

R.H. RANCH RESTRICTIONS

Item 1 of Schedule "B" is hereby deleted in its entirety.

OTHER EXCEPTIONS

- An undivided non-participating royalty interest, reserved by Grantor as described in instrument from Pat Thompson et ux, et al, to Elmer O. Breckenridge and Mary A. Breckenridge, dated July 3, 1951, recorded in Volume 91, Page 225, Deed Records of Kerr County, Texas, reference to which instrument is here made for all purposes, together with all rights, expressed or implied in and to the property covered by this Policy arising out of or connected with said interests and conveyance. Title to said interest not checked subsequent to date of the aforesaid instrument.
- Right-Of-Way Easement dated June 14, 1957 to Kerr County, Texas, recorded in Volume 3, Page 226, Easement Records of Kerr County, Texas.
- An undivided non-participating royalty interest, reserved by Grantor as described in instrument from Van N. Baucum to Van Poorman, dated February 28, 1969, recorded in Volume 137, Page 181, Deed Records of Kerr County, Texas, reference to which instrument is here made for all purposes, together with all rights, expressed or implied in and to the property covered by this Policy arising out of or connected with said interests and conveyance. Title to said interest not checked subsequent to date of the aforesaid instrument. (CAN BE DELETED UPON RECEIPT OF AN ACCEPTABLE AFFIDAVIT OF NON PRODUCTION)
- Road and Utility Easements as per the Plats recorded in Volume 3, Page 83 and Volume 3, Page 84, Plat Records of Kerr County, Texas.
- Road Easement as described in deed dated {PR,"insert date of appropriate deed",DT2,1}, recorded in Volume {PR,"insert volume number of appropriate deed",IN1,2}, Page {PR,"insert page number of appropriate deed",IN1,3}, Deed Records of Kerr County, Texas.
- Any visible and/or apparent roadways or easements over or across the subject property.
- Rights of Parties in Possession. (AS PER OWNER POLICY ONLY)