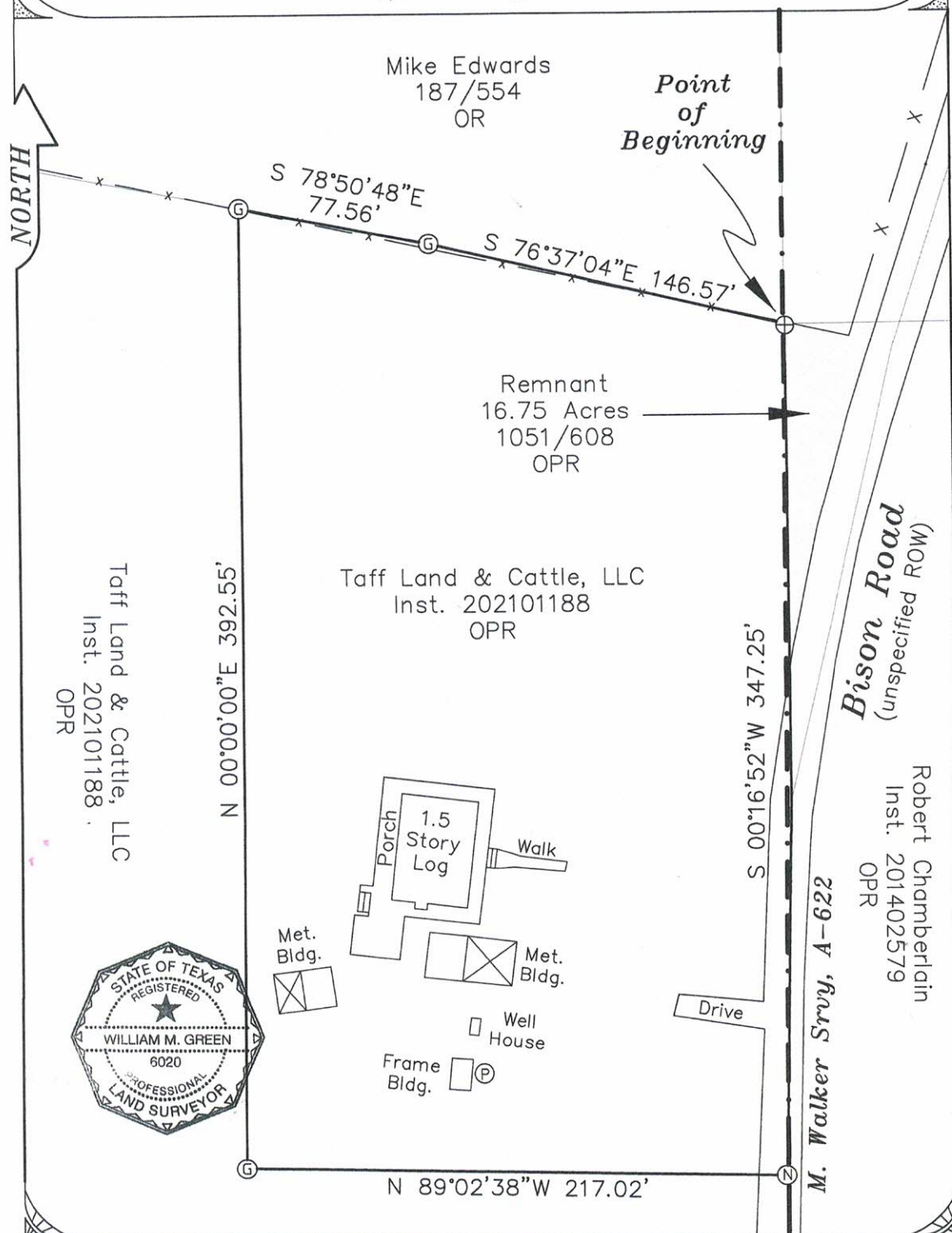


S.R. Knight SurveyAbstract No. 266
Upshur County, Texas**CERTIFICATION**

I, the undersigned, do hereby certify, that this plat was prepared from the findings of a Survey, made on the ground and under my supervision, of the property shown. Except as shown, no encroachments or protrusions are visible or apparent. No easement research was done, by this office. Property corners are identified or referenced as depicted. This plat shall only be used in accordance with the Terms and Conditions of the associated invoice, being a part of this report.

WILLIAM MARK GREEN
Registered Professional Land Surveyor, No. 6020

SURVEY REPORT: UP-22010**1.863 Acres****Plat of Survey**

Scale: 1" = 50'

February 16, 2022

PROPERTY LOCATION:

3729 Bison Rd
Gilmer, Texas
Upshur County

Legend

- | | | | | | |
|-------------------------------|------------------------|------------------------|----------------------|-------------------------|------------------------|
| ① - 1/2" Capped Steel Rod Set | ② - 5/8" Steel Rod Fnd | ③ - 3/8" Steel Rod Fnd | ④ - Steel Pipe Found | ⑤ - Fence Corner Post | ⑥ - Septic |
| ⑦ - 1/2" Capped Steel Rod Fnd | ⑧ - Power Pole | ⑨ - Air Conditioner | ⑩ - 60d Nail Found | ⑪ - Gas Meter | ⑫ - Wire Fence |
| ⑬ - 1/2" Steel Rod Found | ⑭ - 60d Nail Set | ⑮ - Elec. Meter | ⑯ - Electric Riser | ⑰ - GAS - Gas Pipe Line | ⑱ - Over Head Electric |
| | | | ⑲ - Water Meter | | |

William "Mark" Green
Texas Registered Professional Land Surveyor, No. 6020
1584 C.R. 3318 * Pittsburg, Texas 75686 * 903-856-0021

SURVEY REPORT: UP-22010

FIELD NOTES

1.863 Acres

I, the undersigned, do hereby **CERTIFY** that the following description was prepared from the actual findings of the Survey, made on the ground and under my supervision of a property located at 3729 Bison Road, Gilmer, Texas. These Field Notes shall only be used in accordance with the terms and conditions of the associated Invoice, part Three of this report.

DESCRIPTION OF PROPERTY SURVEYED: Being a part of that specific tract of land conveyed to Taff Land & Cattle, LLC., by deed recorded as Instrument No. 202101188, Official Public Records, Upshur County, Texas (OPR). This property is situated in the S.R. Knight Survey, Abstract No. 266, Upshur County, Texas and is more specifically described by **METES AND BOUNDS**, to-wit:

POINT OF BEGINNING (POB): Being a ½" Steel Rod Found for the northeast corner of this tract, same being the northeast corner of said Taff tract, same also being in the south line of the Mike Edwards tract (Deed: Vol. 187 Page 554, Official Records, Upshur County, Texas (OR) same further being the northwest corner of the remnant of a 16.75 acres tract (Deed: Vol. 1051 Page 608, OPR). This **POB** is in the east line of said Knight Survey and the west line of the J. Walker Survey, Abstract No. 622, Upshur County, Texas.

THENCE: South 00 degrees 16 minutes 52 seconds West, with the common line of said Surveys, thence intersecting the centerline of Bison Road, and the west line of the Robert Chamberlain tract (Deed: Inst. 201402579, OPR), thence along the same course with the apparent centerline of said road and said Chamberlain's west line for a total distance of 347.25 feet to a 60d Nail with a Survey Marker Set for the southeast corner of this tract, same being a point in the east line of said Taff tract.

THENCE: North 89 degrees 02 minutes 38 seconds West, (division line) for a distance of 217.02 feet to a ½" Chapped "RPLS 6020" Steel Rod Set (CSRS) for the southwest corner of this tract.

THENCE: North 00 degrees 00 minutes 00 seconds East, (division line) for a distance of 392.55 feet to a CSRS in a fence line for the northwest corner of this tract, same being a point in the south line of said Edwards tract.

THENCE: South 78 degrees 50 minutes 48 seconds East, with and along said fence (per deed) for a distance of 77.56 feet to a CSRS for an angle point in the north line of this tract, same being an angle point in the north line of said Taff tract.

THENCE: South 76 degrees 37 minutes 04 seconds East, with and along said fence for a distance of 146.57 feet to the **POB**.

This tract contains 1.863 acres of land.

WILLIAM MARK GREEN
Registered Professional Land Surveyor
Texas Registration No. 6020



Date February 16, 2022

The Survey Report contains the original Field Notes, associated Plat of Survey and Invoice.