

SURVEY PLAT

Being 31.18 acres of land out of the Henry Crocheron Survey No. 100 in Burnet County, Texas and being out of that certain 35 acre tract conveyed from Layton B. Cox, et ux to J. D. Drosche, et ux by Deed as recorded in Vol. 231 at Page 312 of the DEED RECORDS of Burnet County, Texas

F.M. Hwy. No. 1431

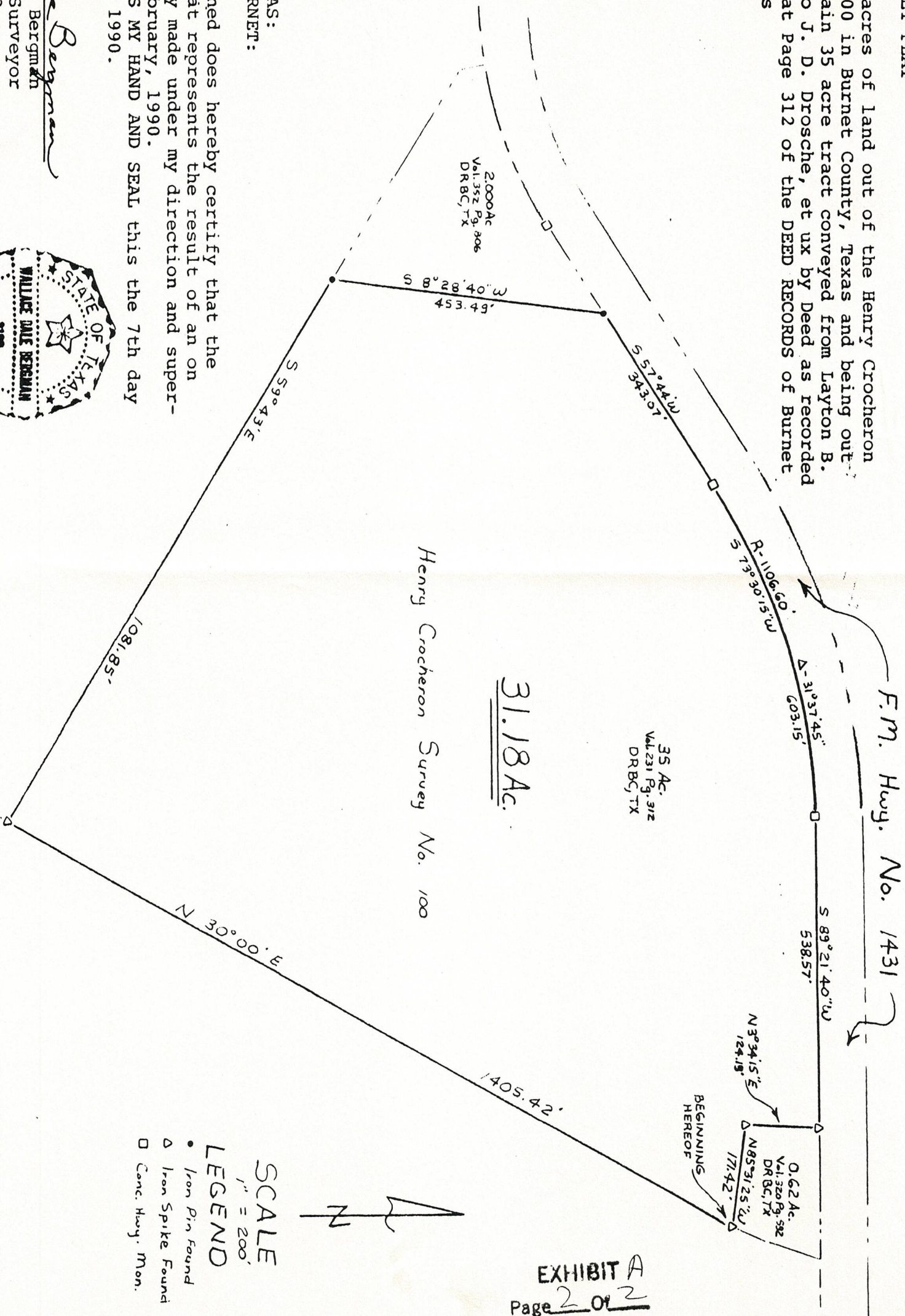
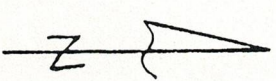


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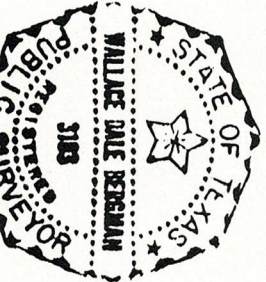
SCALE
1" = 200'

- LEGEND
- Iron Pin Found
 - △ Iron Spike Found
 - Conc. Hwy. Mon.

STATE OF TEXAS:
COUNTY OF BURNET:

The undersigned does hereby certify that the foregoing plat represents the result of an on ground survey made under my direction and supervision in February, 1990.
WITNESS MY HAND AND SEAL this the 7th day of February, 1990.

Wallace Dale Bergman
Wallace Dale Bergman
Reg. Public Surveyor
Reg. No. 3103



FIELD NOTES
OF 31.18 ACRES OF LAND
IN BURNET COUNTY, TEXAS

BEING 31.18 acres of land out of the Henry Crocheron Survey No. 100 in Burnet County, Texas and being out of that certain 35 acre tract conveyed from Layton B. Cox, et ux to J. D. Drosche, et ux by Deed as recorded in Vol. 231 at Page 312 of the DEED RECORDS of Burnet County, Texas, said 31.18 acres being more particularly described as follows:

BEGINNING at an iron spike in the easterly line of said Crocheron Survey and of said 35 acre tract at the Southeast corner of that certain 0.62 acre tract conveyed from J. D. Drosche, et ux to Blanche M. Young by Deed as recorded in Vol. 320 at Page 592 of the DEED RECORDS of Burnet County, Texas, for a southerly Northeast corner hereof, whence the Northeast corner of said Crocheron Survey bears N 32° 34' 45" E 65.89 ft.; N 18° 05' 15" E 88.25 ft.; and N 30° E 1230 ft.;

THENCE N 85° 31' 25" W 171.42 ft., to an iron spike at the Southwest corner of said 0.62 acre tract, for a reentrant corner hereof;

THENCE N 3° 34' 15" E 124.19 ft., to an iron spike in the southerly right-of-way line of F. M. Highway No. 1431, at the Northwest corner of said 0.62 acre tract, for the Northeast corner hereof;

THENCE with said highway right-of-way line in three (3) courses and distances as follows:

- 1) S 89° 21' 40" W 538.57 ft., a concrete highway monument;
- 2) along a curve to the left of approximate radius 1106.60 ft., central angle 31° 37' 45", and a long chord bearing S 73° 30' 15" W 603.15 ft., a concrete highway monument; and
- 3) S 57° 44' 00" W 343.07 ft., to an iron pin found at the Northeast corner of that certain 2.000 acre tract conveyed from J. D. Drosche, et ux to Blanche M. Young by Deed as recorded in Vol. 352 at Page 806 of the DEED RECORDS of Burnet County, Texas, for the Northwest corner hereof;

THENCE S 8° 28' 40" W 453.49 ft., to an iron pin found at the Southeast corner of said 2.000 acre tract in the southerly line of said 35 acre tract, for the Southwest corner hereof;

THENCE S 59° 43' 00" E 1241.79 ft., to an iron spike at a fence corner post in the easterly line of said Crocheron Survey at the Southeast corner of said 35 acre tract and hereof;

THENCE N 30° 00' 00" E 1405.42 ft., to the place of BEGINNING hereof and containing 31.18 acres of land.

The undersigned does hereby certify that the foregoing field notes represents the result of an on the ground survey made under my direction and supervision in February, 1990.

WITNESS MY HAND AND SEAL this the 7th day of February, 1990.

Wallace Dale Bergman
Wallace Dale Bergman
Reg. Public Surveyor
Reg. No. 3103

BERGMAN ENGINEERING
702 BROADWAY PH. 512 693-2231
MARBLE FALLS, TX 78654



EXHIBIT "A"
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