

3. Marion Craig Suber has the right to erect and maintain gates across roads entering or crossing his property, to the extent same are capable of being opened and closed.

4. POATRI cannot define or create ingress or egress rights of Property Owners in Terlingua Ranch on the private roads of the ranch.

5. POATRI cannot grant rights to access to any Property Owner or invitee on the private roads of Terlingua Ranch.

6. The roads traversing the property of Marion Craig Suber are private roads.


7. The limited purpose of POATRI's easement rights for road maintenance and utilities is not frustrated by gates, locked or unlocked, as long as POATRI is provided a means of access.

8. Marion Craig Suber's gates, as long as they are capable of being opened and closed, are reasonable as a matter of law.

9. Marion Craig Suber's request to recover reasonable attorneys and necessary fees is granted as follows: \$10,000.00 for prosecution of the trial, payable to the Court; \$35,000.00 for any successful appeal to the Court of Appeals; and \$30,000.00, for any successful appeal to the Supreme Court.

10. All relief not expressly granted herein is DENIED, and this Judgment shall dispose of all issues pending on this matter between POATRI and Marion Craig Suber, and this Judgment shall be FINAL as to such issues and parties.

SIGNED this 19 day of June, 2012.



HONORABLE STEPHEN B. ABLES
Judge Presiding

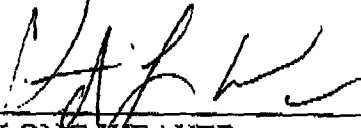
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Page 2 of 3

APPROVED AS TO FORM ONLY WITHOUT
WAIVING RIGHT TO COMPLAIN ON APPEAL:

JEFFREY F. THOMASON,
Attorney for Plaintiff Property Owners
Association of Terlingua Ranch, Inc.



PATLONG WEAVER,
Attorney for Defendant
Marion Craig Suber

FINAL JUDGMENT

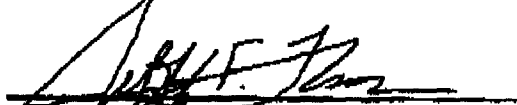
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Page 3 of 3

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 JEFFREY R. THOMASON,
 Attorney for Plaintiff Property Owners
 Association of Terlingua Ranch, Inc.

 PAT LONG WEAVER,
 Attorney for Defendant
 Marion Craig Suber

FINAL JUDGMENT

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Page 3 of 3