



**PLAT OF SURVEY & LEGAL DESCRIPTION**

Of a 1,000 acre tract of land out of the Henry Bird Survey, Abstract No. 26, Palo Pinto County, Texas; being part of a certain 13,364 acres tract described in Volume 1402, Page 418 of the Official Public Records of Palo Pinto County, Texas; and being further described by metes and bounds as follows:

Beginning at a found 1/2" iron rod with cap in the west line of said 13,364 acres tract and at the southwest corner of a certain 3,442 acres tract described in Volume 1942, Page 241 of the Official Public Records for the northwest and beginning corner of this tract. Whence the northwest corner of the Original Town of Strawn and the southwest corner of said 13,364 acres tract bears S. 03 deg. 40 min. 52 sec. W. 960.58 feet.

Thence S. 86 deg. 08 min. 19 sec. E. 489.78 feet to a found 1/2" iron rod with cap at the southeast corner of said 3,442 acres tract and in the west line of a certain 1,275 acres tract described in Volume 753, Page 732 of the Deed Records of Palo Pinto County, Texas for the northeast corner of this tract.

Thence S. 00 deg. 14 min. 59 sec. W. 175.64 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the west line of said 1,275 acres tract for the southeast corner of this tract.

Thence N. 81 deg. 50 min. 06 sec. W. 60.58 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) for the most southerly southwest corner of this tract.

Thence N. 00 deg. 14 min. 59 sec. E. 94.17 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) for an ell corner of this tract.

Thence N. 86 deg. 08 min. 19 sec. W. 434.26 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the west line of said 13,364 acres tract for the most westerly southwest corner of this tract.

Thence N. 03 deg. 40 min. 52 sec. E. 76.76 feet to the place of beginning.

SURVEYED ON THE GROUND: OCTOBER 29, 2013

*Matthew K Price*

MATTHEW K. PRICE, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6284  
 PRICE SURVEYING, 213 SOUTH OAK AVENUE, MINERAL WELLS, TX 76067  
 940-325-4841 JN13488 FN131030



BEARING BASIS:  
 TEXAS STATE PLANE COORDINATE SYSTEM, NAD83,  
 NORTH CENTRAL TX ZONE, US SURVEY FOOT

NOTE: ALL DISTANCES ARE SURFACE DISTANCES

NOTE: THIS TRACT DOES NOT TOUCH A PUBLIC ROAD

NOTE: A PORTION OF THIS PROPERTY IS IN A  
 FLOOD ZONE ACCORDING TO F.I.R.M. PANEL  
 48363C0500E, EFFECTIVE AUGUST 2, 2012



N.W. CORNER  
 TOWN OF STRAWN  
 FD. 50D NAIL  
 06' W. 3" STEEL POST