



**CLEVELAND SURVEYING COMPANY, p.c.**

P.O. BOX 1274 ---709 S. WASHINGTON  
CLEVELAND, TEXAS 77327

**LOUIS W. BERGMAN, III**  
REGISTERED PROFESSIONAL LAND SURVEYOR

PHONE 281-592-6395

**LEGAL DESCRIPTION**

**15.000 Acre Tract  
OLIVAN TRACT**

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND CONTAINING 15.000 ACRES OF LAND SITUATED IN THE *ROBERT MARSH SURVEY, ABSTRACT No 373, WALKER COUNTY, TEXAS*, AND BEING OUT AND A PART OF A CALLED 200.5922 ACRE TRACT, (NET 180.76 ACRES), AS DESCRIBED AS "TRACT 18", AS DESCRIBED ON PAGE FILED UNDER CLERK'S FILM CODE No. 979-01-1974 REAL PROPERTY RECORDS OF MONTGOMERY COUNTY AND JOINTLY FILED IN THE OFFICIAL PUBLIC RECORDS OF WALKER COUNTY AND BEING OUT OF A CALLED TRES CABELLEROS 99.22 ACRE TRACT AS DESCRIBED IN VOLUME 484, PAGE 459 OFFICIAL PUBLIC RECORDS OF WALKER COUNTY; SAID 15.000 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS, TO-WIT:

COMMENCING at a 5/8 inch iron rod found in the west right-of-way of Interstate Highway No. 45 for the most northerly corner of the 99.22 acre tract and same being a common corner with the W.F. Spiller 183 acre tract as described in Volume 72, Page 183 Real Property Records of Walker County and same being the most northerly corner of this tract;

THENCE SOUTH 43 DEGREES 06 MINUTES 26 SECONDS WEST, a distance of 1138.58 feet with the Southeast line of the called 183 acre tract to a 5/8 inch iron rod with orange cap set for the Southwest corner of an 8.06 acre tract surveyed this same day;

THENCE SOUTH 43 DEGREES 06 MINUTES 26 SECONDS WEST, a distance of 953.12 feet continuing with the southeast line of the 183 acre tract to a 5/8 inch iron rod found for the most southerly corner of said 183 acre tract and the most easterly corner of the Harold Owen 13.45 acre tract as described in Volume 186, Page 286 Walker County Deed herein described;

THENCE SOUTH 43 DEGREES 09 MINUTES 59 SECONDS WEST, a distance of 761.95 feet continuing with the southeast line of the 183 acre tract to a 5/8 inch iron rod found for the most southerly corner of said 183 acre tract and the most easterly corner of the Harold Owen 13.45 acre tract as described in Volume 186, Page 286 Walker County Deed herein described and the PLACE OF BEGINNING;

THENCE NORTH 80 DEGREES 20 MINUTES 11 SECONDS EAST, a distance of 2004.16 feet to a 5/8 inch iron rod set in the west right-of-way of I.H. No. 45;

THENCE ALONG AND WITH THE WEST RIGHT-OF-WAY OF SAID HIGHWAY AS FOLLOWS:

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THENCE SOUTH 05 DEGREES 41 MINUTES 02 SECONDS EAST, a distance of 177.13 feet to a concrete right-of-way monument found for an angle point;

THENCE SOUTH 21 DEGREES 26 MINUTES 38 SECONDS EAST, a distance of 125.84 feet to a 5/8 inch iron rod set for the Southeast corner of this tract;

THENCE SOUTH 78 DEGREES 20 MINUTES 06 SECONDS WEST, a distance of 1840.51 feet to a 5/8 inch iron rod set for corner;

THENCE NORTH 46 DEGREES 38 MINUTES 35 SECONDS WEST, a distance of 397.84 feet to a fence corner post found for the most westerly corner of this tract;

THENCE NORTH 43 DEGREES 09 MINUTES 59 SECONDS EAST, a distance of 76.72 feet to the PLACE OF BEGINNING and containing 653400 square feet or 15.000 acres more or less.

I hereby certify this metes and bounds description is based on an on the ground survey in the month of October, 2001 and February and May and June, 2002 and May, 2003.

*Louis W. Bergman III* 6-16-03  
Louis W. Bergman, III  
R.P.L.S. No. 2056  
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FILED FOR RECORD  
COUNTY CLERK  
WALKER COUNTY

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JAMES D. PATTON  
DEPUTY *J. Patton*

STATE OF TEXAS  
COUNTY OF WALKER

I, James D. Patton, County Clerk in and for Walker County, Texas do hereby certify that this instrument was filed for record in the volume and page of the named record, and at the time and date as stamped.

*James D. Patton*  
JAMES D. PATTON, CLERK  
WALKER COUNTY, TEXAS



Official Public Records  Discharge Records

5856

FILED DAVID G. JAY

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