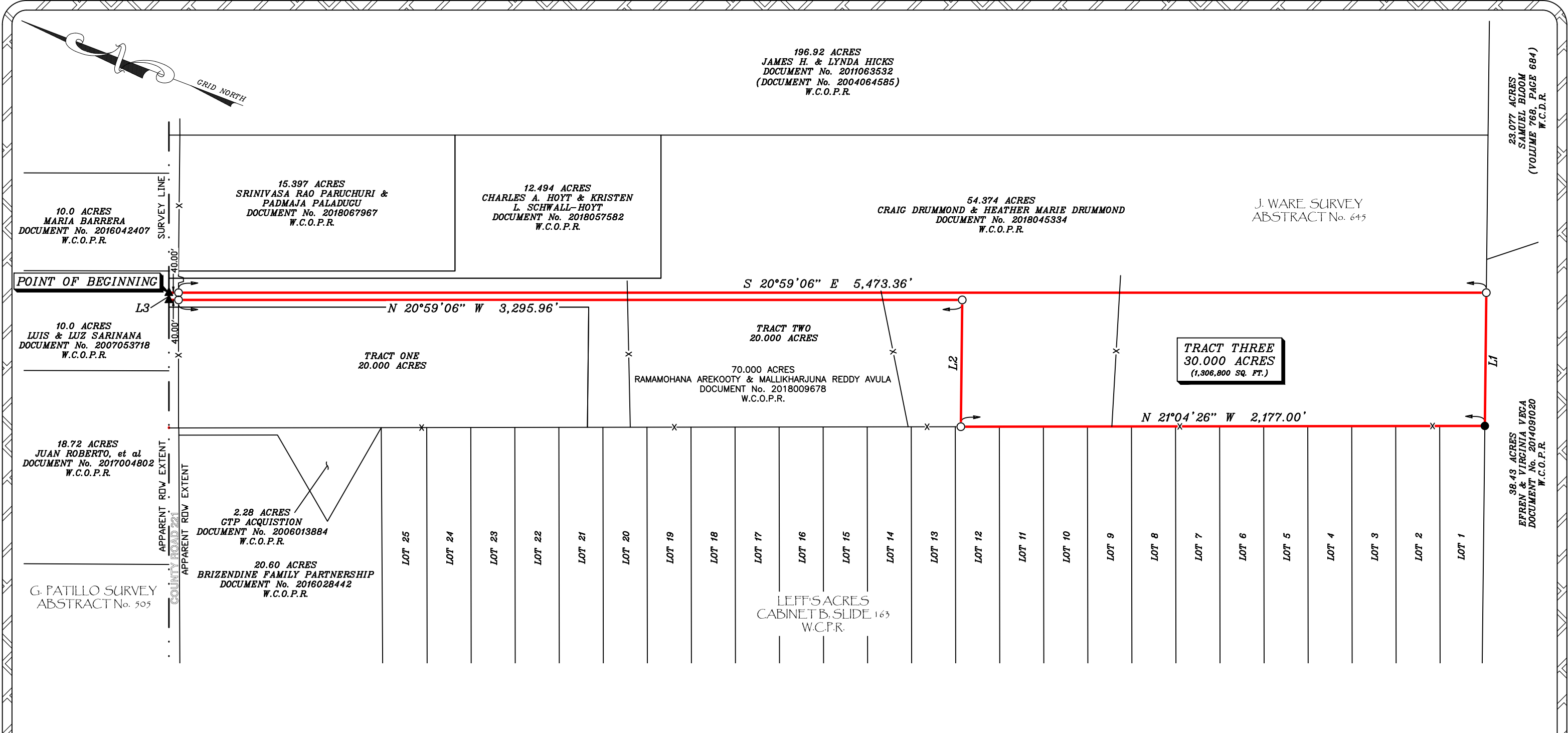




LINE	BEARING	DISTANCE
L1	S 69°38'44" W	553.21'
L2	N 69°38'44" E	526.58'
L3	N 69°00'54" E	30.00'

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS SURVEYED ON THE GROUND, FEBRUARY 12, 2019.

Jordan R. Garrett
JORDAN R. GARRETT
R.P.L.S. NO. 6154



SURVEYOR'S NOTES:

- BEARINGS, DISTANCES, & AREAS ARE BASED ON THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE-NAD83; GRID TO GROUND SCALE FACTOR: 1.0001639795.
- METES & BOUNDS DESCRIPTION TO ACCOMPANY THIS PLAT.
- EASEMENT CONVEYED TO PEDERNALES ELECTRIC IN DOCUMENT No. 2012104261 OF WILLIAMSON COUNTY OFFICIAL PUBLIC RECORDS DOES AFFECT THIS PROPERTY.

LEGEND

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

PLAT OF:
30.000 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.

BOUNDARY SURVEY FOR:
R. AREKOOTY & M. AVULA

4004 MERCER ROAD
GEORGETOWN, TX 78628
(844) 4-JAGGEO (O)
(866) 486-8395 (F)

JAG
GEOMATICS
INCORPORATED

WWW.JAGGEO.COM
REQUEST@JAGGEO.COM
FIRM No. 10170400

File Name: 190110.DWGCompletion Date: 02/20/2019

Scale: 1" = 400'Surveyed by: NP

Drawn by: NPJob No.: 190110



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

FIELD NOTES

30.000 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 a called 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 called 53.374 acre tract conveyed to Craig Drummond & Heather Marie Drummond in Document No. 2018045334 of Williamson County Official Public Records, 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°59'06" E – 40.00 feet;

THENCE: S 20°59'06" E – along and with a West line of said 54.374 acre tract, at 40.00 feet, pass said 1/2" Iron Rod, continuing a total distance of **5,473.36 feet**, to a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set in the North line of a 38.43 acre tract conveyed to Efren & Virginia Vega in Document No. 2014091020 of Williamson County Official Public Records, in the South line of said 70.000 acre tract, at the Southwest corner of said 54.374 acre tract, and for the Southeast corner of this herein described tract;

THENCE: S 69°38'44" W – **553.21 feet**, along and with a North line of said 38.43 acre tract and the South line of said 70.000 acre tract, to a 1/2" Iron Rod found in the North line of said 38.43 acre tract, at the Southwest corner of said 70.000 acre tract, at the Southeast corner of Lot 1 of Leff's Acres, as recorded in Cabinet B, Slide 163 of Williamson County Plat Records, and for the Southwest corner of this herein described tract;

THENCE: N 21°04'26" W – **2,177.00 feet**, along and with the West line of said 70.000 acre tract, the East line of Lot 1 through Lot 12 of said subdivision, to a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set in the West line of said 70.000 acre tract, at the Southwest corner of a 20.000 acre tract (Tract Two) surveyed by me on this day, and for an exterior ell corner of this herein described tract;

THENCE: N 69°38'44" E – **526.58 feet**, along and with the South line of said Tract Two, to a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set at the Southeast corner of said Tract Two, and for an interior ell corner of this herein described tract;



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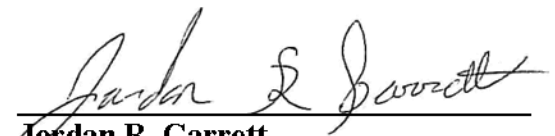
THENCE: N 20°59'06" W – along and with the East line of said Tract Two, at 3,255.96 feet, pass on line a 1/2" Iron Rod with plastic cap stamped "Garrett RPLS 6154" set for reference, continuing a total distance of **3,296.07 feet**, to a point in the North margin of County Road 221, in the North line of said 70.000 acre tract, the South line of said 10.0 acre tract, and for the Northwest corner of this herein described tract;

THENCE: N 69°00'54" E – **30.00 feet**, along and with the North margin of County Road 221, the North line of said 70.000 acre tract, and the South line of said 10.0 acre tract, to the **POINT OF BEGINNING**, containing 30.000 acres (1,306,800 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

