

**WALKER & ASSOCIATES SURVEYING, INC.**

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**FIELD NOTES**

**39.984 ACRE TRACT**  
**WM. H. HAZELWOOD A-390**  
**VAN ZANDT COUNTY, TEXAS**  
**J10191-39 ac**

**June 24, 2011**

**FIELD NOTE DESCRIPTION** for a 39.984 acre tract of land situated in the WM. H. Hazelwood Survey, A-390, Van Zandt County, Texas, being part of the same land described as a called 17.102 acre tract conveyed to Margaret Tunnell as described as Tract 2 in Volume 1019, Page 28 of the Deed Records of Van Zandt County, Texas, also being part of the land described as a called residue of 17.107 acre tract conveyed to Margaret Tunnell as described as Tract 1 in Volume 1019, Page 28 of the Deed Records of Van Zandt County, Texas, also being all of a called 8.920 acre tract conveyed to Margaret G. Mitchell as described in Volume 1021, Page 525 of the Deed Records of Van Zandt County, Texas, said 39.984 acre tract being more particularly described in metes and bounds as follows:

**BEGINNING** at a ½" iron rod found for the Northwest corner of herein described tract, same point being the Northeast corner of a called 4.300 acre tract conveyed to Johnny & Christina Wilkerson as described in Volume 1644, Page 541 of the Real Records of Van Zandt County, Texas, same point also being the Northwest corner of said called residue of 17.107 acre tract, same point also being on the South line of V.Z.C.R. 1512;

**THENCE** South 85°56'05" East along and with the South line of said V.Z.C.R. 1512 same being the North line of said called residue of 17.107 acre tract a distance of 342.83 feet to a ½" iron rod set for corner, same point being the Northeast corner of said called residue of 17.107 acre tract, same point also being the Northwest corner of said called 17.102 acre tract, same point also being on the South line of V.Z.C.R. 1512;

**THENCE** South 85°55'03" East along and with the South line of said V.Z.C.R. 1512 same being the North line of said called 17.102 acre tract a distance of 340.69 feet to a ½" iron rod set for corner, same point being the Northeast corner of said called 17.102 acre tract, same point also being the Northwest corner of a called 10.00 acre tract conveyed to Johnny L. Chandler as described in Volume 2092, Page 45 of the Real Records of Van Zandt County, Texas, same point also being on the South line of V.Z.C.R. 1512, same point also being on the East line the WM. H. Hazelwood Survey Abstract No. 390, same being the West line of the McKinney & Williams Survey Abstract No. 601;

**THENCE** South 01°09'39" East along and with the East line of said called 17.102 acre tract, same being the West line of said called 10.00 acre tract a distance of 2024.98 feet to a ½" iron rod set for corner, same point being the Southeast corner of said called 17.102 acre tract, same point being the Southwest corner of said called 10.00 acre tract, same point also being the Northwest corner of a called 1.000 acre tract conveyed to Darlena DeBusk, as described in Document Number 200-12255 of the Deed Records of Van Zandt County, Texas, same point also being the Northeast corner of a called 1.385 acre tract conveyed to Darlena DeBusk as described in Volume 2203, Page 40 of the Real Records of Van Zandt County, Texas, same point also being on the Southeast corner of the WM. H. Hazelwood Survey Abstract 390, same point also being the Southwest corner of the J.K. Oakes Survey Abstract 1053, same point also being the on the North line of the Willis H. Bruce Survey Abstract 47;

**THENCE** South 88°55'14" West along and with the South line of said called 17.102 acre tract, same being the North line of said called 1.385 acre tract a distance of 479.78 feet to a ½" iron rod found for corner, same point being on the North line of a called 8.000 acre tract conveyed to Matlock B. & Laverne Rose as described as the Second Tract in Volume 1634, Page 608 of the Real Records of Van Zandt County, Texas, same point also being the Southeast corner of a called 32.000 acre tract conveyed to Matlock B. & Laverne Rose as described as the First Tract in Volume 1634, Page 608 of the Real Records of Van Zandt County, Texas, same point also being on the North line of the Willis H. Bruce Survey Abstract 47, same being the South line of the WM. H. Hazelwood Survey Abstract 390;

**THENCE** North 01°10'11" West along and with the East line of said called 32.000 acre tract, a distance of 475.09 feet to a ½" iron rod found for corner, same point being the Northeast corner of said called 32.000 acre tract, same point also being an interior corner of said called residue of 17.107 acre tract;

**THENCE** South 89°30'58" West along and with the North line of said called 32.000 acre tract, a distance of 633.33 feet to a fence corner for corner, same point being on the North line of said called 32.000 acre tract, same point also being the Southwest corner of said called 8.920 acre tract, same point also being the Southeast corner of a Surveyed 26.307 Acre tract surveyed by Dennis H. Walker, R.P.L.S. No. 2117, on June 22, 2011;

**THENCE** North 02°04'21" East along and with the West line of said called 8.920 acre tract, same being the East line of said 26.307 acre tract, a distance of 1082.01 feet to a 1" iron pipe found for corner, same point being on the East line of said 26.307 acre tract, same point also being the Northwest corner of said called 8.920 acre tract, same point also being the Southwest corner of a called 4.300 acre tract;

**THENCE** South 88°20'51" East along and with the North line of said called 8.920 acre tract, same being the South line of said called 4.300 acre tract, a distance of 349.24 feet to a ½" iron rod set for corner, same point being the Northeast corner of said 8.920 acre tract, same point also being the Southeast corner of said called 4.300 acre tract, same point also being on the West line of said called 17.107 acre tract;

**THENCE** North 01°14'02" East along and with the West line of said called 17.107 acre tract a distance of 541.42 feet back to the **PLACE OF BEGINNING**, and containing **39.984 acres of land** .

*I, Dennis H. Walker, do hereby state that these Field Notes represent an on the ground survey made under my supervision in June, 2011, and is being submitted along with a Plat of said tract herein described.*

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Dennis H. Walker  
Registered Professional Land Surveyor  
State of Texas No. 2117  
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