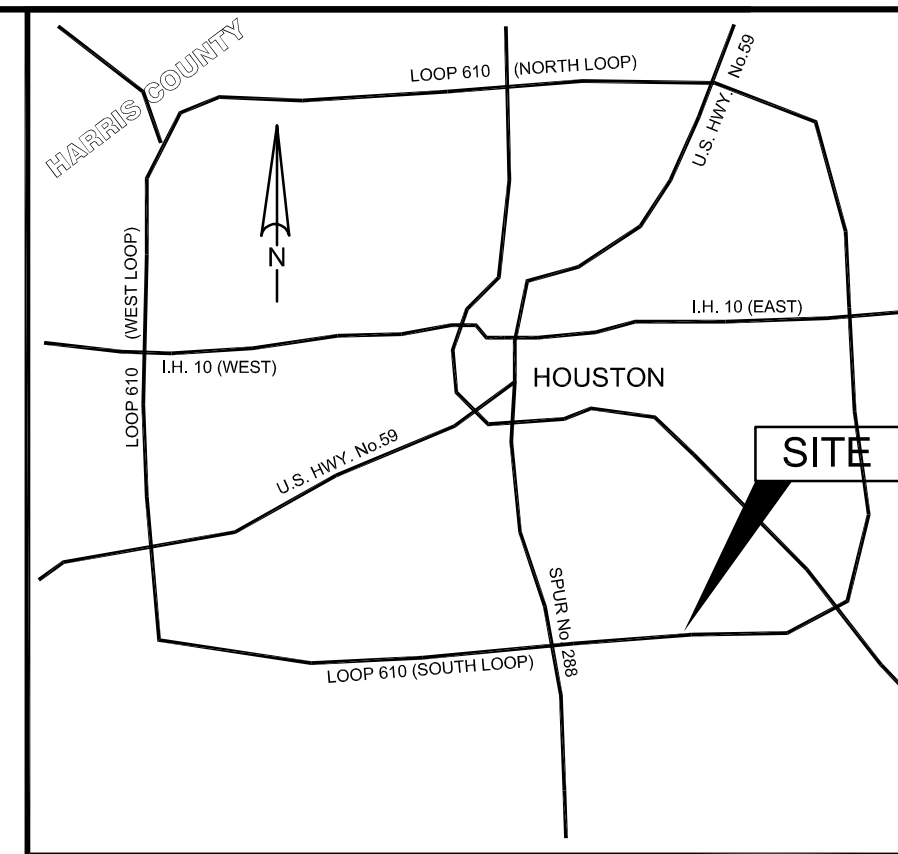


G.H. & S.A. RAIL ROAD COMPANY (100' WIDTH)



Keymap Page: 534N
Scale: N.T.S.

LEGEND	
H.C.M.R.	Harris County Map Records
H.C.D.R.	Harris County Deed Records
H.C.C.C.F. No.	Harris County Clerk's File Number
esmt.	Easement
RCP	Reinforced concrete pipe
POC	Point of Commencement
POB	Point of Beginning
⊕	Power Pole
⊕	Guy Anchor
⊕	Telephone Pedestal
⊕	Post
⊕	Strm. M.H.
⊕	Water Valve
⊕	Strm. Inlet
⊕	Sign
⊕	Fire Hydrant
⊕	Overhead Electric Lines
⊕	Chain Link Fence

8.2442 Acres

1 Story Concrete and Steel Building
5055 South Loop East
Houston, Texas.

I.H. 610 (South Loop)

METES AND BOUNDS

Being 8.2442 acres (359,115.4997 Square Feet) of land situated in the W.C.R.R. Survey, No. 1, Abstract No. 936, Harris County, Texas, and being that same called 8.2439 acres of land described in a General Warranty Deed from Rhodes, Inc. to Sam P. Finger, The Dora T. Finger Trust and The Aaron L. Finger Trust recorded under File Number E994915, Film Code Number 115-16-1291 to the Harris County Official Public Records of Real Property (H.C.O.P.R.P.), dated, December 15, 1976. Said 8.2439 acre tract also being out of that certain called 10.5991 acre tract of land conveyed to Rhodes Inc. by deed recorded in Volume 8131, Page 62 of the Harris County Deed Records and being more particularly described by metes and bounds as follows:

COMMENCING at a found 5/8" iron rod at the southeast corner of said 10.5991 acre tract, same being at the intersection of the northerly right-of-way line of Interstate Highway (I.H.) 610 (South Loop Freeway) with the west right-of-way of Jutland Street (abandoned);

THENCE, South 69°18'00" West, a distance of 249.89' (call distance 250.00') along with the north right-of-way line of said I.H. 610 to a set 5/8" iron rod with cap for the southwest corner of that certain 2.3552 acre tract conveyed by deed from The Money Store Investments Corp. to Kristi L. Bert, Trustee recorded under Harris County Clerk's File No. R722841, and for the POINT OF BEGINNING and southeast corner of the herein described tract;

THENCE, South 69°18'00" West, 840.82' continuing along the north right-of-way of Loop 610 to a found 5/8" iron rod for the southwest corner of the herein described tract and being the southeast corner of that certain 0.5746 acre tract conveyed from Lindenwood Partners, Ltd. to Sheraj, L.L.C. by deed recorded under Harris County Clerk's File No. U739402;

THENCE, North 20°46'31" West, 199.93' along the east line of said 0.5746 acres to a found 5/8" iron rod for corner;

THENCE, South 69°19'05" West, 124.95', along the north line of said 0.5746 acres to a found 5/8" iron rod for the northwest corner of said 0.5746 acres and being in the east line of a 0.6266 acre tract conveyed by deed from Elizabeth Louise Binkley to Binkley Family Limited Partnership as per instrument filed under Harris County Clerk's File Number P613276;

THENCE, North 20°00'59" West, 13.87' (call N20°48'31" W) along the east line of said 0.6266 acres to a found 5/8" iron rod for the southeasterly line of that certain 1.7664 acre tract conveyed from Auto Body Parts Depot, L.P., to 4757 S. Loop East, L.L.P. by deed recorded under Harris County Clerk's File Number Y544460;

THENCE, North 17°39'17" East, 131.69' along the east line of said 1.7664 acres to a found 5/8" iron rod for corner;

THENCE, North 20°45'19" West, 92.46' to a found 5/8" iron rod being a common corner with the 1.7664 acres and also being in the south right-of-way line of the Southern Pacific Transportation Company Railroad (A.K.A. the G.H. & S.A. Railroad) 100' right-of-way;

THENCE, North 69°15'12" East, 883.96' along said south right-of-way line to a found 5/8" iron rod for the northwest corner of the aforementioned 2.3552 acres and for the northeast corner of the herein described tract;

THENCE, South 20°45'19" East, 410.29' along the west line of said 2.3552 acres, to THE POINT OF BEGINNING, and containing 8.2442 acres or 359,115.4997 square feet of land.

NOTES

- This survey has relied upon the Commitment for Title Insurance issued by Lawers Title Insurance Corporation, File No. 1017001206, effective date February 18, 2007, with regard to any recorded easements, right-of-way or setbacks affecting the subject property. Additional documents regarding the right-of-way taking and current ownership of the adjoining tracts have been researched by Lawers Title Insurance Corporation. No additional research regarding the existence of easements, restrictions, or other matters of record has been performed by the Surveyor.
- Bearings and Coordinates are based on Found Monuments the adjoining Right-of-ways and Deed calls for the subject and adjoining tracts of land shown and noted hereon.
- According to the Federal Emergency Management Agency Flood Insurance Rate Map No. 48201C00890 J, effective date: 11/06/1996, the subject property lies within ZONE "X" (unshaded), areas determined to be outside 500-year floodplain.
- The Surveyor did not locate underground utilities.

Caesar R. Romero Registered Professional Surveyor, Registration No. 1948, in and for the State of Texas, does hereby certify to Kinetics Holdings, LLC that:

This map or plat and the Survey on which it was based were made (i) in accordance with the Texas Society of Professional Surveyors Standards and Specifications for a Category 1A, Condition II, Land Title Survey, in effect on the date of this certification; and (ii) except as shown on the Survey, (A) there are no visible easements or right of way of which the undersigned has been advised, (B) there are no observable, aboveground encroachments either (1) by improvements on the Land, or (2) by the improvements on adjoining properties, street or alleys upon the Land, and (C) as can be determined by visual examination of surface and above ground facilities, the Land does not serve any adjoining property for drainage, utilities or ingress or egress.

The parties listed in the first paragraph of this Certificate are entitled to rely on the Survey and this Certificate as being true and accurate.

The undersigned has received and examined a copy of Lawers Title Insurance Corporation's Commitment No. 1017001206, effective date February 18, 2007 and the location of any matter shown thereon, to the extent it can be located, has been shown on this survey with the appropriate recording reference.

Registration within the State of Texas No. 1948

Date of Survey: April 17, 2007

Date of Last Revision:

Address: 5055 South Loop East
Houston, Texas. 77021

No.	Revisions	Date
4		
3		
2		
1	Revised Certification Entity	08/28/07

Boundary and Improvement Survey

Survey of 8.2442 Acres of land out of the W.C.R.R.Co. Section No. 1, Abstract No. 396, as recorded under Film Code No. E994915, H.C.D.R., Houston, Harris County, Texas.

EarthDataSurveying
Commitment to Real Solutions

14451 Cornerstone Village Dr. Suite 110 - Houston, Texas 77014
tel. 281.587.8686 - fax 281.587.1770
http://www.earthdatasurveying.com

Dwg. date: April 18, 2007	Scale: 1" = 40'	File: 5344_Boundary_Fingers.DWG
Drawn by: M.G.	Calc. by: M.G.	Chk. by: C.R.R.
Client: Kinetics Holdings, LLC		Job no.: 07-04-5347/002