w/ EC/City/ Adding Addnl Hospitality Holding/ Market to Wharton Co. DWG
Master 2014 DWG
SA: WC DAM SD. DWG

SURVEY PLAT

A 41.8 AC. TRACT OF LAND, SITUATED IN THE MCGARE CO. SURVEY NO. 16, ABSTRACT NO. 216, AND IN THE MCGARE CO. SURVEY NO. 17, ABSTRACT NO. 214, WHARTON COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 89 AC. TRACT OF LAND REFERRED TO AS THIRD TRACT CONVEYED FROM A.C. HARTH, JR. ETUX TO LOUIS MOLINAR, ETUX BY DEED DATED FEBRUARY 29, 1944, RECORDED IN VOLUME 254, PAGE 126, OF THE WHARTON COUNTY DEED RECORDS, SAID 41.8 AC. TRACT BEING ALSO COMPRISED OF TWO PARCELS: 1) A PORTION OF THAT CERTAIN CALLED 13.38 AC. TRACT OF LAND CONVEYED FROM LOUIS MOLINAR, ETUX TO FRANK WILLIAM MAREK, ETUX IN DEED DATED JULY 28, 1978, RECORDED IN VOLUME 570, PAGE 466, OF THE WHARTON COUNTY DEED RECORDS, AND 2) ALL OF THAT CERTAIN CALLED 27.1642 TRACT OF LAND CONVEYED FROM LOUIS MOLINAR, ETUX TO MAREK PROPERTY INTEREST, INC. BY CORRECTED WARRANTY DEED DATED NOVEMBER 16, 1972, RECORDED IN VOLUME 39, PAGE 418, OF THE OFFICIAL RECORDS OF WHARTON COUNTY, TEXAS, SAID 41.8 AC. TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS ATTACHED

NOTE: Bearings are based on the Texas Coordinate System of 1983, Texas South-Central Zone

I, Robert W. Kolacny, Registered Professional Land Surveyor No. 5318, do hereby certify that the foregoing Plat correctly describes results of a Survey made under my supervision on the ground, June 16, 2019.

Robert W. Kolacny
Registered Professional Land Surveyor No. 5318
Ph. (979) 532-6056

SURVEYOR'S NOTE:

As per Fidelity National Title Insurance Company's Commitment for Title Insurance, GF No. 2019-0749, Dated May 23, 2019, Schedule B, Items 10, the survey is subject to the following:

(a) Easement for electrical transmission line, shown in instrument from W. Marek to Texas Cortez Power Co. dated April 28, 1926, and recorded in Volume 75, Page 178, of the Wharton County Deed Records - NO CENTERLINE DESCRIPTION -

(b) Easement for pipeline shown in instrument from R. C. Marks to Dow Chemical Co. dated September 28, 1962, and recorded in Volume 252, Page 481, of the Wharton County Deed Records

(c) Easement for electrical transmission line, shown in instrument from Frank William Marek, et ux to Wharton County Electric Cooperative, Inc. dated January 30, 1950, and recorded in Volume 531, Page 735, of the Wharton County Deed Records - NO CENTERLINE DESCRIPTION -

Scale: 1" = 100'
0 100 200 300

LEGEND
○ ..... 5/8"IR Set/Copper Nail
⊠ ..... 5/8"IR found

I. & G. N. R. R. CO.
S - 16 A - 216

P.O.B.

ETJ

City of EC
Minor Plat

Lot 2
33.8Ac
~~41.8 Ac.~~

Lot 1
~~8.00 Ac~~

"Third Tract" - call 89 Ac. - Louis Molinar, Hsw - 354/126, O.R.

Agreement as to Roadway 526/471 O.R.

S 36°37'28" E 157.46'

N 36°37'28" W 357.86'

N 36°37'28" W

S 53°22'32" W 809.46'

30'

D.A.M. Road (60 Ft. Roadway)

State Highway No. 71

60 Ft. ROW
Ford, Marek, et ux
533/137, O.R.

TRACT NO. 1
call 1.84 Ac.
Linda Joy Elland
597/450, O.R.

TRACT NO. 2
call 1.827 Ac.
Linda Joy Elland
597/450, O.R.

TRACT NO. 3
call 1.84 Ac.
D.A.M. Services, Inc
605/293, O.R.

TRACT NO. 2
call 1.827 Ac.
D.A.M. Services, Inc
605/293, O.R.

call 1.827 Ac.
Marek, et ux
614/911, O.R.

TRACT NO. 3
call 1.827 Ac.
D.A.M. Services, Inc
605/293, O.R.

call 1.827 Ac.
(Plotted @ Mark. et ux)
(DESCRIPTION)

call 1.806 Ac.
Elland/Allgood, et ux
537/57, O.R.

call 1.806 Ac.
Ford, Marek, et ux
533/137, O.R.

call 1.806 Ac.
D.A.M. Services, Inc
625/52, O.R.

call 1.806 Ac.
D.A.M. Services, Inc
597/450, O.R.

60 Ft. Roadway
~~601/304~~ O.R.

call 1.826 Ac.
D.A.M. Services, Inc
625/52, O.R.

call 8.506 Ac.
Elland/Pluta
604/118, O.R.

call 4.6422 Ac.
Elland/Allgood, et ux
571/659, O.R.

call 13 Ac.
Elland/Pluta
604/118, O.R.

call 13 Ac.
Marek Property Interest, Inc
354/110, O.R.

call 17.234 Ac.
Laura Molinar, Trustee
~~354/110~~, O.R.

call 0.826 Ac.
Frank Wharton, et ux
609/888, O.R.

TRACT NO. 3
call 1.827 Ac.
D.A.M. Services, Inc
605/293, O.R.

A=181.23'
R=129.86'
D=81°57'00"
B=N 77°33'28" W
C=166.21'

Proposed 30 Ft. Easement
Marek, et al Subdivision
dtd 1999 Survey by Elkins Surveying, R. D. Kay Jr.

317.42'

I. & G.N.R.R. CO.
S - 17 A - 214

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- Registered Professional Land Surveyors -
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