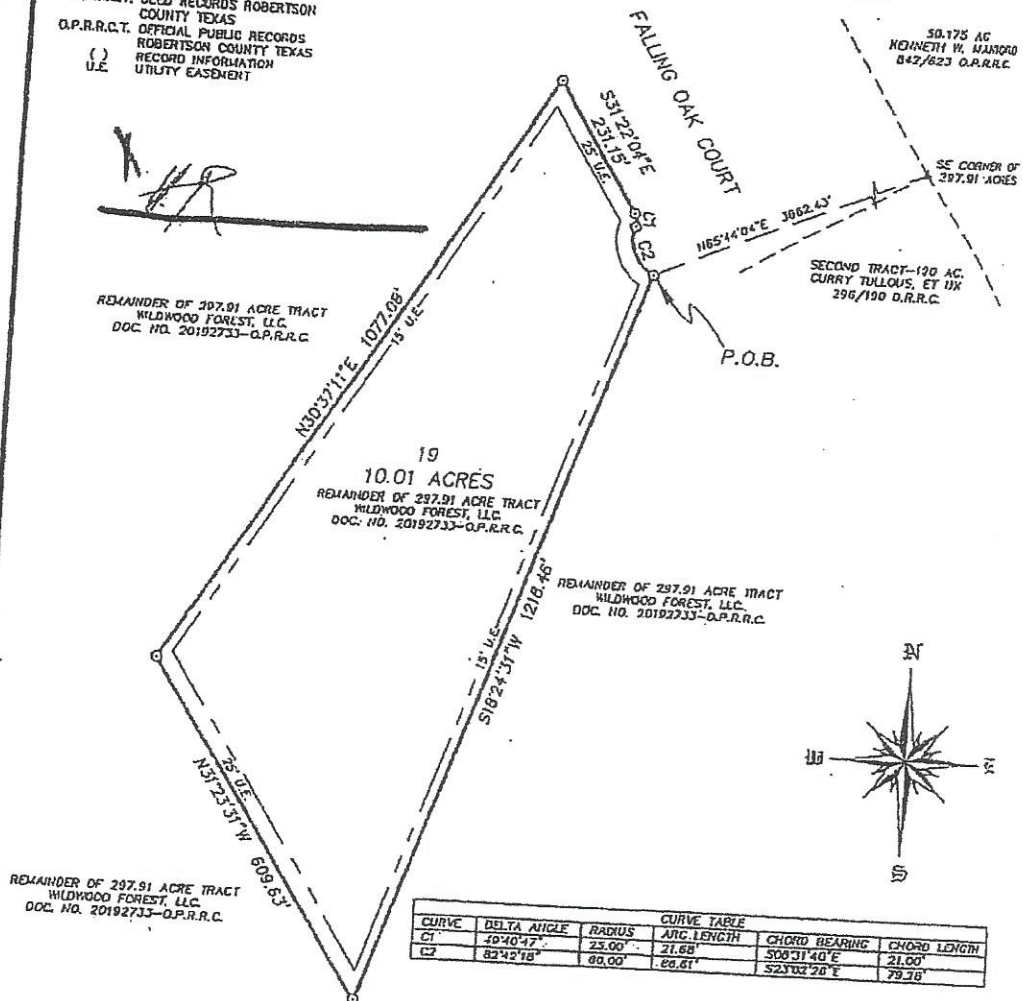


LEGEND:

A NAIL FOUND
 @ FENCE POST FOUND
 1/2" IRON ROD SET WITH
 PLASTIC SURVEY CAP
 STAMPED CUPLIN
 VOL. PG. VOLUME, PAGE
 D.C. NO. DOCUMENT NUMBER
 D.R.R.C.T. DEED RECORDS ROBERTSON
 COUNTY TEXAS
 O.P.R.R.C.T. OFFICIAL PUBLIC RECORDS
 ROBERTSON COUNTY TEXAS
 RECORD INFORMATION
 UTILITY EASEMENT

NOTES:

1) SUBJECT PROPERTY IS LOCATED WITHIN ZONE X (AREAS OUTSIDE THE 100 YR FLOOD) AS GRAPHICALLY IDENTIFIED ON FEMA F.I.R.M., MAP NO. 48385004500, EFFECTIVE 07/18/2011.
 2) BASIS OF BEARINGS ARE TO THE NORTH AMERICAN DATUM OF 1983, TEXAS COORDINATE SYSTEM, CENTRAL ZONE.



CURVE TABLE				
CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARING
C1	10°40'47"	25.00'	21.60'	508°31'40" E
C2	82°42'18"	80.00'	88.61'	52°02'28" E

BOUNDARY SURVEY

LEGAL DESCRIPTION: BEING 10.01 ACRES OUT OF A 297.91 ACRE TRACT OF LAND OUT OF THE H. HENRY SURVEY, ABSTRACT NO. 17, AND CONVEYED TO WILDWOOD FOREST, LLC., IN DOCUMENT NO. 20192733 OF THE OFFICIAL PUBLIC RECORDS OF ROBERTSON COUNTY, TEXAS; SAID 10.01 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN A SEPARATE DOCUMENT INTENDED TO ACCOMPANY THIS SURVEY.

SUBJECT TO CURRENT TERMS AND CONDITIONS OF LAND USE AND SUBDIVISION REGULATIONS OF ROBERTSON COUNTY, TEXAS.

I HEREBY CERTIFY EXCLUSIVELY TO WILDWOOD FOREST, LLC., THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION. CUPLIN & ASSOCIATES, INC. ACCEPTS NO RESPONSIBILITY FOR THE USE OF THIS SURVEY BY ANYONE OTHER THAN THE ABOVE REFERENCED PARTIES HEREBY CERTIFIED TO FOR THIS SPECIFIC TRANSACTION ONLY. COPYRIGHT 2019, CUPLIN & ASSOCIATES, INC. O.

DANNY J. STARK, R.P.L.S. NO. 5602

DATED 10/16/2019



PROJ. NO. 191096-10
 PREPARED FOR: WILDWOOD FOREST, LLC.
 TECH. LABEL
 APPROVED: D. STARK
 FIELDWORK PERFORMED ON: 07/24/2019
 COPYRIGHT © 2019 PROFESSIONAL FIRM NOT TO BE REPRODUCED

1500 OLLIELANE
 MARBLE FALLS, TX 78654
 PH. 325-388-3100/3101-8815
 WWW.CUPLINASSOCIATES.COM

SCALE 1" = 200'

DATE	NO.	DESCRIPTION
	1	
	2	

REVISIONS

EXHIBIT "A"

EXHIBIT A

CUPLIN & ASSOCIATES, Inc.
land surveyors & planners

Prepared For: Wildwood Forest, LLC.
Project No. 191076-19
Date: 10/16/2019

BEING A 10.01 ACRE TRACT OF LAND OUT OF THE HUGH HENRY SURVEY, ABSTRACT NO. 17 IN ROBERTSON COUNTY, TEXAS, BEING A PORTION OF THAT SAME TRACT OF LAND CALLED 297.91 ACRES AS DESCRIBED IN A WARRANTY DEED DATED AUGUST 9, 2019, FROM CHYRELL BOTTS, ET AL, TO WILDWOOD FOREST, LLC, OF RECORD IN DOCUMENT NO. 20192733 OF THE OFFICIAL PUBLIC RECORDS OF ROBERTSON COUNTY, TEXAS. SAID 10.01 ACRE TRACT (HEREAFTER CALLED TRACT 19), BEING MORE PARTICULARLY DESCRIBED BY METES & BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" iron pin set with plastic survey cap stamped "Cuplin", at the east corner hereof, and along the west right-of-way line of Falling Oak Court, WHENCE a 60D nail found in the centerline of County Road 324 also known as Henry Prairie Road, and the western boundary line of a 50.175 acre tract of land conveyed to Kenneth W. Manford in Volume 342, Page 623 of the Official Public Records of Robertson County, Texas, at the northeast corner of a 120 acre tract of land conveyed to Curry Tullous, et ux in Volume 296, Page 190 of the Deed Records of Robertson County, Texas, and the southeast corner of said 297.91 acre tract bears N 65°44'04" E, a distance of 3662.43 feet;

THENCE S 18°24'31" W, over and across said 297.91 acre tract of land, a distance of 1218.46 feet to a 1/2" iron pin set with plastic survey cap stamped "Cuplin", at the south corner hereof;

THENCE N 31°23'31" W, over and across said 297.91 acre tract of land, a distance of 609.63 feet to a 1/2" iron pin set with plastic survey cap stamped "Cuplin", at the west corner hereof;

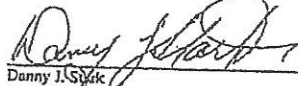
THENCE N 30°37'11" E, over and across said 297.91 acre tract of land, a distance of 1077.08 feet to a 1/2" iron pin set with plastic survey cap stamped "Cuplin", along the southerly right-of-way of said Falling Oak Court, and at the north corner hereof;

THENCE S 31°22'04" E, along the southerly right-of-way of said Falling Oak Court, a distance of 231.15 feet to a 1/2" iron pin set with plastic survey cap stamped "Cuplin", along the southerly right-of-way of said Falling Oak Court, and along the northeast line hereof;

THENCE along a curve to the right, with a radius of 25.00 feet, through a central angle of 49°40'47", an arc length of 21.68 feet, with a chord length of 21.00 feet bearing S 06°31'40" E, to a 1/2" iron pin set with plastic survey cap stamped "Cuplin" along the southerly right-of-way of said Falling Oak Court, and along the northeast line hereof;

THENCE along a curve to the left, with a radius of 60.00 feet, through a central angle of 82°42'18", an arc length of 86.61 feet, with a chord length of 79.28 feet bearing S 23°02'26" E, to the POINT OF BEGINNING, and calculate to contain 10.01 acres more or less.

I HEREBY CERTIFY EXCLUSIVELY TO WILDWOOD FOREST, LLC AND THE TEXAS VETERANS LAND BOARD THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SUPERVISED BY ME OR UNDER MY DIRECT SUPERVISION SUPERVISION. CUPLIN & ASSOCIATES, INC. ACCEPTS NO RESPONSIBILITY FOR THE USE OF THIS SURVEY BY ANYONE OTHER THAN THE ABOVE REFERENCED PARTIES. COPYRIGHT 2020, CUPLIN & ASSOCIATES, INC. O. BASIS OF BEARINGS ARE TO THE NORTH AMERICAN DATUM OF 1983, TEXAS COORDINATE SYSTEM, CENTRAL ZONE. A PLAT OF SURVEY OF EVEN DATE WAS PREPARED AND IS INTENDED TO ACCOMPANY THE ABOVE DESCRIBED TRACT OF LAND.


Danny J. Stark
Registered Professional Land Surveyor No. 5602

Dated: 2/5/2020



1500 Ohio Lane, Marble Falls, Texas 78654
P: 325.388.3300 Fax: 325.388.3320 Prof. Firm No. 10126
www.cuplinassociates.com

FIGS CORRECT FOR 10.01 ACRES

SURV. MJB DATE 2/5/20