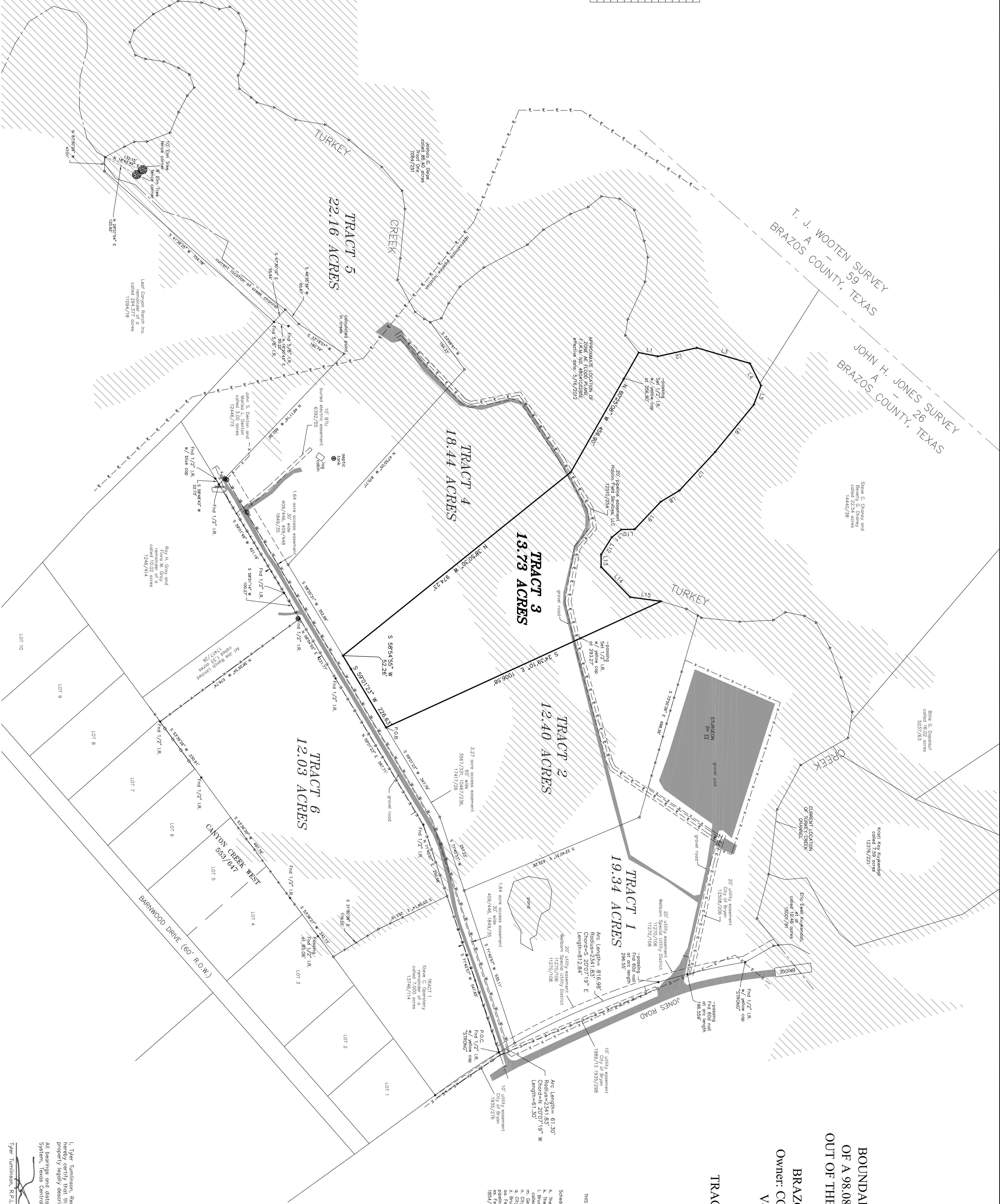




LINE TABLE

LINE	BEARING	DISTANCE
1	S 89°21'07" E	68.09
2	N 12°23'56" W	132.48
3	N 16°20'01" E	183.84
4	N 63°24'36" E	82.64
5	S 69°21'07" E	68.09
6	S 89°21'07" E	68.09
7	S 89°21'07" E	68.09
8	S 31°09'13" E	72.94
9	S 48°3'08" E	123.86
10	S 00°55'28" E	44.20
11	S 38°25'56" E	42.13
12	S 89°21'07" E	68.09
13	N 90°00'00" E	41.59
14	N 45°57'50" E	139.17
15	N 07°43'53" E	103.51



BOUNDARY DIVISION SURVEY
OF A 98.08 ACRE TRACT OF LAND
OUT OF THE JOHN. H. JONES SURVEY
A-26,
BRAZOS COUNTY, TEXAS
Owner: CC Twelve Investments LLC
Vol. 18956, Pg. 218
O.R.B.C.

TRACT 3 - 13.73 ACRES

SCHEDULE B - Item 10 easements listed below:
a. The City of Bryan, Texas 86/793 (not platable)
b. The City of Bryan, Texas 86/793 (not platable)
c. The City of Bryan, Texas 86/793 (not platable)
d. The City of Bryan, Texas 86/793 (not platable)
e. The City of Bryan, Texas 86/793 (not platable)
f. The City of Bryan, Texas 86/793 (not platable)
g. The City of Bryan, Texas 86/793 (not platable)
h. The City of Bryan, Texas 86/793 (not platable)
i. The City of Bryan, Texas 86/793 (not platable)
j. The City of Bryan, Texas 86/793 (not platable)
k. The City of Bryan, Texas 86/793 (not platable)
l. The City of Bryan, Texas 86/793 (not platable)
m. The City of Bryan, Texas 86/793 (not platable)
n. The City of Bryan, Texas 86/793 (not platable)
o. The City of Bryan, Texas 86/793 (not platable)
p. The City of Bryan, Texas 86/793 (not platable)
q. The City of Bryan, Texas 86/793 (not platable)
r. The City of Bryan, Texas 86/793 (not platable)
s. The City of Bryan, Texas 86/793 (not platable)
t. The City of Bryan, Texas 86/793 (not platable)
u. The City of Bryan, Texas 86/793 (not platable)
v. The City of Bryan, Texas 86/793 (not platable)
w. The City of Bryan, Texas 86/793 (not platable)
x. The City of Bryan, Texas 86/793 (not platable)
y. The City of Bryan, Texas 86/793 (not platable)
z. The City of Bryan, Texas 86/793 (not platable)

LEGEND	
—	These standard symbols will be found in the drawing
•	Found iron rod (date noted)
○	Set 1/2" iron rod w/yellow cap
⊙	Calculated point in center of creek
⊙	septic tank
—	overhead electric line
—	wire fence
—	DEED LINE
—	EASEMENT
—	survey line
—	pipeline
—	water line
—	overhead telephone line

I, Tyler Tumlinson, Registered Professional Land Surveyor, do hereby certify that the foregoing is a true and correct copy of the original survey as the same appears in the records of the County Clerk of Brazos County, Texas, and is correct.
All bearings and distances are based on State Plane Coordinate System, Texas Central Zone, NAD 1983.

Tyler Tumlinson, R.P.L.S. No 6410 February 28, 2024

