

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | S 13°25'11" E | 1026.71' |
| L2 | S 00°07'31" W | 24.71' |

P.O.B.
FIND 1/2" IRON ROD

V. 1189, P. 1198
O.R.P.C.T.

N 89°12'59" E 2796.43'

189N RR CO SURVEY
SECTION 1
ABSTRACT NO. 1776

T&P RR CO SURVEY
SECTION 1
ABSTRACT NO. 1510

85,572 ACRES
V. 1189, P. 1193
O.R.P.C.T.

PROPERTY DESCRIPTION

BEING A 85,572 ACRES TRACT OF LAND OUT OF THE T&P RR CO SURVEY, SECTION 1, ABSTRACT NO. 1510 AND THE 189N RR CO SURVEY, SECTION 1, ABSTRACT NO. 1776, PARKER COUNTY, TEXAS, BEING ALL OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN VOLUME 1189, PAGE 1193, OFFICIAL RECORDS, PARKER COUNTY, TEXAS, BEING FURTHER DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A FOUND 1/2" IRON ROD, IN THE EAST LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN V. 1678, P. 613, AT THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN V. 1189, P. 1189, O.R.P.C.T., AND AT THE NORTHWEST CORNER OF SAID V. 1189, P. 1193, FOR THE NORTHWEST AND BEGINNING CORNER OF THIS TRACT, WHENCE THE SOUTHWEST CORNER OF SAID SAID ABSTRACT NO. 1776 IS CALCULATED TO BEAR S 20°59'18" E 2541.00 FEET.

THENCE N 89°12'59" E 2796.43 FEET ALONG THE NORTH LINE OF SAID V. 1189, P. 1193 TO A 4" STEEL POST, AT THE SOUTHERNMOST SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN V. 2843, P. 1605, FOR A CORNER OF THIS TRACT.

THENCE ALONG SAID V. 2843, P. 1605 THE FOLLOWING COURSES AND DISTANCES:

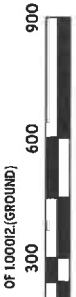
S 00°07'31" W 24.71 FEET TO A 4" STEEL POST, FOR A CORNER OF THIS TRACT.
N 89°10'58" E 712.93 FEET TO A FOUND 1/2" IRON ROD CAPPED, IN THE CALLED WEST LINE OF STATE HIGHWAY NO. 171 AND IN THE EAST LINE OF SAID V. 1189, P. 1193, O.R.P.C.T., FOR THE NORTHEAST CORNER OF THIS TRACT.

THENCE S 13°25'11" E 1026.71 FEET TO A 4" STEEL POST, IN THE CALLED WEST LINE OF SAID STATE HIGHWAY NO. 171, AT THE NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN V. 324, P. 234, O.R.P.C.T., AND AT THE SOUTHEAST CORNER OF SAID V. 1189, P. 1193, FOR THE SOUTHEAST CORNER OF THIS TRACT.

THENCE S 68°57'19" W 3733.70 FEET ALONG THE NORTH LINE OF SAID V. 324, P. 234 AND THE SOUTH LINE OF SAID V. 1189, P. 1193 TO A SET 1/2" IRON ROD CAPPED "TEXAS SURVEYING, INC.", AT THE SOUTHWEST CORNER OF SAID V. 1678, P. 613 AND AT THE SOUTHWEST CORNER OF SAID V. 1189, P. 1193.

THENCE N 00°46'44" W 1043.15 FEET ALONG THE EAST LINE OF SAID V. 1678, P. 613 AND THE EAST LINE OF SAID V. 1189, P. 1193 TO THE POINT OF BEGINNING.

BEARINGS, DISTANCES, AND/OR AREAS DERIVED FROM GNSS OBSERVATIONS AND REFLECT SURFACE ADJUSTED, N.A.D. 1983, TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE 4202 USING TEXAS DEPARTMENT OF TRANSPORTATION SURFACE ADJUSTMENT FACTOR OF 1.00012(GROUND)



- LEGEND**
- ELECTRIC METER
 - WASTE WATER MARKER
 - ▲ WATER VALVE
 - WELL
 - WATER METER
 - TELE BOX/CABLE MARKER
 - POWER POLE
 - SSMH
 - GAS METER
 - WATER LINE MARKER
 - OVERHEAD UTILITY
 - FENCE
 - GUY WIRE
 - GRAVEL
 - CONCRETE
 - ASPHALT
 - COVERED AREA

STATE HIGHWAY NO. 171
PAVED 100' R.O.W.
EDGE OF ROAD



I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO CERTIFY THAT THE ABOVE DESCRIBED PROPERTY WAS SURVEYED ON THE GROUND, BY ME OR UNDER MY DIRECT SUPERVISION, VISIBLE POINTS, ENCROACHMENTS, AND OVERLAPS ARE SHOWN AND THE INFORMATION PRESENTED IS TRUE & CORRECT TO THE BEST OF MY KNOWLEDGE IN ACCORDANCE WITH THE ETHICS AND STANDARDS OF THE PROFESSION. THIS SURVEY IS SUBJECT TO ALL APPLICABLE COPYRIGHT LAWS FROM THE DATE OF THIS SURVEY. TO PROTECT ALL PARTIES INVOLVED, THIS SURVEY IS ONLY VALID IF ORIGINAL SEAL & SIGNATURE APPEAR ON THE FACE OF THIS SURVEY IN BLUE INK.



MICAH HAMILTON, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5865
TEXAS SURVEYING, INC. - WEATHERFORD BRANCH
V. 1189, P. 1193
WEATHERFORD, TEXAS 75150-0066
DATE: JULY 24, 2018 - 1180742

- 1) NO ABSTRACT OF TITLE OR TITLE COMMITMENT WAS PROVIDED TO THE SURVEYOR. RECORDS ARE SUBJECT TO THE RECORDS OF THE COUNTY CLERK AND ONLY FOR THE PURPOSE OF DETERMINING THE BOUNDARY OF THIS PROPERTY AND OF THE ADJOINING PARCELS. RECORD DOCUMENTS OTHER THAN THOSE SHOWN ON THIS SURVEY MAY EXIST AND ENCUMBER THIS PROPERTY.
- 2) OFFICIAL FEMA FLOOD HAZARD INFORMATION HAS NOT BEEN REVIEWED DURING THE COURSE OF THIS SURVEY. FOR UP TO DATE FLOOD HAZARD INFORMATION ALWAYS VISIT THE OFFICIAL FEMA WEBSITE AT (WWW.FEMA.GOV).
- 3) APPROXIMATE SURVEY LINE AS SHOWN DERIVED FROM TEXAS NATURAL RESOURCES INFORMATION SYSTEM DATA CATALOG. (WWW.TNRIS.ORG)
- 4) UNDERGROUND UTILITIES WERE NOT LOCATED DURING THIS SURVEY. CALL 811 AND/OR UTILITY PROVIDERS BEFORE EXCAVATION OR CONSTRUCTION.
- 5) PLEASE CONSULT ALL APPLICABLE GOVERNING ENTITIES, REGULATORY RULES & REGULATIONS, THAT MAY AFFECT CONSTRUCTION ON THIS PROPERTY.

TEXAS SURVEYING INC.
FPM NO. 0000001 - WWW.TXSURVEYING.COM

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