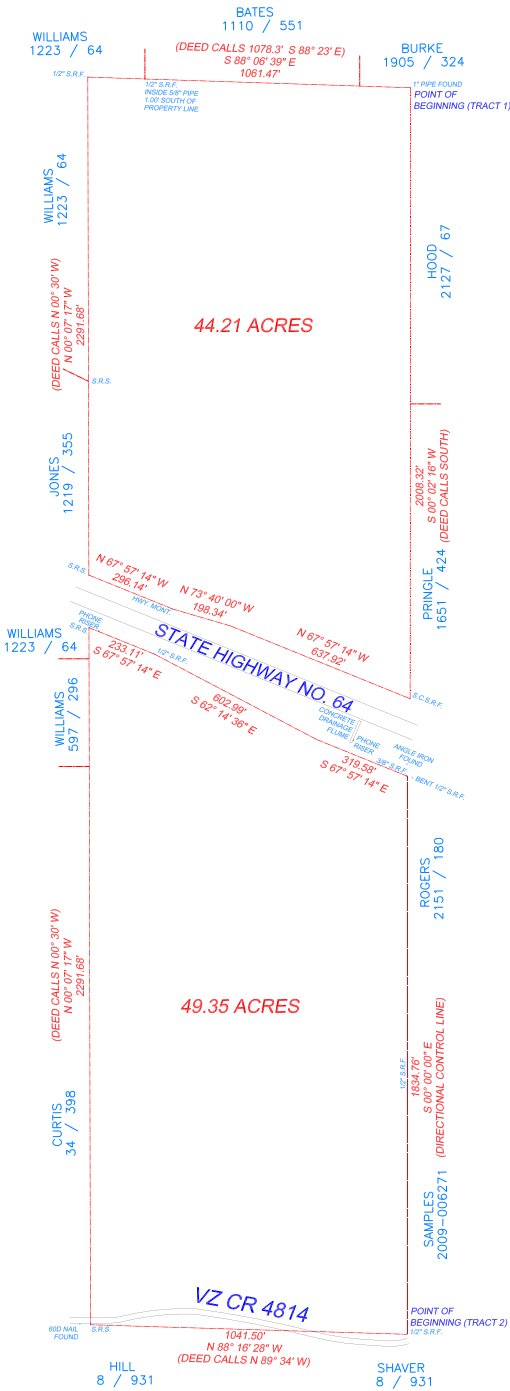


SURVEY

TRACT 1:
All that certain lot, tract or parcel of land situated within the T. J. Stansberry Survey, Abstract No. 823, Van Zandt County, Texas, same being a part of that tract of land conveyed to Joe E. Dike in Volume 773, Page 602, Deed Records of Van Zandt County, Texas, and being more particularly described as follows:
BEGINNING at a 1 inch steel pipe found for the Northwest corner of said Dike tract;
THENCE South 00 degrees 02 minutes 16 seconds West, 2008.32 feet to a "Stanger" capped steel rod found for corner in the North right-of-way of State Highway No. 64;
THENCE North 67 degrees 57 minutes 14 seconds West, with the North right-of-way of State Highway No. 64, 637.92 feet to a point for corner;
THENCE North 73 degrees 40 minutes 00 seconds West, with the North right-of-way of State Highway No. 64, 198.34 feet to a concrete highway monument found for corner;
THENCE North 67 degrees 57 minutes 14 seconds West, with the North right-of-way of State Highway No. 64, 296.14 feet to a 1/2 inch steel rod set and capped "Vogt 5248" for corner in the West line of said Dike tract;
THENCE North 00 degrees 07 minutes 17 seconds West, with the West line of said Dike tract, 2291.68 feet to a 1/2 inch steel rod found for the Northwest corner of said Dike tract;
THENCE South 88 degrees 06 minutes 39 seconds East, with the North line of said Dike tract, 1061.47 feet to the Point of Beginning and containing 44.21 acres of land.

TRACT 2:
All that certain lot, tract or parcel of land situated within the T. J. Stansberry Survey, Abstract No. 823, Van Zandt County, Texas, same being a part of that tract of land conveyed to Joe E. Dike in Volume 773, Page 602, Deed Records of Van Zandt County, Texas, and being more particularly described as follows:
BEGINNING at a 1/2 inch steel rod found, in the North margin of County Road No. 4814, for the Southeast corner of said Dike tract;
THENCE North 88 degrees 16 minutes 03 seconds West, with the South line of said Dike tract, 1041.50 feet to a 1/2 inch steel rod set and capped "Vogt 5248" in the South margin of County Road No. 4814, for the Southwest corner of said Dike tract, from which a 600 nail found bears North 88 degrees 16 minutes 28 seconds West at 35.25 feet for witness;
THENCE North 00 degrees 07 minutes 17 seconds West, with the West line of said Dike tract, 2291.68 feet to a 1/2 inch steel rod set and capped "Vogt 5248" for corner in the South right-of-way of State Highway No. 64;
THENCE South 67 degrees 57 minutes 14 seconds East, with the South right-of-way of State Highway No. 64, 233.11 feet to a 1/2 inch steel rod found for corner;
THENCE South 62 degrees 14 minutes 38 seconds East, with the South right-of-way of State Highway No. 64, 602.89 feet to a point for corner;
THENCE South 67 degrees 57 minutes 14 seconds East, with the South right-of-way of State Highway No. 64, 319.58 feet to a 1/2 inch steel rod set and capped "Vogt 5248" for corner in the East line of said Dike tract, from which a 3/8 inch steel rod found bears North 84 degrees 46 minutes 48 seconds West at 1.81 feet and an angle iron bears North 00 degrees 00 minutes 00 seconds West at 35.25 feet for witness;
THENCE South 00 degrees 00 minutes 00 seconds East (directional control line), with the East line of said Dike tract, 1834.76 feet to the Point of Beginning and containing 49.35 acres of land.



Date: 07-19-2013
Survey No.: 132570
Titlework by: None
G.P. No.: None
Scale: 1"=200'
Purchaser:
Seller: Dike

LEGEND
Steel Rod Found S.R.F. o
Steel Rod Set S.R.S. •
Wood Fence ————
Metal Fence ————
Property Line ————

SURVEY NOTES:
1. BEARINGS BASED ON DEED CALLS.
2. PROPERTY CORNERS ALONG EAST PROPERTY LINE HELD AS CONTROL.
3. COUNTY ROAD R.O.W. FROM PRESCRIPTIVE USE.
4. STATE HIGHWAY PER TxDOT MAPS.
5. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF TITLE WORK.
6. THIS PROPERTY IS SUBJECT TO ANY EASEMENTS AND / OR RESTRICTIONS THAT MAY BE OF RECORD.

"Preliminary, this document shall not be recorded for any purpose."
Release date: 07-19-2013
Purpose: PDF for client review
Surveyor: Dennis Vogt R.P.L.S. 5248

State Law (HB 2295) -
Requires anyone digging
deeper than 18 inches to
call the ONE-CALL
NOTIFICATION CENTER, two
days prior to digging.

Dennis Vogt R.P.L.S. 5248
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Wills Point, Texas 75789-7123
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