

PLAT SHOWING A SURVEY OF 115.803 ACRES IN McCULLOCH COUNTY, TEXAS, MADE FOR CONNIE DINNING

NOTES:

1. Bearings hereon are based on NAD83, Texas State Plane Coordinate System, Central Zone (4203).
2. Per Stewart Title Guaranty Co. Commitment file #025059, effective date 03/31/2025, the following items listed in Schedule B that do apply to this tract are 10b-10d, & 10f. Items 10a, 10e, & 10g are not survey related.

LINE	BEARING	DISTANCE
L1	S 70°21'41" W	125.33'
L2	S 67°26'29" W	181.53'
L3	S 68°38'11" W	568.73'
L4	S 68°39'06" W	317.99'
L5	S 71°41'45" W	249.44'
L6	N 00°25'55" W	386.08'
L7	N 65°37'36" E	351.53'
L8	N 67°06'26" E	453.92'

HEINRICH GROBE SUR. 514
A-371

115.803 Acres

called 115.574 ac.
ROY LEE DAMRON, JR. &
WANDA G. DAMRON
245/524 M.C.D.R.

L. VOGEL SUR. 157
A-1389

170.21 ac.
L.D. Henderson
199/787 M.C.D.R.



The plat hereon represents an on the ground survey made under my direction in April, 2025.

Kenneth H. Ross
Kenneth H. Ross R.P.L.S. No. 2012 04-14-2025

- approx. river bank
- X — X — fence
- — — — — survey line
- easement line
- E — E — electric line
- concrete monument
- 1/2" steel stake found
- ⊙ 4" pipe post
- ⊕ 6" cedar post
- ⊗ 8" pine post
- ⊙ electric meter
- ⊙ transformer pole
- ⊙ water well
- ▽ steel fence post

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	2965.00'	382.32'	S 27°05'21" E	382.05'

ROSS LAND SURVEYING
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CD0425