

FIELD NOTES TO 8.00 ACRES IN THE H. HOWETH SURVEY ABSTRACT 467, COOKE COUNTY,

All that certain tract or parcel of land situated in the H. Howeth Survey Abstract 467, Cooke County, Texas, being a part of a 53,96 acre tract of land conveyed by Sue Ann Smith to Rick W. Rosaschi and Bonnie Jo Clay by deed recorded in Volume 1426, page 473 of the Cooke County Official Public Records, and being more particularly described as follows:

BEGINNING at a found steel pin at the Northwest corner of said Rosaschi tract, on the North line of said Howeth Survey, common to the South line of the T. Anderson Survey Abstract 1646, in County Road 123;

THENCE North 89 degrees 35 minutes 50 seconds East, with said common survey line and North line of said Rosaschi tract, in said road, a distance of 388.73 feet

THENCE South 14 degrees 52 minutes 45 seconds East, passing a fence corner on the South line of said road, continuing along and near a fence, a total distance of 164.02 feet to a 4 inch fence corner post;

THENCE South 25 degrees 21 minutes 55 seconds East, a distance of 151.65 feet to

THENCE South 06 degrees 28 minutes 48 seconds East, a distance of 155.97 feet to

THENCE South 05 degrees 19 minutes 04 seconds East, a distance of 122.95 feet to a set steel pin;

THENCE South 13 degrees OO minutes 11 seconds East, a distance of 133,28 feet to

THENCE South 89 degrees 35 minutes 33 seconds West, a distance of 576.42 feet to a set steel pin on the West line of said Rosaschi tract;

THENCE North OI degree 45 minutes 31 seconds East, with said West line, along a fence, a distance of 704.50 feet to the point of beginning containing 8.00 acres

FIELD NOTES TO AN INGRESS EGRESS EASEMENT IN THE H. HOWETH SURVEY ABSTRACT 467.

Being a 30 feet wide ingress egress easement on and across a 53,96 acre tract conveyed by Sue Ann Smith to Rick W. Rosaschi, et al by deed recorded in Volume 1426, page 473 of the Cooke County Official Public Records, and being more particularly described as follows:

BEGINNING at a set steel pin at the Northeast corner of the above described 8.00 acre tract, on the common North line of said 53.96 acre tract and said Howeth Survey, common to the South line of the T. Anderson Survey Abstract 1646, said point being located North 89 degrees 35 minutes 50 seconds East, a distance of 388.73 feet from the Northwest corner of said 53.96 acre tract, same being the Northwest corner of said 8.00 acre tract, in County Road 123;

THENCE North 89 degrees 35 minutes 50 seconds East, with said line, in said road, a distance of 30.98 feet to a corner;

THENCE Southeasterly, passing the South line of said County Road 123, and continuing the following courses and distances:

South 14 degrees 52 minutes 45 seconds East, a distance of 153.52 feet to a corner, South 25 degrees 21 minutes 55 seconds East, a distance of 153.89 feet to a corner, South 06 degrees 28 minutes 48 seconds East, a distance of 161.27 feet to a corner, South 05 degrees 19 minutes 04 seconds East, a distance of 121.24 feet to a corner, South 13 degrees 00 minutes 11 seconds East, a distance of 137.96 feet to a corner;

THENCE South 89 degrees 35 minutes 33 seconds West, a distance of 30.74 feet to a set steel pin at the Southeast corner of said 8.00 acre tract;

THENCE Northwesterly, with the East line of said 8.00 acre tract the following courses and

North 13 degrees 00 minutes 11 seconds West, a distance of 133.28 feet to a set steel bin, North 05 degrees 19 minutes 04 seconds West, a distance of 122.95 feet to a set steel pin, North O6 degrees 28 minutes 48 seconds West, a distance of 155.97 feet to a set steel pin, North 25 degrees 21 minutes 55 seconds West, a distance of 151,65 feet to a set steel pin; North 14 degrees 52 minutes 45 seconds West, re-passing the South line of said County Road 123, and continuing a total distance of 164.02 feet to the point of beginning.

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SCALE |" = 200' DATE 08/25/2017 FILE 10509/10509-4

DELBERT W. WEST REGISTERED PROFESSIONAL LAND SURVEYOR GAINESVILLE, TEXAS 76240 107 NORTH DIXON STREET FAX 940/665-3749 940/665-1914

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