

JORDAN R. GARRETT
R.P. | S. NO. 6154



- (1) BEARINGS, DISTANCES, & AREAS ARE BASED ON THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE-NAD83; COMBINED SCALE FACTOR: 1.000163980.
- (2) METES & BOUNDS DESCRIPTION TO ACCOMPANY THIS PLAT.
- (3) THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A CURRENT TITLE COMMITMENT AND IS SUBJECT TO ANY EASEMENTS HERETOFORE GRANTED, NOT RELEASED AND NOT SHOWN HEREON.

● FND. 1/2" IRON ROD
 ○ SET 1/2" IRON ROD WITH
 CAP "GARRETT RPLS 6154
 ▲ POINT FOR CORNER
 —X— WIRE FENCE

Surveyed by: NP
Job No.: 190110



SCALE: 1 INCH = 200 FEET



4004 Mercer RD
Georgetown, TX 78628
(844) 4 -JAGGEO (V.)
(866) 486 – 8395 (F.)
TBPLS Firm No. 10170400

FIELD NOTES

20.000 Acres, being out of a 70.000 acre tract conveyed to Ramamohana Arekooty & Mallikharjuna Reddy Avula in Document No. 2018009678 of Williamson County Official Public Records; situated in the J. Ware Survey, Abstract No. 645 in Williamson County, Texas and being more particularly described as follows:

BEGINNING at a point in the apparent North margin of County Road 221, in the South line of called a 10.0 acre tract conveyed to Luis & Luz Sarinana in Document No. 2007053718 of Williamson County Official Public Records, in the North line of said 70.000 acre tract, at the Northwest corner of a 20.00 acre tract (Tract Two) surveyed by me on this day, and for the Northeast corner of this herein described tract, from which a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set for reference Bears: S 20°59'00" E – 40.00 feet;

THENCE: S 20°59'00" E – along and with a West line of said Tract Two, at 39.81 feet, pass said 1/2" Iron Rod, continuing a total distance of **1,744.20 feet**, to a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set at an interior ell corner of said Tract Two and for the Southeast corner of this herein described tract;

THENCE: S 69°38'44" W – **498.93 feet**, along and with a North line of said Tract Two, to a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set in the West line of said 70.000 acre tract, in the East line of Lot 21 of Leff's Acres as recorded in Cabinet B, Slide 163 of Williamson County Plat Records, at the Northwest exterior ell corner of said Tract Two, and for the Southwest corner of this herein described tract;

THENCE: N 21°04'26" W – along and with the West line of said 70.000 acre tract, the East line of Lot 21 through Lot 25 of said subdivision, at 856.55 feet, pass a 1/2" Iron Rod found at the Northeast corner of said Lot 25, at the Southeast corner of a 2.28 acre tract conveyed to GTP Acquisition in Document No. 2006013884 of Williamson County Official Public Records, continuing along and with the East line of said 2.28 acre tract, at 1697.68 feet, pass a 1/2" Iron Rod found at the Northeast corner of said 2.28 acre tract, in the South margin of County Road 221, continuing a total distance of **1,738.71 feet**, to a point in the apparent North margin of County Road 221, in the South line of a 18.72 acre tract conveyed to Juan Roberto, et al in Document No. 2017004802 of Williamson County Official Public Records, at the Northwest corner of said 70.000 acre tract, and for the Northwest corner of this herein described tract;



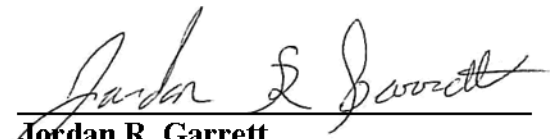
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THENCE: N 69°00'54" E – 501.65 feet, along and with the apparent North margin of County Road 221, the North line of said 70.000 acre tract, partially with the South line of said 18.72 acre tract, and continuing with the South line of said 10.0 acre tract, to the **POINT OF BEGINNING**, containing 20.000 acres (871,200 SQ. FT.) of land, more or less.

Unless this Field Notes Description, including preamble, seal and signature, appears in its entirety, and in its original form, surveyor assumes no responsibility or liability for its accuracy. All bearings, distances and areas are based on the Texas Coordinate System, Central Zone, North American Datum of 1983; Combined Scale Factor: 1.000163980.

Plat to accompany this metes and bounds description.

This Field Note Description is true and correct to the best of my knowledge and belief based on data obtained from the Williamson County Clerk, The Williamson County Central Appraisal District and a Survey made On-The-Ground under my direct supervision on February 12, 2019.


Jordan R. Garrett
Registered Professional Land Surveyor
License No. 6154

