



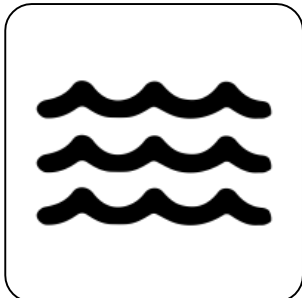
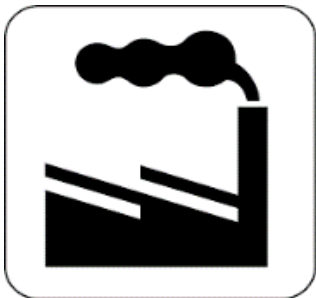
ROCKPORT
== T E R M I N A L S ==

Property Overview





Property Features



230 Acres Industrial Property



Multimodal Water, Rail, and Highway Access

Existing Infrastructure for Storage and Fleeting



Water



1,200 feet of bulkhead with access to Intracoastal Waterway

12' draft for barge transloading and fleeting

Over 52 acres of land above flood plain on water side access



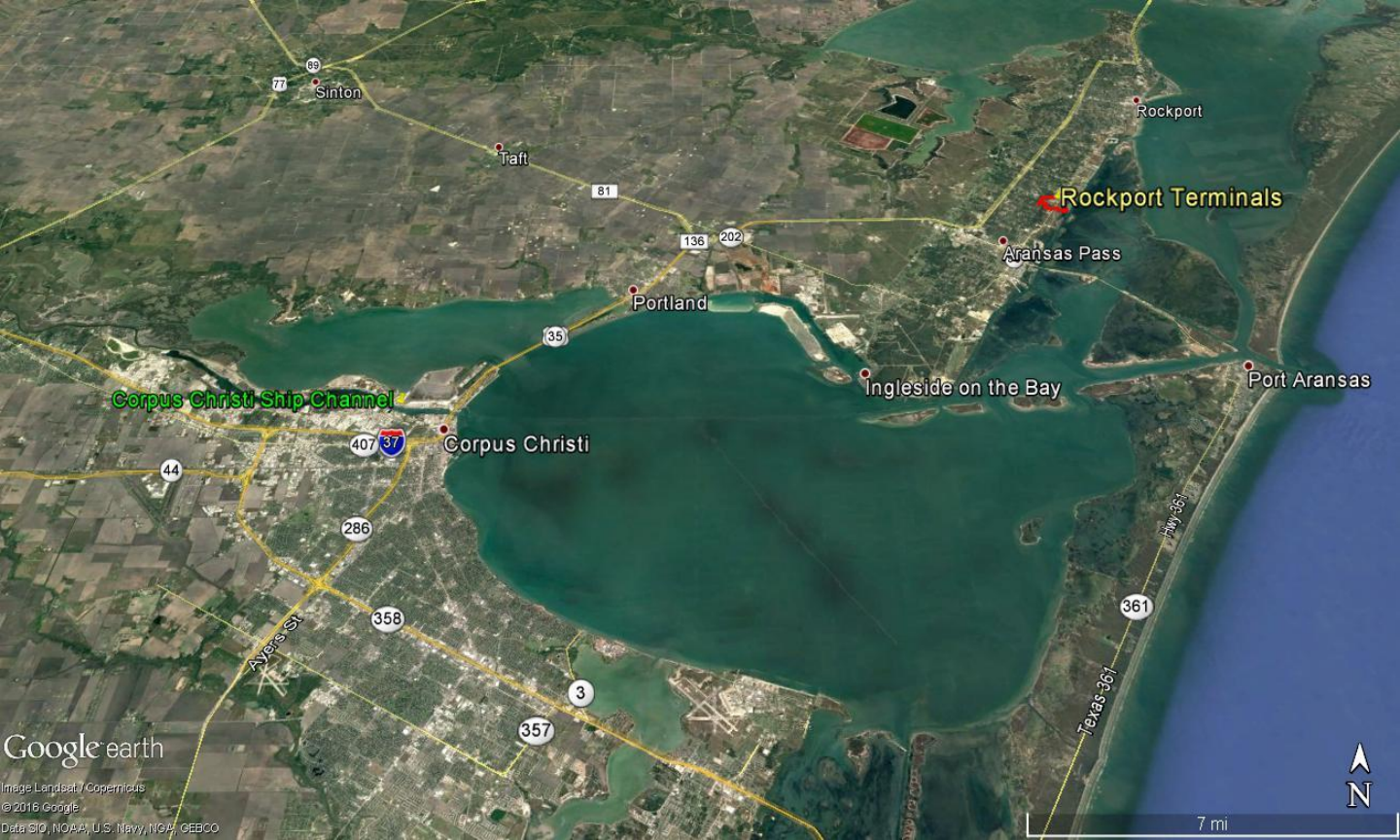
Rail



Over 1.5 miles of rail, along with
rails spur, with capacity of 1 unit train

Rail is on the Kosmos Line, tracks 29-
31, serviced by Union Pacific

Opportunity for rail car cleaning,
servicing, and maintenance



Highway

Over 5,000 feet of frontage on Hwy 35 N

Property is located strategically between Port Aransas and Rockport, within 7 miles of the Port Aransas Jetties

Highway allows for ease of access to major centers of commerce in Corpus Christi (23 miles), San Antonio (150 miles), and Houston (200 miles)

Location provides efficient routes to the Eagle Ford and Mexico



Storage



Property contains two tanks with a total capacity of 55,000 bbls of storage

Management is open to a build-to-suit with a credit-worthy tenant or partnership

Storage tanks currently have pipe in/out capabilities