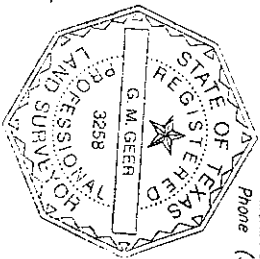
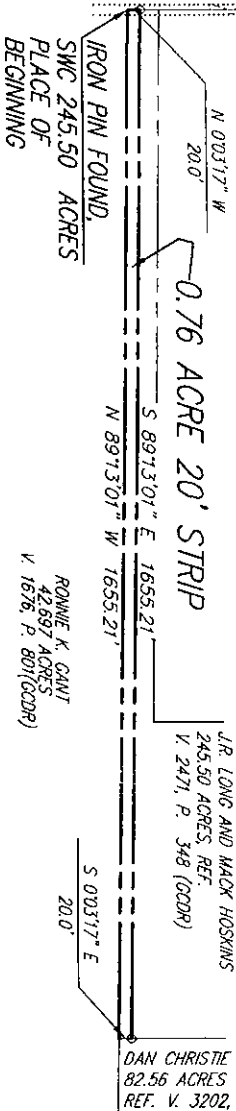
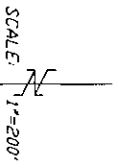


THE CONTROL BEARING FOR THE LAND DESCRIBED AND PLATTED HEREON IS NORTH 0° 03' 17" WEST FOR THE WEST LINE OF THE PARENT TRACT (245.50 ACRES), AND THE CENTER OF BOUNDS ROAD, A PUBLIC ROAD.

NOTE: THE LAND DESCRIBED AND PLATTED HEREON LIES IN ZONE X OUTSIDE THE 500 YEAR FLOOD PLAIN AND IS LOCATED IN THE BOUNDS OF F.E.M.A. FIRM PANEL 480829 0010 A DATED DEC. 20, 1977 AND IS THEREFORE NOT IN THE 100 YEAR FLOOD PLAIN.

# LEGEND

- 1/2" I.P.F. 1/2" IRON PIN FOUND WITH PLASTIC CAP MARKED NO. 3258
- 1/2" I.P.S. 1/2" X 18" IRON PIN SET WITH PLASTIC CAP MARKED NO. 3258
- SURVEY LINE



G. M. GEER, REGISTERED PROFESSIONAL LAND SURVEYOR  
TEX. REG. NO. 3258  
1512 West University, Suite 300  
McKinney, Texas 75069  
Phone (972) 562-3959

## DESCRIPTION 0.76 Acre of Land

SITUATED in Grayson County, Texas, in the H. L. Douglas Survey, Abstract No. 366, being a resurvey of part of the 245.50 acres of land described in a deed from Josephine Heberd Stroud to J. R. Long and Mack Hoskins dated June 7, 1966, recorded in Volume 2471 Page 348 of the Grayson County Deed Records, being described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron pin found at the southwest corner of said 245.50 acre tract, at the northwest corner of the Ronnie K. Gant 42.697 acres, Ref. Vol. 1676, Pg. 801, in the east line of the Hanna Khraish 626.243 acres, Ref. Vol. 1681, Pg. 101, in the common line between said Douglas Survey and the Solomon Keel Survey, Abstract No. 682 and in the center of Bounds Road;

Thence north 0°03'17" west, 20.0 feet with said common survey line, the west line of said 245.50 acre tract, the east line of said 626.243 acre tract and the center of said Bounds Road to a 1/2 inch iron pin found in said line and road for a corner;

Thence south 89°13'01" east, 1655.21 feet to a 1/2 inch iron pin set in the west line of the Dan Christie 82.56 acres, Ref. Vol. 3202, Pg. 908;

Thence south 0°03'17" east, 20.0 feet with the west line of said 82.56 acre tract to a 1/2 inch iron pin set at the southwest corner of said 82.56 acre tract, in the north line of said 42.697 acre tract and in the south line of said 245.50 acre tract;

Thence north 89°13'01" west, 1655.21 feet with the south line of said 245.50 acre tract and the north line of said 42.697 acre tract to the PLACE OF BEGINNING and containing 0.76 acre of land.

## CERTIFICATION:

I, hereby certify that I made the survey on the ground on July 25, 2003 of the herein described tract shown hereon and set corner stakes as reflected on the plot and that only visible improvements on the ground are as shown on the survey, to my knowledge, there are no encroachments, overlapping of improvements or conflicts except as shown on the survey plot; that the survey is guaranteed to its completeness.

PLACE OF BEGINNING

IRON PIN SET

102.19'

N 88°41'45" E 1577.49'

IPS

50.50'

80.800 ACRES

N 0°03'17" W 2746.55'

S 11°03'39" W 2849.42'

BURLINGTON NORTHERN RAILROAD

SCALE: 1"=200'

60.3702 ACRE

N 89°13'01" W 1027.90'