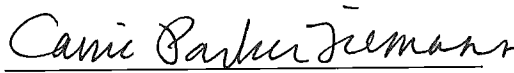
Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights of way and other matters presently recorded. Taxes for the year 2021, which Grantee assumes and agrees to pay, and subsequent tax assessments for the year 2021 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes; provided, however, if subsequent assessments are imposed because of Grantor's use or change in use of the Property prior to the date hereof, the subsequent assessments will be the obligation of the Grantor.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee, Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs, and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, when the claim is by, through, or under Grantor but not otherwise, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.

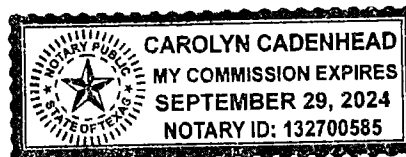
GRANTOR:


Robert M. Tiemann



Carrie Parker Tiemann

THE STATE OF TEXAS
COUNTY OF TRAVIS

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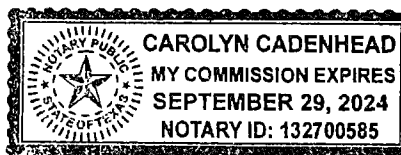


This instrument was acknowledged before me on December 17 2021, by Robert M. Tiemann.



Notary Public, State of Texas

THE STATE OF TEXAS
COUNTY OF TRAVIS

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This instrument was acknowledged before me on December 17 2021, by Carrie Parker Tiemann.


Notary Public, State of Texas

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 658

Real Property eRecording

SPECIAL W/D

Recorded On: February 11, 2022 08:50 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

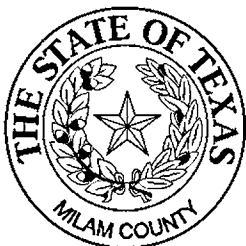
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 658
Receipt Number: 20220211000002
Recorded Date/Time: February 11, 2022 08:50 AM
User: Annisha W
Station: Clerk Station

Record and Return To:

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STATE OF TEXAS
COUNTY OF MILAM

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Jodi Morgan
Milam County Clerk
Milam County, TX

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SPECIAL WARRANTY DEED

Effective Date: October 11, 2021

Grantor: **Robert M. Tiemann and Carrie Parker Tiemann**, spouses, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Grantee: **05 Ranch Investments, LLC**, a Texas limited liability company

Grantee's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Consideration:

Cash and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including Grantee's assumption of and agreement to pay, according to their terms, the unpaid principal and interest of any notes secured by a lien on the Property, as evidenced by an express vendor's lien and superior title retained in a deed or granted by a deed of trust or other security instrument recorded in the Official Public Records of Travis County, Texas. As further consideration, Grantee promises to keep and perform all of the covenants and obligations of the Grantor contained in the notes and deeds of trust and to indemnify, defend, and hold Grantor harmless from the any loss, attorney's fees, expenses, or claims attributable to a breach or default of any provision of this assumption by Grantee. Grantor assigns to Grantee any funds on deposit for payment of taxes and insurance premiums.

Property (including any improvements):

Being 545.00 acres, more or less, out of and a part of the Clement Raney League and the Sarah Wilhelm League in Milam County, Texas, being the same land described in that Special Warranty Deed with Vendor's Lien recorded in Volume 923, Page 250 of the Official Records of Milam County, Texas, together with all of the Grantor's right, title, and interest in and to the oil, gas, and other minerals in and under and that may be produced from the same.

Reservations from Conveyance: None

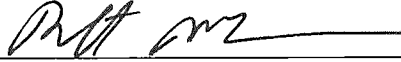
Exceptions to Conveyance and Warranty:

Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights of way and other matters presently recorded. Taxes for the year 2021, which Grantee assumes and agrees to pay, and subsequent tax assessments for the year 2021 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes; provided, however, if subsequent assessments are imposed because of Grantor's use or change in use of the Property prior to the date hereof, the subsequent assessments will be the obligation of the Grantor.

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When the context requires, singular nouns and pronouns include the plural.

GRANTOR:



Robert M. Tiemann

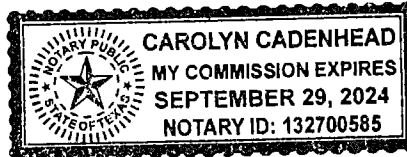


Carrie Parker Tiemann

THE STATE OF TEXAS

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COUNTY OF TRAVIS



This instrument was acknowledged before me on December 17, 2021, by Robert M. Tiemann.

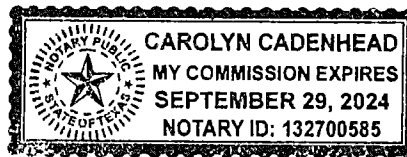


Notary Public, State of Texas

THE STATE OF TEXAS

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COUNTY OF TRAVIS



This instrument was acknowledged before me on December 17 2021, by Carrie Parker Tiemann.



Notary Public, State of Texas

**Milam County
Jodi Morgan
Milam County Clerk**

Instrument Number: 653

Real Property eRecording

SPECIAL W/D

Recorded On: February 11, 2022 08:50 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 653
Receipt Number: 20220211000002
Recorded Date/Time: February 11, 2022 08:50 AM
User: Annisha W
Station: Clerk Station

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF MILAM

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Jodi Morgan
Milam County Clerk
Milam County, TX

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SPECIAL WARRANTY DEED

Effective Date: October 11, 2021

Grantor: **Robert M. Tiemann and Carrie Parker Tiemann**, spouses, owning, occupying, and claiming other property as homestead

Grantor's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Grantee: **05 Ranch Investments, LLC**, a Texas limited liability company

Grantee's Mailing Address: 21100 Carries Ranch Road
Pflugerville, Travis County, Texas 78660

Consideration:

Cash and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including Grantee's assumption of and agreement to pay, according to their terms, the unpaid principal and interest of any notes secured by a lien on the Property, as evidenced by an express vendor's lien and superior title retained in a deed or granted by a deed of trust or other security instrument recorded in the Official Public Records of Travis County, Texas. As further consideration, Grantee promises to keep and perform all of the covenants and obligations of the Grantor contained in the notes and deeds of trust and to indemnify, defend, and hold Grantor harmless from the any loss, attorney's fees, expenses, or claims attributable to a breach or default of any provision of this assumption by Grantee. Grantor assigns to Grantee any funds on deposit for payment of taxes and insurance premiums.

Property (including any improvements):

Being 50 acres of land, more or less, out of the Sarah Wilhelm Survey, Abstract No. 69 in Milam County, Texas, being the same land described in that General Warranty Deed recorded in Volume 937, Page 679 of the Official Records of Milam County, Texas, together with all of the Grantor's right, title, and interest in and to the oil, gas, and other minerals in and under and that may be produced from the same.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights of way and other matters presently recorded. Taxes for the year 2021, which Grantee assumes and agrees to pay, and subsequent tax assessments for the year 2021 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes; provided, however, if subsequent assessments are imposed because of Grantor's use or change in use of the Property prior to the date hereof, the subsequent assessments will be the obligation of the Grantor.

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When the context requires, singular nouns and pronouns include the plural.

GRANTOR:



Robert M. Tiemann



Carrie Parker Tiemann

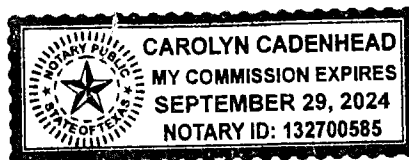
THE STATE OF TEXAS

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COUNTY OF TRAVIS

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This instrument was acknowledged before me on December 17 2021, by Robert M. Tiemann.



Notary Public, State of Texas

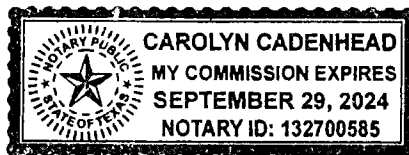
THE STATE OF TEXAS

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COUNTY OF TRAVIS

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This instrument was acknowledged before me on December 17 2021, by Carrie Parker Tiemann.



Notary Public, State of Texas

LETTER DOCUMENTING APPLICANT'S SIGNATORY AUTHORITY

Tiemann Land and Cattle Development, Inc.

Memorandum

To: Texas Commission on Environmental Quality (TCEQ)

From: Robert Miller Tiemann

Date: February 1, 2024

Subject: Tiemann Water Right Amendment Application – Consent of Owner

I, Robert Miller Tiemann, am President of RT3 Management, LLC, a Texas limited liability company, the General Partner of Tiemann Legacy, LP, a Texas limited partnership, and 100% owner of 05 Ranch Investments, LLC, a Texas limited liability company.

05 Ranch Investments, LLC is the 100% owner of 1,567.525 acres in Milam County referred to as the Little River Ranch and 1,231.800 acres in Milam County known as the Camp Felton Ranch.

These two properties are included in a water right amendment application with the TCEQ. In this application I am endeavoring to transfer 284-acre feet of water from a diversion point upstream to two diversion points downstream: 184-acre feet to the Camp Felton Ranch and 100-acre feet to the Little River Ranch.

As President of the General Partner of the entity that owns 100% of the entity, 05 Ranch Investments, LLC, that owns 100% of the subject properties, I provide consent for 05 Ranch Investments, LLC to use these water rights for irrigation purposes assuming the application is approved by the TCEQ. Thank you.

Sincerely,



Robert Miller Tiemann

DIVERSION POINTS PHOTOGRAPHS







LITTLE RIVER RANCH - VIEW UPSTREAM



LITTLE RIVER RANCH - VIEW DOWNSTREAM



Texas Commission on Environmental Quality

Water Availability Division

MC-160, P.O. Box 13087 Austin, Texas 78711-3087

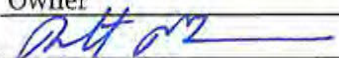
Telephone (512) 239-4600, FAX (512) 239-2214

System Inventory and Water Conservation Plan for Individually-Operated Irrigation Systems

This form is provided to assist entities in developing a water conservation plan for individually-operated irrigation systems. If you need assistance in completing this form or in developing your plan, please contact the Conservation staff of the Resource Protection Team in the Water Availability Division at (512) 239-4600.

Additional resources such as best management practices (BMPs) are available on the Texas Water Development Board's website <http://www.twdb.texas.gov/conservation/BMPs/index.asp>. The practices are broken out into sectors such as Agriculture, Commercial and Institutional, Industrial, Municipal and Wholesale. BMPs are voluntary measures that water users use to develop the required components of Title 30, Texas Administrative Code, Chapter 288. BMPs can also be implemented in addition to the rule requirements to achieve water conservation goals.

Contact Information

Name: 05 Ranch Investments, LLC, ATTN: Robert M. Tiemann
Address: 21100 Carries Ranch Rd., Pflugerville, TX 78660
Telephone Number: (512) 217-2590 Fax: ()
Form Completed By: Robert M. Tiemann
Title: Owner
Signature:  Date: 5 / 30 / 24

A water conservation plan for agriculture use (individual irrigation user) must include the following requirements (as detailed in 30 TAC Section 288.4). If the plan does not provide information for each requirement, you must include in the plan an explanation of why the requirement is not applicable.

I. BACKGROUND DATA INFORMATION APPLIES TO THE SUM OF CAMP FELTON AND LITTLE RIVER TRACTS.

A. Water Use

1. Annual diversion appropriated or requested (in acre-feet): 284
2. In the table below, list the amount of water (in acre-feet) that is or will be diverted monthly for irrigation during the year.

January	February	March	April
May	June	July	August
	56.8	56.8	56.8
September	October	November	December
56.8	56.8		
Total All Months			284

3. In the table below, list the type of crop(s), growing season, and acres irrigated per year.

<i>Type of crop</i>	<i>Growing Season (Months)</i>	<i>Acres irrigated/year</i>
Grass	Jun-Oct	2799.325
Cool-season annuals	Sep-Mar	0
Total acres irrigated		

4. Are crops rotated seasonally or annually? ☒ Yes ☐ No

If yes, please describe: Cool-season annuals seeded in fall

5. Describe soil type (including permeability characteristics, if applicable).

Black gumbo

B. Irrigation system information

1. Describe the existing irrigation method or system and associated equipment including pumps, flow rates, plans, and/or sketches of system the layout. Include the rate (in gallons per minute or cubic feet per second) that water is diverted from the source of supply. If this WCP is submitted as part of a water right application, verify that the diversion volumes and rates are consistent with those in the application.

125-acre circles center pivot irrigation systems

1600 gpm diversion rate

Meters installed on diversion pumps and pivots

2. Describe the device(s) and/or method(s) used to measure and account for the amount of water diverted from the supply source, and verify the accuracy is within plus or minus 5%.

Meters to be installed on diversion pumps and pivots

3. Provide specific, quantified 5-year and 10-year targets for water savings including, where appropriate, quantitative goals for irrigation water use efficiency and a pollution abatement and prevention plan below in 3(a) and 3(b). Water savings may be represented in acre-feet or in water use efficiency. If you are not planning to change your irrigation system in the next five or ten years, then you may use your existing efficiencies or savings as your 5-year and /or 10-year goals. Please provide an explanation in the space provided below if you plan to use your existing efficiencies or savings.

Quantified 5-year and 10-year targets for water savings:

a. 5-year goal:
Savings in acre-feet or system efficiency as a percentage 75 %

b. 10-year goal:
Savings in acre-feet or system efficiency as a percentage 80 %

(Examples of Typical Efficiencies for Various Types of Irrigation Systems - Surface: 50-80%; Sprinkler: 70-85%; LEPA: 80-90%; Micro-irrigation: 85-95%)

4. If there is an existing irrigation system, have any system evaluations been performed on the efficiency of the system?

☐ Yes X ☐ No

If yes, please provide the date of the evaluation, evaluator's name and the results of the evaluation:

C. Conservation practices

1. Describe any water conserving irrigation equipment, application system or method in the irrigation system (e.g., surge irrigation, low pressure sprinkler, drip irrigation, nonleaking pipe).

Low pressure nozzles on pivot system

2. Describe any methods that will be used for water loss control and leak detection and repair.

Meters on diversion pumps and pivots

3. Describe any water-saving scheduling or practices to be used in the application of water (e.g., irrigation only in early morning, late evening or night hours and/or during lower temperatures and winds) and methods to measure the amount of water applied (e.g. soil-moisture monitoring).

Irrigation at night to minimize evaporative loss

4. Describe any water-saving land improvements or plans to be incorporated into the irrigation practices for retaining or reducing runoff and increasing infiltration of rain and irrigation water (e.g., land leveling, conservation tillage, furrow diking, weed control, terracing, etc.).

Maintenance of 90-100% grass cover

5. Describe any methods for recovery and reuse of tail water runoff.

No runoff because of grass cover

6. Describe any other water conservation practices, methods, or techniques for preventing waste and achieving conservation.

Rotational high impact grazing to improve thatch cover and grass roots maintenance

II. WATER CONSERVATION PLANS SUBMITTED WITH A WATER RIGHT APPLICATION FOR NEW OR ADDITIONAL STATE WATER N/A

Water Conservation Plans submitted with a water right application for New or Additional State Water must include data and information which:

1. support the applicant's proposed use of water with consideration of the water conservation goals of the water conservation plan;
2. evaluates conservation as an alternative to the proposed appropriation; and
3. evaluates any other feasible alternative to new water development including, but not limited to, waste prevention, recycling and reuse, water transfer and marketing, regionalization, and optimum water management practices and procedures.

Additionally, it shall be the burden of proof of the applicant to demonstrate that no feasible alternative to the proposed appropriation exists and that the requested amount of appropriation is necessary and reasonable for the proposed use.