

**METES AND BOUNDS DESCRIPTION  
OF A  
52.25 ACRE TRACT**

Being 52.25 acres of land, out of a 212.20 acre tract of land as described in Document No. 490819, Official Public Records of San Patricio County, Texas, also being out of a 328.9 acre tract, referred to as "Tract 1, Parcel 2A", described in Document No. 2001000017, Official Public Records of Nueces County, Texas, and a 832.0 acre tract referred to as "Reynolds/Alcoa Retained Tract 1" in Document No. 2001000017, Official Public Records of Nueces County, Texas, and being more particularly described by metes and bounds as follows:

Commencing at a found 5/8 inch iron rod, being the southeast corner of a 125.2 acre tract referred to as "Reynolds/Alcoa Retained Tract 3" in Document No. 2001000017, Official Public Records of Nueces County, Texas, said corner having a State Plane Grid Coordinate of N 17,211,109.14', E, 1,383,532.78', NAD' 83, Texas South Zone, and said corner also being an inside corner of said 212.20 acre tract as shown in MEI Govind drawing no. 0309-501-C04 and drawing no. 0309-501-C05;

Thence along the northeasterly boundary of said 212.20 acre tract, S 17-32-44 E, 250.80 feet, to the Point of Beginning and northeast corner of this herein described tract, said corner having a State Plane Grid Coordinate of N 17,210,870.02', E, 1,383,608.38', NAD' 83, Texas South Zone, and being on the Mean Higher High Water Line of Corpus Christi Bay;

Thence S 17-32-44 E, 46.08 feet, to an interior corner of this herein described tract, same being an interior corner of said 212.20 acre tract;

Thence S 01-10-32 E, 767.00 feet, to a point on the on the south line of a 31.82 acre tract, referred to as "Tract 1, Parcel 5" as recorded in Document No. 2001000017, Official Public Records of Nueces County, Texas, said point being the Port of Corpus Christi Authority North Bulkhead Line, also being the southeast corner of said 212.20 acre tract, same being the southeast corner of this herein described tract;

Thence along the south boundary of this herein described tract, the south boundary of said 212.20 acre tract, the North Bulkhead Line, N 77-30-59 W, 3569.00 feet, to the southwest corner of this herein described tract, same being the southwest corner of said 212.20 acre tract;

Thence leaving said North Bulkhead Line, N 07-00-29 W, 244.22 feet, to an interior corner of this herein described tract, said corner being on the west boundary line of said 212.20 acre tract, and also being on said Mean Higher High Water Line (MHHW);

Thence along said Mean Higher High Water Line as follows:

N 87-07-14 E, 13.56 feet;  
S 32-02-58 E, 21.05 feet;  
N 68-07-08 E, 19.87 feet;  
S 61-24-17 E, 14.94 feet;  
N 45-48-36 E, 13.55 feet;  
N 25-00-56 W, 72.49 feet;

Thence S 85-43-21 W, 42.23 feet, to an interior corner of this herein described tract, said corner being on the west boundary line of said 212.20 acre tract;

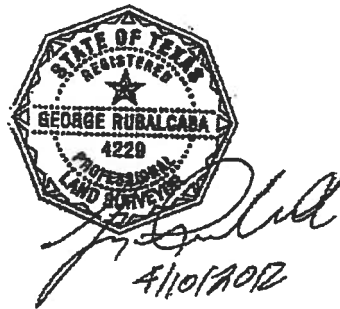
Thence along the west boundary of said 212.20 acre tract, N 07-00-29 W, 30.33 feet, to the northwest corner of this herein described tract, and being on said Mean Higher High Water Line;

Thence with said Mean Higher High Water Line (MHHW) as follows:

N 84-40-25 E, 16.36 feet;  
S 84-44-31 E, 50.13 feet;  
S 03-16-16 E, 36.14 feet;  
S 72-16-10 E, 17.07 feet;  
N 53-23-13 E, 27.28 feet;  
S 87-50-01 E, 30.47 feet;  
N 82-21-56 E, 49.49 feet;  
N 87-19-40 E, 40.23 feet;  
S 62-13-54 E, 24.71 feet;  
S 31-48-19 E, 30.33 feet;

N 37-21-50 W, 9.14 feet;  
 N 48-34-53 E, 60.83 feet;  
 N 88-04-21 E, 61.52 feet;  
 S 62-33-10 E, 49.74 feet;  
 S 85-11-41 E, 51.68 feet;  
 N 79-36-23 E, 36.81 feet;  
 N 65-12-45 E, 35.50 feet;  
 S 79-22-43 E, 56.99 feet;  
 S 56-38-50 E, 58.76 feet;  
 S 48-44-43 E, 111.54 feet;  
 S 52-35-41 E, 46.53 feet;  
 S 85-06-59 E, 40.01 feet;  
 S 60-20-57 E, 12.72 feet;  
 S 35-27-18 E, 37.43 feet;  
 S 60-04-28 E, 39.02 feet;  
 S 84-37-50 E, 20.21 feet;  
 N 59-26-24 E, 36.04 feet;  
 N 45-55-06 E, 27.10 feet;  
 N 66-55-49 E, 27.43 feet;  
 S 74-12-19 W, 47.14 feet;  
 N 86-06-05 W, 28.83 feet;

Thence N 74-45-18 W, 16.89 feet, along said Mean Higher High Water Line, to the Point of Beginning and containing 52.25 acres of land, more or less.



Notes:

- 1) Bearings are State Plane Grid, Texas South Zone, NAD' 83.
- 2) MHHW Line based on TCOON Gauge "Ingleside"