



THIS IS TO CERTIFY THAT THIS PLAT REFLECTS AN ACTUAL SURVEY MADE ON THE GROUND AND THAT THERE ARE NO ENCROACHMENTS, OVERLAPS, CONFLICTS, SHORTAGES OR OTHER DISCREPANCIES THAN SHOWN AND THAT ALL VISIBLE EASEMENTS EXIST AS SHOWN AND THAT THE PROPERTY DOES NOT LIE WITHIN FLOOD ZONE A ACCORDING TO LOCAL FLOOD HAZARD BOUNDARY INFORMATION.

AS/J
A. S. HARRIS, JR.
6982 HWY 77 W
ATLANTA, TX 75551

RPLS 4628
903-848-2835
MARCH 30, 2006



TRACT 1:

5.757 Acre Tract: All that certain tract or parcel of land situated in Cass County, State of Texas, a part of the Jas. Hamilton Survey A-462 and being a part of that 44 acre tract conveyed by Harriett Lemmons to Kizzie Davis as recorded in Vol. A-9, p. 468 of the Deed Records of said County and being that same 44 acre tract conveyed by Sheriffs Deed from James D. Estess, Sheriff of Cass County to Leanna Ruth Harrison or Joseph Strobel (Vol. 1205, p. 650) and bounded as follows:

BEGINNING at a typical steel rod (typical steel rod is a $\frac{1}{2}$ " x 24" steel rod with surveyor's cap marked "Hampton") set in the west boundary line of the Hamilton Survey and the east boundary line of the Samson Cuthbirth Survey A-210 at the called northwest corner of the aforementioned 44 acre tract and the apparent most westerly southwest corner of that 62 $\frac{1}{3}$ acres described in three tracts in that Oil, Gas and Mineral Lease conveyed by Joe Harris and Ora M. Harris to C. C. Davis (Vol. B-9, p. 582), said beginning corner lays in the east boundary line of that 15 $\frac{3}{5}$ acre Tract No. 5 allotted to George Jackson in that Partition Deed recorded in Vol. 635, p. 765 (Reference Deed at Vol. 622, p. 432), said beginning corner bears S 2° 48' 34" W, 50.63-of a 1" x $\frac{1}{4}$ " steel stake found at the apparent northeast corner of the aforementioned 15 $\frac{3}{5}$ acre tract;

THENCE East, along the called north boundary line of the 44 acre tract and the south boundary line of the aforementioned 62 $\frac{1}{3}$ acre tract, 834.49 ft. to a typical steel rod set at the called most northerly northeast corner of

aforementioned 62 1/3 acre tract, 834.49 ft. to a typical steel rod set at the called most northerly northeast corner of the 44 acre tract and an ell corner in the boundary line of the 62 1/3 acre tract, said corner being also the southwest corner of that 26 1/2 acre tract and the northwest corner of that 9 acre Second Tract both conveyed by Joe R. Harris to Ora M. Harris (Vol. K-8, p. 403);

THENCE South, along a called east boundary line of the 44 acre tract and the west boundary line of the aforementioned 9 acre tract, 319.89 ft. to a typical steel rod set for corner in the north right-of-way line of FM 2888;

THENCE S 80°47'32" W, along the north right-of-way line of the Road, 153.61 ft. to a typical steel rod set at the called beginning of an irregular curve to the right from which the radius point bears N 1°09'31" W, 1362.39 ft.;

THENCE in a northwesterly direction around the curve in the Road (Long Chord bears N 76°00'03" W, 712.47 ft.; Radius = 1362.39 ft.) through a Central Angle of 30°18'55" for a total distance of 720.85 ft. to a typical steel rod set in the west boundary line of the Hamilton Survey and the east boundary line of the Cuthbirth Survey and the west boundary line of the 44 acre tract and the east boundary line of the aforementioned 15 3/5 acre tract;

THENCE N 2°48'34" E, along the common boundary line, 172.32 ft. to the place of beginning and containing 5.757 acres of land.

TRACT 2:

All that certain 56.79 acres in the James Hamilton Survey, Abstract No. 462, Cass County, Texas and being a portion of the remainder of that 9 acres and all that 26 1/6 acres as described in Volume X-7, Page 486, Deed Records and all that 26 1/6 acres as described in Volume A-9, Page 469, Deed Records and the 56.79 acres being more particularly described by metes and bounds as follows:

BEGINNING at 1/2" iron rod found in South boundary Robert Hamilton Survey, Abstract No. 463 at Northeast corner Samson Cuthbirth Survey, Abstract No. 210 and Northwest corner James Hamilton Survey and Northwest corner 26 1/6 acres for Northwest corner;

THENCE: S 89° 45' 27" E, 1768.98 feet with South boundary Robert Hamilton Survey and North boundary James Hamilton Survey and North boundaries both 26 1/6 acres to 60d spike set at base pine stump and old fence corner at Northwest corner Ivory Craig James et al tract (F-5/94) and Northeast corner other 26 1/6 acres for Northeast corner;

THENCE: S 00° 04' 58" W, 1399.83 feet with West boundary James Tract and East boundary 26 1/6 acres and East boundary 9 acres to 1/2" rebar set in North right of way line Texas FM 2888 at Southwest corner James tract for Southeast corner;

THENCE: With North right of way line Texas FM 2888 as follows:

S 75° 21' 48" W, 500.15 feet to concrete monument found;

S 79° 22' 34" W, 430.55 feet to 1/2" rebar found in West boundary 9 acres at Southeast corner of a portion of land conveyed to Leanna Ruth Harrison and Joseph Strubel Tract (1205/650);

THENCE: N 01° 27' 43" W, 319.89 feet with West boundary 9 acres and offset corner Harrison and Strubel Tract to 1/2" rebar found at Northerly Northeast corner Harrison and Strubel Tract at Northwest corner 9 acres and Southeast corner 26 1/6 acres and Southwest corner other 26 1/6 acres;

THENCE: S 88° 32' 17" W, 846.71 feet with North boundary Harrison and Strubel Tract to 1/2" rebar set in East boundary Cuthbirth and West boundary James Hamilton Survey at Northwest corner Harrison and Strubel Tract and Southwest corner 26 1/6 acres for Southwest corner;

THENCE: N 00° 13' 32" W, 1304.90 feet with East boundary Samson Cuthbirth Survey and West boundary James Hamilton Survey and West boundary 26 1/6 acres to the Place of Beginning and containing 56.79 acres of land, more or less.

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TRACT 3:

LESS AND EXCEPT

All that certain 1.21 acre in the James Hamilton Survey, Abstract No. 462, Cass County, Texas and being a portion of the remainder of that 9 acres as described in Volume X-7, Page 486, Deed Records and the 1.21 acre being more particularly described by metes and bounds as follows:

BEGINNING at 1/2" rebar set in East boundary 9 acres and South right of way line Texas FM 2888 and East margin CR 2752 at Northwest corner Loyd Calvin Buford (689/690) for Northeast corner;

THENCE: S 00° 04' 58" W, 169.18 feet with West boundary Buford Tract and East boundary 9 acres to 1/2" rebar set East of CR 2752 at Southeast corner 9 acres and Easterly Northeast corner Leanna Ruth Harrison and Joseph Strubel Tract for Southeast corner;

THENCE: S 88° 32' 07" W, 683.00 feet with South boundary 9 acres and offset North boundary Harrison and Strubel Tract to 1/2" rebar found in South right of way line Texas FM 2888 for Western most corner;

THENCE: With South right of way Texas FM 2888 as follows:

N 79° 33' 43" E, 242.42 feet to concrete monument found;

N 70° 38' 03" E, 315.40 feet to concrete monument found;

N 75° 27' 40" E, 151.92 feet to the Place of Beginning and containing 1.21 acre of land, more or less.

NOTE: The Company is prohibited from insuring the area or quantity of the land described herein. Any statement in the above legal description of the area or quantity of land is not a representation that such area or quantity is correct, but is made only for informational and/or identification purposes and does not override Item 2 of Schedule B hereof.