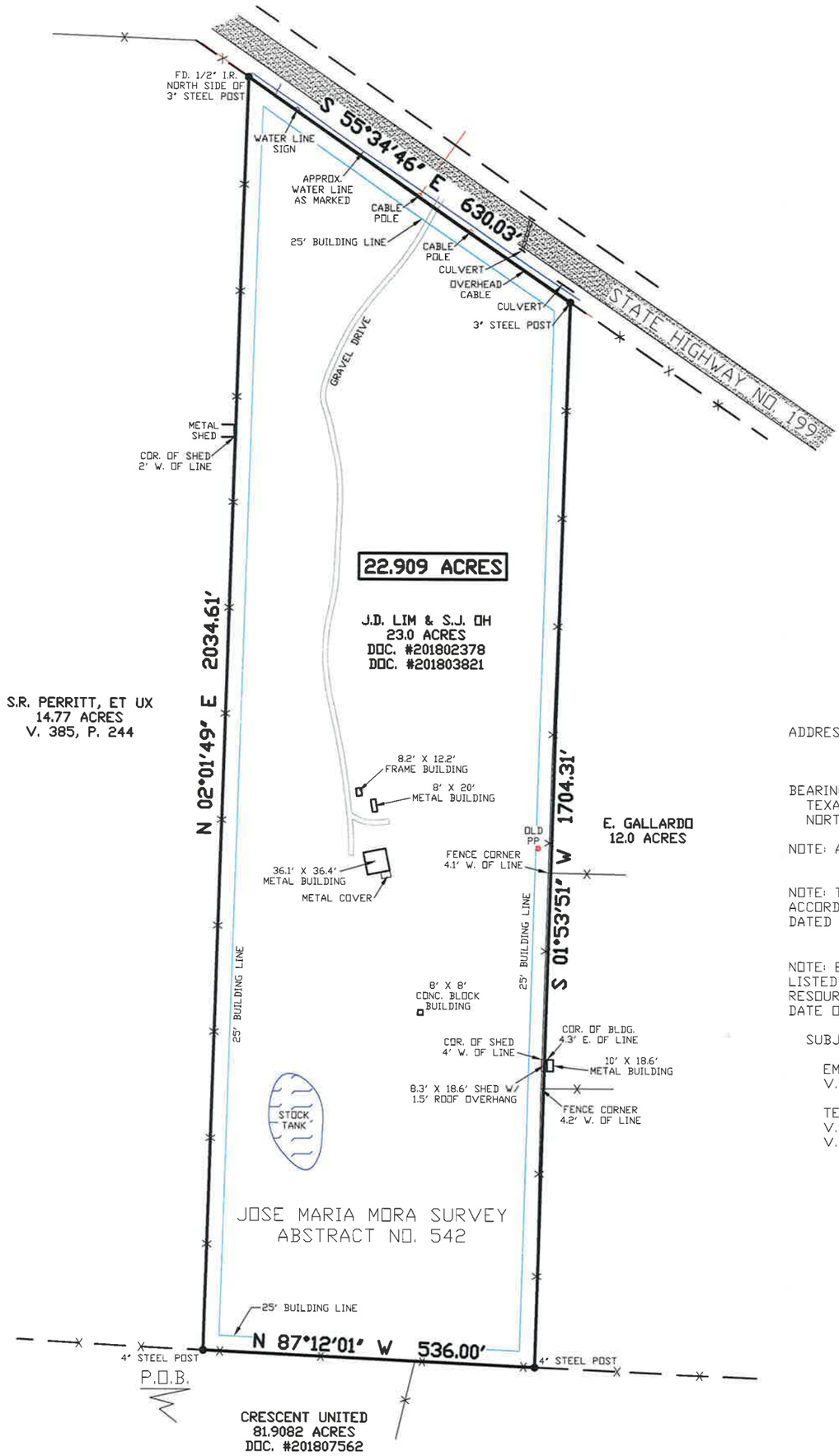

ADDRESS: 10075 HIGHWAY 199 W
POOLVILLE, TX 76487

BEARING BASIS:
TEXAS STATE PLANE COORDINATE SYSTEM, NAD83
NORTH CENTRAL TX ZONE, US SURVEY FOOT

NOTE: ALL DISTANCES ARE SURFACE DISTANCES

NOTE: THIS TRACT IS NOT IN A FLOOD ZONE ACCORDING TO F.I.R.M. MAP NO. 48497C0425D, DATED DECEMBER 16, 2011

NOTE: EASEMENTS ADDRESSED ARE ONLY THOSE LISTED IN GF NO. 118012745 FROM TITLE RESOURCES GUARANTY COMPANY WITH AN ISSUED DATE OF NOVEMBER 3, 2021

SUBJECT TO:

EMPIRE SOUTHERN SERVICE CO.
V. 139, P. 295 (NO DESCRIPTION)

TEXAS POWER AND LIGHT CO.
V. 172, P. 193 (INSUFF. DESC.)
V. 334, P. 749 (INSUFF. DESC.)

PLAT OF SURVEY AND IMPROVEMENTS

OF A 22.909 ACRES TRACT OF LAND OUT OF THE JOSE MARIA MORA SURVEY, ABSTRACT NO. 542, WISE COUNTY, TEXAS

THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND BY ME OR UNDER MY DIRECT SUPERVISION ON DECEMBER 14, 2021. THE DIMENSIONS, CALLS, SIZE, LOCATION AND TYPE OF IMPROVEMENTS ARE TRUE AND CORRECT AS SHOWN ON THE PLAT. THERE ARE NO ENCROACHMENTS, CONFLICTS, PROTRUSIONS OR VISIBLE OR APPARENT EASEMENTS, EXCEPT AS SHOWN ON THE PLAT.

PHILIP E. COLVIN, JR., R.P.L.S. NO. 6258
PRICE SURVEYING, LP, FIRM #10034200
213 S OAK AVE, MINERAL WELLS, TX 76067
940-325-4841 JN211611 FN211254

STATE OF TEXAS
REGISTERED
PHILIP E. COLVIN, JR.
6258
PROFESSIONAL
LAND SURVEYOR

0 200 400 600