

541 / 493
Called 159.80 Acres

~ E. Frazier Survey ~
A - 368

1-1/2" Iron
Pipe Found

249 / 321
Called 110.00 Acres

1009 / 594
Called 5.00 Acres

15.00 Acres
Surveyed By East Texas Surveying Co.
March 17, 1998

N 00°18'39" E
559.88'

S. W. E. P. Co.
Power Line
(75' R. O. W.)

17.08 Acres
Surveyed By East Texas Surveying Co.
February 11, 1998.

26.50 Acres

1007 / 510
Remainder Of
Called 176.50 Acres

NOTE
O Indicates 1/2" Re-Bar W/Cap Set
Unless Otherwise Noted

R=37.50'
L=109.42'

N 89°37'07" W
151.52'

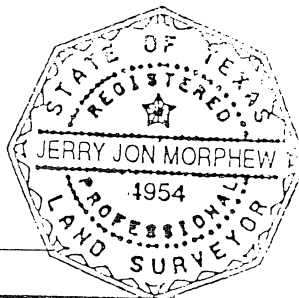
S 84°27'01" W
712.28'

Cass County Road No. 1159

~ James Clark Survey ~
A - 172

I, JERRY JON MORPHEW REGISTERED PROFESSIONAL LAND SURVEYOR
FOR EAST TEXAS SURVEYING COMPANY, HEREBY CERTIFY THAT THIS
REFLECTS A SURVEY MADE, UPON THE GROUND, UNDER MY SUPERVISION,
THAT THE METES AND BOUNDS SHOWN HEREOF TRULY REPRESENT THE
BOUNDARIES OF THE PROPERTY, THAT THERE ARE NO ENCROACHMENTS
OR VISIBLE EASEMENTS ON OR ACROSS THE PROPERTY, EXCEPT AS SHOWN.

JERRY JON MORPHEW, R.P.L.S. NO. 4954

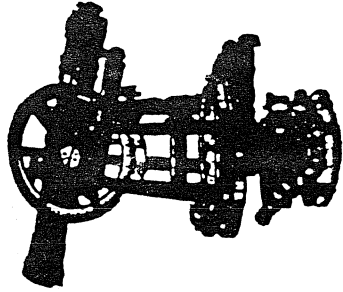


PLAT SHOWING

ALL THAT CERTAIN 26.50 ACRE TRACT OF LAND
IN THE JAMES CLARK SURVEY, ABSTRACT NO.
172, CASS COUNTY, TEXAS, BEING A PORTION
OF A CALLED 176.50 ACRE TRACT DESCRIBED
IN VOLUME 1007, PAGE 510, CASS COUNTY REAL
PROPERTY RECORDS, THIS TRACT SURVEYED
ON AUGUST 18, 1998.

SCALE : 1" = 300'

SURVEYED BY EAST TEXAS SURVEYING COMPANY
BOX 87, LINDEN, TEXAS, PH. (903) 756-5779



East Texas Surveying

BOX 87

LINDEN, TEXAS 75563

ALL THAT CERTAIN 26.50 ACRE TRACT OF LAND IN THE JAMES CLARK SURVEY, ABSTRACT 172, CASS COUNTY, TEXAS. BEING A PORTION OF A CALLED 176.50 ACRE TRACT DESCRIBED IN VOLUME 1007, PAGE 510, CASS COUNTY REAL PROPERTY RECORDS. SAID 26.50 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT:

A 1/2" re-bar with cap set on the North line of the said Clark Survey, the South line of the E. Frazier Survey, Abstract 368, the South line of a called 159.80 acre tract described in Volume 541, Page 493, and the North line of the said called 176.50 acre tract for the Northeast corner of a called 15.00 acre tract surveyed by East Texas Surveying Company on March 17, 1998, and the Northwest corner of this tract. A 1/2" re-bar with cap set for the Northwest corner of the said called 176.50 acre tract and the Northeast corner of a called 5.00 acre tract described in Volume 1009, Page 594, lies N 89° 44' 02" W, 800.14 ft.;

THENCE:

S 89° 44' 02" E, (bearings based on Texas Department of Transportation Data) along the South line of the said Frazier Survey, the North line of the said Clark Survey, and the North line of the said called 176.50 acre tract passing a 1-1/2" iron pipe found for the Southeast corner of the said called 159.80 acre tract and the Southwest corner of a called 110.00 acre tract at 820.51 ft. and continuing in all 1105.75 ft. to a 1/2" re-bar with cap set for the Northwest corner of a called 17.08 acre tract surveyed by East Texas Surveying Company on February 11, 1998 and the Northeast corner of this tract;

THENCE:

S 00° 00' 00" E, along the West line of the said called 17.08 acre tract, 725.44 ft. to a 1/2" re-bar with cap set on a 75' diameter cul-de-sac of Cass County Road #1159 for a corner of the said called 17.08 acre tract and a corner of this tract;

THENCE:

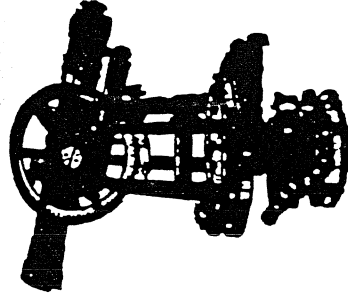
Along a curve to the left having a radius of 37.50 ft., an arc length of 109.42 ft. to a 1/2" re-bar with cap set for a corner of this tract;

THENCE:

Along the West and North margin of the said Cass County Road as follows:
S 25° 47' 29" E, 540.78 ft. to a 1/2" re-bar with cap set for the Southeast corner of this tract;
N 89° 37' 07" W, 151.52 ft. to a 1/2" re-bar with cap set for a corner of this tract;
and, S 84° 27' 01" W, 712.28 ft. to a 1/2" re-bar with cap set for the most Southern Southwest corner of this tract. A 1/2" re-bar with cap set on the North margin of the said Cass County Road at the beginning of a curve to the right lies S 84° 27' 01" W, 676.58 ft.;

THENCE:

N 00° 18' 39" E, 796.76 ft. to a 1/2" re-bar with cap set for an ell corner of this tract;



East Texas Surveying

BOX 87

LINDEN, TEXAS 75563

THENCE:

N 89° 44' 02" W, 475.41 ft. to a 1/2" re-bar with cap set for the Southeast corner of the said called 15.00 acre tract and the most Western Southwest corner of this tract. A 1/2" re-bar with cap set on the East margin of the said County Road for the most Southern corner of the said called 15.00 acre tract lies S 62° 08' 44" W, 357.41 ft.;

THENCE:

N 00° 18' 39" E, along the East line of the said called 15.00 acre tract, 559.88 ft. to the Place of Beginning containing 26.50 acres of land, more or less.

Surveyed and computed by East Texas Surveying Co., and certified to be correct as to location, description, and area within the customary limits of accuracy by Jerry Jon Morphey, Registered Professional Land Surveyor. Given under my Hand and Seal this the 18th day of August, 1998.

STATE OF TEXAS,
COUNTY OF CASS,

JERRY JON MORPHEY
R.P.L.S. #4954

BEFORE ME, Kathy Parker, a notary public, on this day personally appeared Jerry Jon Morphey, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS
THE 18TH DAY OF AUGUST, A.D. 1998.

Kathy Parker

Notary Public in and for Cass County, Texas

