



CALLED 12.161 ACRES
 HEDWIG E. STROHBACK
 TO
 COLLEEN DURKIN
 OCTOBER 3, 2000
 VOLUME 1585, PAGE 081

P.O.B.: 1" IP Fnd.
1/2" IR Fnd. bears:
N 89°28'40" W - 259.66'

1/2" IR Set
1/2" IR Fnd. bears:
N 89°53'56" E - 15.00'

County Road 4700

CALLED 5.000 ACRES
 WESLEY ALAN WOLFE
 TO
 SHANE REDDING
 OCTOBER 17, 2019
 DOCUMENT NO. 2019-009245

CALLED 10.65 ACRES
 DSG HOLDINGS LLC
 TO
 JESSE LEE KELLY AND
 PATRISIA ANN KELLY
 JUNE 1, 2021
 DOCUMENT NO. 2021-009623

CALLED 10.709 ACRES
 WESLEY ALAN WOLFE
 TO
 SHANE REDDING
 JULY 1, 2014
 DOCUMENT NO. 2014-005465

(Call: North - 839.50')
Act: N 01°11'31" W - 887.36'

S 01°03'37" E - 887.36'

@47.87' pass
-1/2" IRF

Original Tract Line

L2

1/2" IR Set
1/2" IR Fnd. bears:
S 01°11'31" E - 909.02'

1/2" IR Set
1/2" IR Fnd. bears:
N 16°25'29" E - 49.92'

CALLED 5.68 ACRES
 JOYCE PRINCE DAVIS
 TO
 SHANE REDDING
 FEBRUARY 22, 2022
 DOCUMENT NO. 2022-002146

NOTE: FIELD NOTES TO ACCOMPANY THIS PLAT.

NOTE: NO ATTEMPT WAS MADE TO LOCATE
UNDERGROUND PIPELINES OR UTILITIES.

NOTE: THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE. THERE MAY BE EASEMENTS OR OTHER MATTERS OF RECORD NOT SHOWN.

LINE	BEARING	DISTANCE
L1	N 89°53'56" E	247.00'
L2	S 89°54'29" W	244.96'

The bearings hereon were oriented to agree with Grid North and were derived by the use of G.P.S. equipment. (TX North Central Zone - NAD 83)

I, Jace D. Scarbrough, do hereby state that this plat represents a survey made on the ground under my supervision during the month of February, 2022.

GIVEN UNDER MY HAND & SEAL, this the
25th day of July, 2023.

JACE D. SCARBROUGH - R.P.L.S. No. 6289



JDS SURVEYING, INC.
WWW.JDSSURVEY.COM

PROFESSIONAL SURVEYING & MAPPING
T.B.P.E.L.S. Firm Registration No. 10194118
159 W. Main, Van, TX 75790 - Phone: (903) 963-2333

LEGEND

Barbed Wire Fence	_____ x _____
Powerline	_____ E _____
IRF	IRON ROD FOUND
IRS	IRON ROD SET
IPF	IRON PIPE FOUND

PLAT OF SURVEY
5.01 AC. LOCATED IN THE
J. SCHNELL SURVEY, A-822
VAN ZANDT COUNTY, TEXAS

DRAWN BY: SJ	SCALE: 1" = 100'
SURVEYED BY: JJ	REF: REDDING
DATE: 02-15-2022	FILE NO: 2907A.DWG