

LEASE AGREEMENT

This agreement is made and entered into between LaBros Holdings, LLC, P.O. Box 809 Carthage, Tx. 75633, as Grantors, and PANOLA COUNTY, TEXAS, a governmental subdivision of the State of Texas, as Grantee, this 26th day August, 2025.

WHEREAS, LaBros Holdings, LLC are the owners of the following described land to-wit:

All that 25 acres more or less of land situated in Panola County, Texas, in the AB 695 W. Vaughn Survey

And are desirous of allowing PANOLA COUNTY to use such land for purposes of acquiring dirt used in the construction and maintenance of roads in Panola County, Texas: and

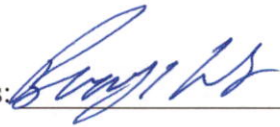
WHEREAS, PANOLA COUNTY is desirous of obtaining a location to acquire dirt for the purpose of building and maintaining roads in Panola County, Texas.

THE PARTIES AGREE AS FOLLOWS:

Grantor does hereby grant Grantee the exclusive right to use the above described property for the removal of dirt for the purposes set out herein together with the free rights of ingress and egress to said property required by Grantee in the full exercise and enjoyment of the rights hereby conferred. In the event Grantor sells the above described property then this Lease Agreement shall terminate upon the date of the closing of the sale.

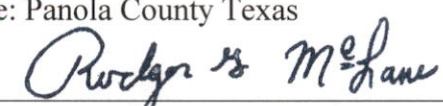
Grantee shall pay as consideration to Grantor for the benefit conveyed to it the sum of ONE and 50/100 DOLLARS (\$1.50) per yard for each yard of soil removed by Grantee from the described premises. Additionally, the Grantee shall pay Grantor the sum of FIFTY DOLLARS (\$50.00) per month as long as this Lease Agreement is effective. Either party may terminate this Lease Agreement by giving thirty (30) day notice to the other party. Along with the rights conferred above, the Grantee also is granted the right to store materials and equipment on the property as needed during the term of this Lease.

Signed this 21st day of August, 2025

Grantors: 

As approved in Commissioners' Court on the 26th day of August, 2025

Grantee: Panola County Texas

By: 

RODGER G. McLANE, COUNTY JUDGE