

Field Notes

Situated about 11.5 miles South, 20° West, from the City of Bonham, Fannin County, Texas, a part of the Martin Moore Survey, Abstract 782, also being a part of a tract of land conveyed to Elaine Davis Peebles by deed recorded in Volume 931, Page 1059, of the Fannin County Land Records, and being further described as follows:

Beginning at a point in the North line of said Peebles tract located South 89°00'00" East a distance of 642.62 feet from the Northwest corner of said Peebles tract, and in the South line of a tract of land conveyed to Kenneth H. Craver and Yvette Craver by deed recorded in Volume 830, Page 070, of the Fannin County Land Records;

Thence South 89° 00' 00" East with an established fence along said common line (same line called S 89° 00' 00" E in V.931, P.1059, and used as the bearing base) a distance of 765.99 feet to an iron pin found at the Northeast corner of the Peebles tract, at the Southeast corner of the Craver tract, and at the Northwest corner of a tract of land conveyed to Bridget Gallagher by deed recorded in Volume 830, Page 070, of the Fannin County Land Records;

Thence South 01° 54' 14" West with an established fence along the East Line of the Peebles tract and the West Line of said Gallagher tract, at 558.91 feet passing a found iron pin, continuing in all a distance of 579.11 feet to a point in the center of County Road 4665 at the Southeast corner of the Peebles tract, at the Southwest corner of the Gallagher tract, and in the North Line of a tract of land conveyed to Ronnie Joe Lumpkins by deed recorded in Volume 931, Page 1051, of the Fannin County Land Records;

Thence Westerly with the center of said County Road, the South Line of the Peebles tract, and the North Line of said Lumpkins tract the following:

North 89° 04' 26" West a distance of 469.13 feet;

South 83° 22' 18" West a distance of 50.09 feet;

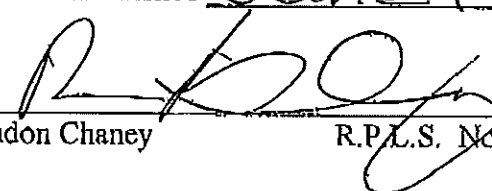
South 68° 18' 15" West a distance of 37.74 feet;

South 58° 59' 47" West a distance of 37.03 feet;

South 50° 55' 46" West a distance of 207.87 feet;

Thence North 00° 01' 46" East, at 17.00 feet passing a set iron pin, continuing in all a distance of 754.40 feet to the place of beginning, and containing 10.500 acres of land.

I, R. Brandon Chaney, Registered Professional Land Surveyor No. 4057, State of Texas, state that the above Plat and Field Notes depict and represent an actual Survey made on the ground under my supervision and finished June 1, 2008


R. Brandon Chaney

R.P.L.S. No. 4057 4057

