

FIELD SERVICES: GW

DRAWN BY: JBM

LINE	BEARING	DISTANCE
L1	S03°27'32"E	151.45'
L2	S33°57'39"E	113.77'
L3	S21°19'14"E	200.37'
L4	S28°39'45"E	124.78'
L5	S37°33'29"E	69.81'
L6	S53°02'36"E	106.37'
L7	S72°53'44"E	65.14'
L8	N59°32'03"E	37.48'
L9	S57°49'20"E	217.24'
L10	S69°46'54"E	153.43'
L11	S59°09'43"W	100.00'
L12	S59°16'01"W	98.36'
L13	S59°26'43"W	114.78'
L14	N04°07'44"E	146.11'
L15	S88°10'23"W	146.17'
L16	N08°27'53"E	9.72'
L17	S14°41'08"E	155.46'
L18	S27°52'51"E	155.22'

- Legend
- Water Meter
 - Telephone Pedestal
 - A&T Pedestal
 - Fire Hydrant
 - Electric Meter
 - AC Unit
 - Guy Wire
 - Power Pole
 - Overhead Electric
 - Fence
 - 1/2" Iron Rod Found
 - 5/8" Iron Rod Found
 - 1/2" Iron Rod Set "Blackland" (Unless Otherwise Noted)

0 150 300
SCALE FEET

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BLACKLAND SURVEYING LLC 2025

Tract One: Sketch showing 36.13 acres of land out of the W. L. Swain Survey, Abstract Number 40, in McLennan County, Texas, being a part of that called 46.094 acre remainder tract, described in a deed to Bernita Conner, recorded under Instrument Number 2025011945 of the Official Public Records of McLennan County, Texas.

Tract Two: Sketch showing 0.21 acres of land out of the W. L. Swain Survey, Abstract Number 40, in McLennan County, Texas, being a part of that called 46.094 acre remainder tract, described in a deed to Bernita Conner, recorded under Instrument Number 2025011945 of the Official Public Records of McLennan County, Texas.

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

Field Notes Description Attached.

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.

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

Based upon what can be scaled from the graphics shown on Federal Insurance Rate Map (FIRM), Community Panel No.48309C03600, Dated DECEMBER 20, 2019, & LOMR 22-06-0249P, Dated AUGUST 3, 2022, the property shown on this plot appears to be situated in Zone "X" & Zone "AE". This flood statement does not imply that this tract will never flood, nor does it create any liability in such event on the part of this surveyor or this company.

Tract One
36.13 Acres
Remainder of
Called 46.094 acres
Bernita Conner
Inst. No. 2025011945
O.P.R.

Called 6.821 acres
Michael J. Grigsby and
Julie B. Grigsby
Inst. No. 2020028243
O.P.R.

Called 3.63 acres
Connie Lynn Cullom
Inst. No. 2017028106
O.P.R.

Called 0.688 acres
Shella Fay Willett
Inst. No. 2019029509
O.P.R.

Called 0.688 acre
Shella Fay Willett
Inst. No. 2019029509
O.P.R.

Tract Two
0.21 Acres

Tract Two P.O.B.

Lot 1
Logue Lane Properties
Inst. No. 2021024565
O.P.R.

Lot 2

**BLACKLAND
SURVEYING**

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

The survey as shown hereon was prepared from an on-the-ground survey performed under my supervision on the 5th day of August 2025.

JACOB R. WATERS, RPLS, No. 6849



SURVEYED: 8/5/2025

ORDERED BY: Chris Conner

Job Number: 25-07-0410