

Sketch showing 386.18 acres of land out of the O. Swenson Survey, Abstract Number 743, the B. Swenson Survey, Abstract Number 780, the P. Pederson Survey, Abstract Number 645, the T.F. Johnson Survey, Abstract Number 417, the Wm. Gary Survey, Abstract Number 306, the C.O. Strand Survey, Abstract Number 744, the J. Rogstad Survey, Abstract Number 1033, and the C.C. Westley Survey, Abstract Number 1065, Bosque County, Texas, being that called 208.9 acre First Tract and all of that called 0.63 acre Second Tract, described in a deed to B. V. Hopkins Real Estate Limited Partnership, LTD., recorded in Volume 409, Page 1 of the Official Public Records of Bosque County, Texas, and being that called 176.67 acre tract, described in a deed to B. V. Hopkins Real Estate Limited Partnership, LTD., recorded in Volume 409, Page 5 of the Official Public Records of Bosque County, Texas.

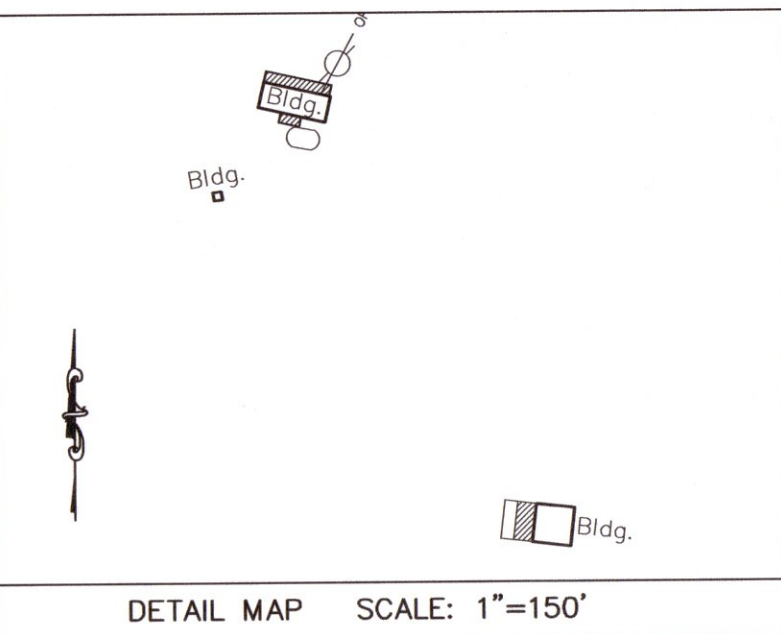
Bearings are based on the State Plane Coordinate System, Texas Central Zone, NAD 83.

This surveyor did not abstract the subject tract. There may be easements, restrictions or encumbrances which may affect the subject tract that are not shown hereon.

Blackland Surveying LLC. does not make or warrant any flood zone designation.

Field Notes Description Attached.

D.R.— Deed Records of Bosque County, Texas.
O.P.R.— Official Public Records of Bosque County, Texas.



LINE	BEARING	DISTANCE	
L1	S00°55'40"E	470.30'	[Record: S01°17'W 470.30']
L2	S03°28'52"E	85.87'	[Record: S03°13'30"E 81.20']
L3	S20°02'35"E	507.38'	[Record: S17°23'E 508.30']
L4	N60°45'21"E	259.55'	[Record: N62°59'E 259.40']
L5	S56°36'53"W	328.57'	[Record: S58°46'29"W 329.20']
L6	S64°46'12"W	6.47'	[Record: S64°39'56"W 6.10']
L7	S28°50'27"E	292.52'	[Record: S28°40'E 292.80']
L8	S68°15'00"W	41.99'	[Record: S70°06'56"W 42.00']
L9	S48°45'08"W	204.14'	[Record: S50°50'W 205.00']
L10	S29°57'02"W	64.61'	[Record: S25°10'W 64.50']
L11	S00°37'23"E	41.94'	[Record: S00°36'56"W 41.40']
L12	S41°30'08"W	621.12'	[Record: S43°46'59"W 621.20']
L13	S33°08'31"E	348.96'	[Record: S30°44'04"E]
L14	S06°07'01"W	11.87'	[Record: S06°28'08"W 6.90']
L15	S55°42'15"W	502.96'	[Record: S57°47'27"W 503.50']
L16	S73°47'41"W	344.51'	[Record: S75°43'07"W 343.90']
L17	S00°59'20"W	570.59'	[Record: S02°53'58"W 570.60']
L18	N36°04'28"W	240.23'	[Record: N34°03'09"W 240.20']
L19	S89°07'53"E	32.30'	[Record: S87°10'07"E 32.30']
L20	N04°45'27"E	4.40'	[Record: N06°43'13"E 4.40']
L21	S89°12'24"E	300.00'	[Record: S87°14'38"E 300.00']
L22	N73°57'22"E	57.90'	[Record: N75°55'08"E 57.90']
L23	N53°41'51"E	18.90'	[Record: N55°39'37"E 18.90']
L24	S69°41'03"E	172.25'	[Record: N68°04'07"W 170.80']
L25	N03°57'49"W	126.74'	[Record: N01°35'25"W 125.20']
L26	N11°47'04"E	206.94'	[Record: N13°57'15"E 207.40']
L27	N44°37'45"E	265.79'	[Record: N46°32'32"E 265.50']
L28	N39°19'05"E	65.03'	[Record: N41°20'46"E 64.90']
L29	N15°00'41"W	276.10'	[Record: N12°47'01"W 276.10']
L30	N33°40'39"W	100.20'	[Record: N31°27'W 100.20']
L31	N74°32'40"W	145.20'	[Record: N72°19'W 145.20']
L32	N00°27'20"E	110.90'	[Record: N02°40'59"E 110.90']
L33	N19°38'40"W	177.00'	[Record: N17°25'00"W 177.00']
L34	N36°49'40"W	101.50'	[Record: N34°36'01"W 101.50']
L35	N25°14'40"W	92.80'	[Record: N23°01'01"W 92.80']
L36	N36°47'40"W	94.10'	[Record: N34°34'01"W 94.10']
L37	N32°44'40"W	66.40'	[Record: N30°31'01"W 66.40']
L38	N23°45'40"W	227.90'	[Record: N21°32'01"W 227.90']
L39	N06°13'41"W	117.50'	[Record: N04°00'02"W 117.50']
L40	N09°01'38"W	54.10'	[Record: N06°47'59"W 54.10']
L41	N00°50'16"E	18.10'	[Record: N03°03'56"E 18.10']
L42	N23°27'19"E	109.00'	[Record: N25°40'59"E 109.00']
L43	N07°46'21"E	30.40'	[Record: N10'E 30.40']
L44	N12°56'23"E	24.80'	[Record: N15°10'03"E 24.80']
L45	N00°04'38"E	77.15'	[Record: N01°30'58"E 77.40']
L46	N17°11'10"W	93.78'	[Record: N12°46'59"W 93.90']
L47	N58°09'21"E	498.48'	[Record: N60°23'E 498.60']
L48	N20°03'35"W	503.24'	[Record: N17°46'W 502.50']
L49	N15°22'59"W	32.44'	[Record: N13°07'W 31.60']
L50	N06°34'33"W	25.74'	[Record: N03°57'W 26.15']
L51	N00°16'13"W	498.77'	[Record: N01°54'00"E 498.75']
L52	N52°19'15"E	27.62'	[Record: N57°46'E 28.55']

80D NAILS SET
FROM LINE
SEGMENTS 29-44

SCALE 0 750 1500

**BLACKLAND
SURVEYING**

P.O. Box 367 West, Texas 76691
(254) 457-1442
T.B.P.E.L.S. Firm Registration No. 10194650

No Vesting
Information Found or
Furnished

Wm. Gray Survey
Abstract Number 306

Called 122.31 acres
Henry G. Dawson
Inst. No. 2016-01850
O.P.R.

Called 176.67 acres
B. V. Hopkins Real Estate
Limited Partnership, LTD
Vol. 409, Pg. 5
O.P.R.

Called 1432.72 acres
Latigo Assets, LLC
Inst. No. 2012-1173
O.P.R.

Called 286.89 acres
Outlook Ridge, LLC
Inst. No. 2022-02627
O.P.R.

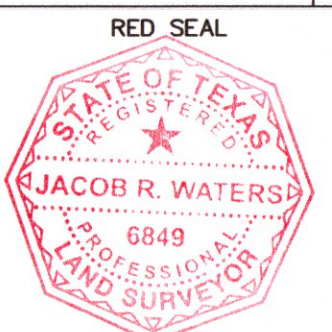
J. Rogstad Survey
Abstract Number 1033

C. Westley Survey
Abstract Number 1065

ALL RIGHTS RESERVED BY:
BLACKLAND SURVEYING LLC 2023

The survey as shown hereon was prepared from
an on-the-ground survey performed under my
supervision on the 21st day of June 2023.

JACOB R. WATERS, RPLS, No. 6849



SURVEYED: 06/21/2023