



It is the intent of the Developer to plat this acreage into approximately 70 lots, more or less, and that said plat shall be recorded in the Real Property Records of Bexar County.

Developer hereby declares that the Annexed Land shall become, and it is hereby made, part of LIMESTONE RANCH, whether it is in the form of acreage, or platted lots, and subject to the covenants, restrictions, and conditions set forth in the Declaration, as well as to the terms, provisions and requirements of the Certificate of Formation and Bylaws of LIMESTONE RANCH Homeowners Association, Inc., all of which are which are hereby adopted and incorporated herein by reference for all purposes.


Each record owner of a lot in the Annexed Land shall be an "Owner" as defined in the Declaration, and each lot in the Annexed Area (except for Common Area, if any, shown on the plat of the Annexed Land), shall be a "Lot" as defined in the Declaration. Owners of Lots in the Annexed Land shall be deemed to have covenanted and agreed to the Declaration. Each Lot shall be part of LIMESTONE RANCH.

Developer continues to reserve the right to annex further land to LIMESTONE RANCH and to the Declaration.

EXECUTED on the 2<sup>nd</sup> ~~day~~ <sup>October</sup> of ~~September~~, 2006.

GREEN LAND VENTURES, LTD.,  
A Texas Limited Partnership

By: D. Green Land Co.,  
A Texas Corporation, its General Partner

By:   
Dana Green, President

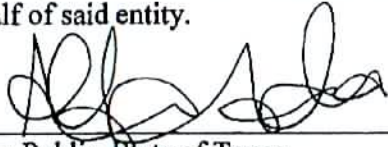
STATE OF TEXAS

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§

COUNTY OF BEXAR

This instrument was acknowledged before me on ~~September~~ <sup>October 2</sup>, 2006, by DANA GREEN, President, D. Green Land Co., a Texas Corporation, General Partner of GREEN LAND VENTRUES, LTD., a Texas Limited Partnership, on behalf of said entity.



  
\_\_\_\_\_  
Notary Public, State of Texas

**After recording return to:**

John F. Fuini, Jr.  
LAW OFFICE OF JOHN F. FUINI, JR.  
6243 IH 10 West, Suite 710  
San Antonio, Texas 78201

E:\Client Files\Green, Dana\Limestone Ranch\anexation.doc



**Field Notes for a 45.943 Acre Tract of Land**

Being a 45.943 acre tract of land out of the Maria F. Hernandez Survey No. 420, Abstract No. 314, County Block 4709, Bexar County, Texas, said 45.943 acre tract being a portion of that certain 96.704 acre tract conveyed to Green Land Ventures, LTD. by deed recorded in Volume 11364, Pages 2342-2348, Official Public Records, Bexar County, Texas, said 45.943 acre tract being more particularly described by metes and bounds as follows:

**Beginning** at a ½" iron rod found for the northwest corner of the herein described tract, the northwest corner of the above referenced 96.704 acre tract, the northeast corner of Highlands Ranch Unit 3 recorded in Volume 9541, Pages 175-176, Plat Records, Bexar County, Texas and being in the south line of Lake Side Acres Subdivision recorded in Volume 4080, Page 202, Plat Records, Bexar County, Texas;

**Thence**, with the north line of said 96.704 acre tract, the south line of Lake Side Acres Subdivision, North 89 degrees 49 minutes 53 seconds East, a distance of 467.11 feet to a ½" iron rod found for angle and North 89 degrees 53 minutes 03 seconds East, a distance of 533.13 feet to a 5/8" iron pipe found at the southwest corner of Waterview Drive;

**Thence**, continuing with the north line of said 96.704 acre tract, the south line of Lake Side Acres Subdivision, North 89 degrees 29 minutes 55 seconds East, a distance of 259.79 feet to a 5/8" iron pipe found at the southeast corner of Lake Side Acres Subdivision, the southwest corner of Lot 55, Block 21, Limestone Ranch, Unit 1, Planned Unit Development recorded in Volume 9569, Pages 179-183, Plat Records, Bexar County, Texas;

**Thence**, with the south line of said Lot 55, North 89 degrees 32 minutes 26 seconds East, a distance of 80.07 feet to a found ½" iron rod with an orange "Moy Survey" plastic cap for the northeast corner of the herein described tract, the northwest corner of Lot 54;

**Thence**, departing the south line of said Lot 55, with the west line of Lot 54, South 00 degrees 10 minutes 29 seconds West, a distance of 224.66 feet to a found ½" iron rod with an orange "Moy Survey" plastic cap in the northwest right-of-way line of Limestone Pass at the southwest corner of said Lot 54;

**Thence**, crossing Limestone Pass, South 16 degrees 08 minutes 58 seconds East, a distance of 34.00 feet to a found ½" iron rod with an orange "Moy Survey" plastic cap in the southeast right-of-way line of Limestone Pass, said point being at the beginning of a tangent curve to the left whose radius is 217.00 feet, whose central angle is 01 degrees 46 minutes 42 seconds and whose chord bears North 72 degrees 57 minutes 41 seconds East, a distance of 6.73 feet;

**Thence**, with the southeast right-of-way line of Limestone Pass, along the arc of said curve to the left a distance of 6.73 feet to a found ½" iron rod with an orange "Moy Survey" plastic cap at the northwest corner of Lot 1, Block 22;

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**EXHIBIT A**

**Thence**, with the west lines of Lots 1 through 8, Block 22, South 00 degrees 10 minutes 29 seconds West, a distance of 863.74 feet to a found 1/2" iron rod with an orange "Moy Survey" plastic cap in the west line of said Lot 8, said point being the northeast corner of Lot 10, Block 22;

**Thence**, departing the west line said Lot 8, with the north lines of Lots 10 through 12, Block 22, North 89 degrees 49 minutes 31 seconds West, a distance of 330.00 feet to a found 1/2" iron rod with an orange "Moy Survey" plastic cap at the northwest corner of said Lot 12;

**Thence**, with the west line of said Lot 12, South 00 degrees 10 minutes 29 seconds West, a distance of 228.00 feet to a found 1/2" iron rod with an orange "Moy Survey" plastic cap in the north right-of-way line of Woodland Trace, said point being the southwest corner of said Lot 12;

**Thence**, with the north right-of-way line of Woodland Trace, North 89 degrees 49 minutes 31 seconds West, a distance of 10.00 feet to a found 1/2" iron rod with an orange "Moy Survey" plastic cap for corner;

**Thence**, crossing Woodland Trace, South 00 degrees 10 minutes 29 seconds West, at 34.00 feet, the northwest corner of Lot 24, Block 21, a total distance of 262.00 feet to a found 1/2" iron rod with an orange "Moy Survey" plastic cap at the southwest corner of Lot 24, Block 21, the southeast corner of the herein described tract, said point being in the north line of Highlands Ranch Unit 2 recorded in Volume 9537, Pages 91-93, Plat Records, Bexar County, Texas, the south line of the aforementioned 96.704 acre tract;

**Thence**, with the north line of Highlands Ranch Unit 2, North 89 degrees 49 minutes 31 seconds West, a distance of 1009.63 feet to a 1/2" iron rod found for the southwest corner of the herein described tract, the southwest corner of said 96.704 acre tract, the northwest corner of Highlands Ranch Unit 2 and being in the east line of Highlands Ranch Unit 3;

**Thence**, with the west line of said 96.704 acre tract, the east line of Highlands Ranch Unit 3, North 00 degrees 03 minutes 18 seconds West, a distance of 1599.59 feet to the **Place of Beginning** containing 45.943 acres.

Note: This description is based on an on the ground survey performed on 02-21-2004, and updated on 03-15-2006. A survey plat of the above described tract was not prepared. Basis of bearing was established from GPS observations.



*Donald Dean Boerner* 8-31-2006  
 Donald Dean Boerner  
 Registered Professional Land Surveyor  
 No. 5207 Job # 040882-211

**EXHIBIT A**



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*Donald Dean Boerner* 8-31-2006  
Donald Dean Boerner  
Registered Professional Land Surveyor  
No. 5207 Job # 040882-211

RECORDER'S MEMORANDUM  
AT THE TIME OF RECORDATION, THIS INSTRUMENT WAS FOUND TO BE INADEQUATE FOR THE BEST PHOTOGRAPHIC REPRODUCTION BECAUSE OF ILLEGIBILITY, CARBON OR PHOTO COPY DISCOLORED PAPER ETC.

Any provision herein which restricts the sale, or use of the described real property because of race is invalid and unenforceable under Federal law  
STATE OF TEXAS, COUNTY OF BEXAR  
I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped herein by me and was duly RECORDED in the Official Public Record of Real Property of Bexar County, Texas on:

OCT - 4 2006

EXHIBIT A



*Gerry Rickhoff*  
COUNTY CLERK BEXAR COUNTY, TEXAS

Doc# 20060242158 Fees: \$40.00  
10/04/2006 3:35PM # Pages 7  
Filed & Recorded in the Official Public Records of BEXAR COUNTY  
GERRY RICKHOFF COUNTY CLERK