

# BURLESON COUNTY, TEXAS JAMES BUCKHANNAN SURVEY ABSTRACT NO. 7

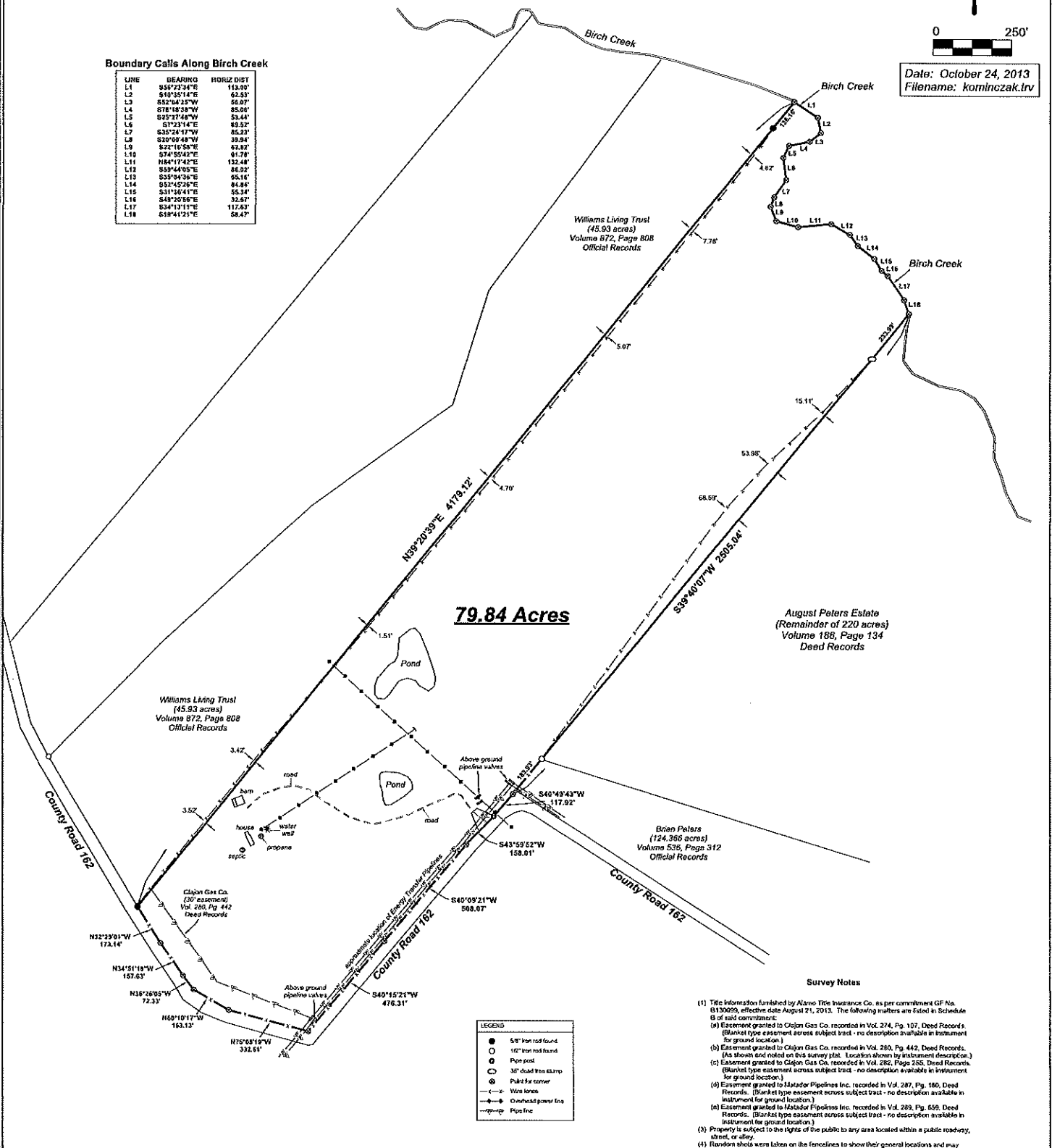


0 250'

Date: October 24, 2013  
Filename: korninczak.lv

**Boundary Calls Along Birch Creek**

LINE	BEARING	HORIZ DIST
L1	S55°23'34"E	113.90'
L2	S19°35'14"E	62.23'
L3	S33°04'33"W	55.07'
L4	S78°18'38"W	85.06'
L5	S25°37'48"W	53.44'
L6	S72°31'14"E	45.22'
L7	S35°24'17"W	85.23'
L8	S20°00'48"W	39.94'
L9	S22°10'55"E	63.02'
L10	S74°55'42"E	61.78'
L11	N84°17'42"E	132.48'
L12	S89°44'03"E	46.02'
L13	S35°04'38"E	95.16'
L14	S57°45'24"E	84.84'
L15	S31°18'41"E	95.34'
L16	S49°20'55"E	32.67'
L17	S34°13'11"E	112.63'
L18	S18°41'21"E	56.42'



**79.84 Acres**

*August Peters Estate  
(Remainder of 220 acres)  
Volume 188, Page 134  
Deed Records*

*Williams Living Trust  
(45.93 acres)  
Volume 872, Page 808  
Official Records*

*Brian Peters  
(124,366 acres)  
Volume 536, Page 312  
Official Records*

**Survey Notes**

- (1) Title information furnished by Namo Title Insurance Co. as per commitment GF No. 8130093, effective date August 21, 2013. The following matters are listed in Schedule B of said commitment:
  - (a) Easement granted to Cajon Gas Co. recorded in Vol. 274, Pg. 107, Deed Records. (Blanket type easement across subject tract - no description available in instrument for ground location.)
  - (b) Easement granted to Cajon Gas Co. recorded in Vol. 442, Deed Records. (As shown and noted on this survey plat. Location shown by instrument description.)
  - (c) Easement granted to Cajon Gas Co. recorded in Vol. 282, Page 285, Deed Records. (Blanket type easement across subject tract - no description available in instrument for ground location.)
  - (d) Easement granted to Hattador Pipelines Inc. recorded in Vol. 287, Pg. 180, Deed Records. (Blanket type easement across subject tract - no description available in instrument for ground location.)
  - (e) Easement granted to Hattador Pipelines Inc. recorded in Vol. 289, Pg. 656, Deed Records. (Blanket type easement across subject tract - no description available in instrument for ground location.)
- (2) Property is subject to the rights of the public to any area located within a public roadway, alley, or alley.
- (3) Random shots were taken on the fences to show their general locations and may not represent an exact location of the entire fence.
- (4) The surveyor has not performed an abstract of title in connection with this survey.
- (5) This property is subject to changes in boundary due to the accretion, erosion and/or avulsion of Birch Creek.
- (6) This property lies within an oil producing area. All pipelines may not be marked or shown on this survey plat.
- (7) Property description to accompany this plat.

**LEGEND**

●	5" Iron rod found
○	10" Iron rod found
—	Pipe post
⊙	3/4" dual iron stamp
⊕	Point for corner
—	Wire fence
—	Overhead power line
—	Pipe line

**Rau Surveying**

1276 Hwy 71 - P.O. Box 592 Columbia, Texas, 76934  
Phone (979) 732-8494 Fax (979) 732-6468

I, Darrell D. Rau, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was 99% day made on the ground, under my supervision, of the property described herein.

*Darrell D. Rau*

Darrell D. Rau, Registration No. 4173



Survey Plat of a tract or parcel containing 79.84 acres of land situated in the James Buckhannan Survey, Abstract No. 7, Burleson County, Texas, and being all of that land described as 80.043 acres in Deed dated September 9, 1989, from Johnnie Karl Gurka, et ux, to David Korninczak, et ux, recorded in Volume 390, Page 246, Burleson County Deed Records.