

Surveyor's Description

Tract of land containing 46.35 acres in the J. J. Walker Survey, Abstract No. 1892, County, Texas, being the part of the tract conveyed to 2 Bar Holdings recorded in Volume Page 276, Official Public Records of Jack County and being more particularly described as follows:

BEGINNING at a 2 inch cap on a 5/8 inch iron rod found on the south line of Texas Highway No. 114, being the northwest corner of this tract, the northwest corner of the said Holdings Tract and on an east line of the Wolfe Estate Tract recorded in Volume 507, Page Deed Records of Jack County, also being South 00 degrees 28 minutes 42 seconds West a dof 880.29 feet and North 89 degrees 31 minutes 18 seconds West a distance of 2632.76 feet set stone found at the northeast corner of the said Walker Survey.

THENCE South 85 degrees 42 minutes 15 seconds East for a distance of 1137.88 fee inch cap on a 5/8 inch iron rod set on the south line of the said highway, being the northead corner of this tract and on the north line of the said 2 Bar Holdings Tract.

THENCE South 00 degrees 08 minutes 51 seconds West for a distance of 1720.48 fee 2 inch cap on a 5/8 inch iron rod found, being the southeast corner of this tract and an ell c of the said 2 Bar Holdings Tract.

THENCE North 89 degrees 31 minutes 18 seconds West for a distance of 1161.11 fer 2 inch cap on a 5/8 inch iron rod found at the north base of a wood fence corner, being the southwest corner of this tract, the most western southwest corner of the said 2 Bar Holding Tract, the northwest corner of the D. J. Harrison Estate Tract recorded in Volume A-3, Pag Deed Records of Jack County and on an east line of the said Wolfe Estate Tract.

THENCE North 00 degrees 58 minutes 58 seconds East for a distance of 1796.28 fee the place of beginning.



This plat represents a survey conducted on the ground under my son April 28, 2020.

Clinton W. Farris, R.P.L.S.

This plat or description is not intended to express or imply a warra guarantee of ownership or that there are no encumbrances on the described. It is not intended to imply that any adjoining tracts refet this document have been actually surveyed on the ground. Any easily from restrictive covenants or encumbrances that may be show from visible inspection and are not intended to reflect a survey ball current title search.