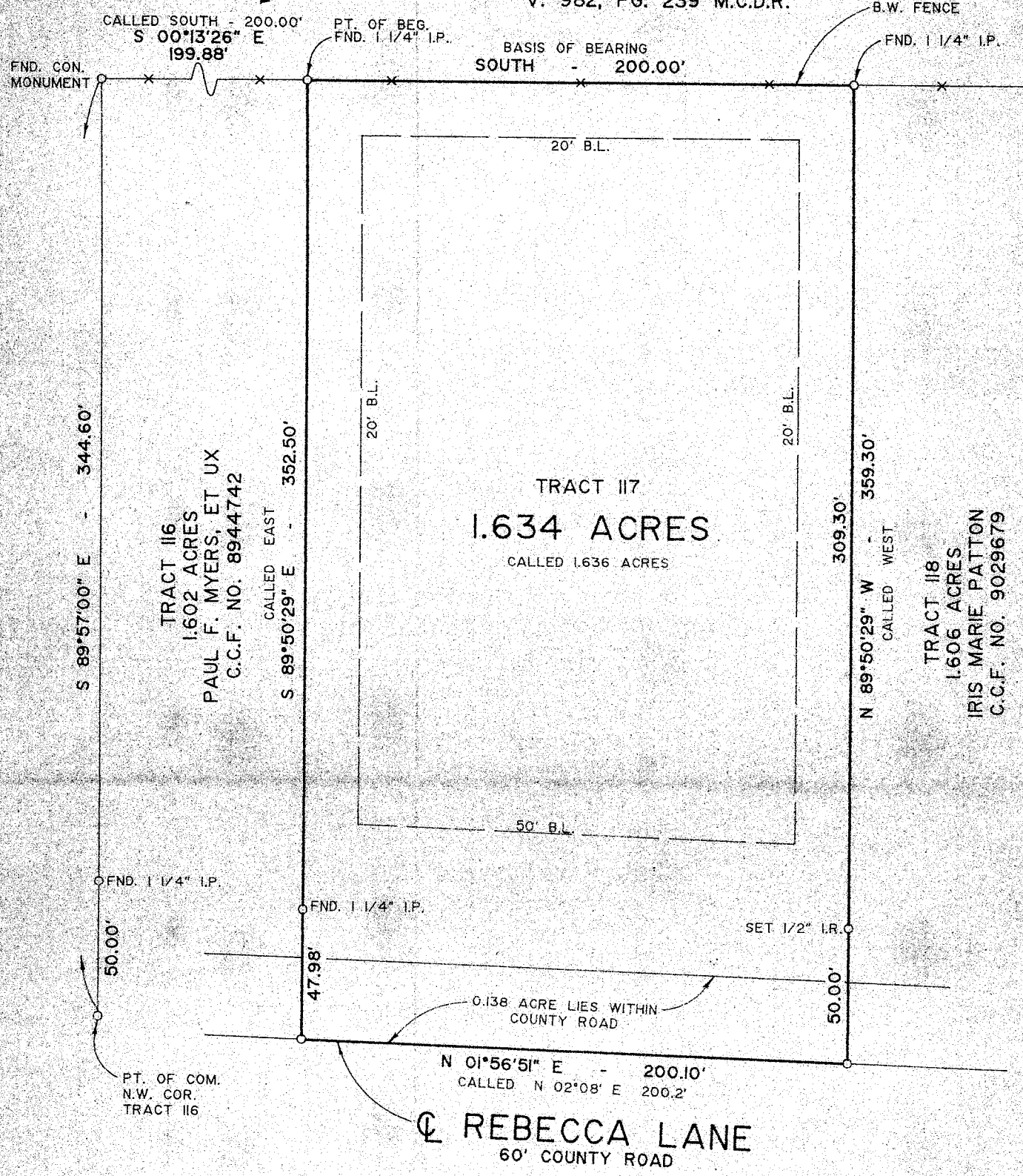


131.480 ACRES
BENTON F. HILL
V. 982, PG. 239 M.C.D.R.



NOTE: BUILDING LINES ARE PER VOL. 616, PG. 254, DEED RECORDS.

LEGAL DESCRIPTION: 1.634 ACRES OF LAND SITUATED IN THE JAMES HALL SURVEY, ABSTRACT 251, MONTGOMERY COUNTY, TEXAS, AND BEING TRACT II7, HICKORY HILL, AN UNRECORDED SUBDIVISION OUT OF THAT CERTAIN 51.975 ACRE TRACT DESCRIBED IN DEED TO TEXAS RESOURCES, INC., RECORDED IN VOLUME 609, PAGE 921 OF THE MONTGOMERY COUNTY DEED RECORDS, SAID 1.634 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS ATTACHED, ALL BEARINGS BEING REFERENCED TO THE SAID DEED.



GENESIS SURVEYING

31931 STATE HWY. 249
PINEHURST, TEXAS 77362
(713)356-8703 HOME(409)597-4554
FAX (713)356-4648

OWNER/PURCHASER:

PAUL W. MCDOWELL AND WIFE,
WILLA D. MCDOWELL

ADDRESS:

REBECCA LANE
MONTGOMERY, TEXAS 77356

FLOOD INFORMATION:

ZONE C IS IS NOT IN FLOOD PRONE AREA
FEMA MAP No. 480483 0120 C
DATE AUGUST 1, 1984

	DATE	BY	TITLE CO.	STEWART
FIELD WORK	3-17-94	C.V.	G.F. NO.	94404467
DRAFTING	3-17-94	T.R.	MTGE. CD.	
FINAL CHECK	3-17-94	G.L.R.		

SCALE 1" = 40' KEY MAP 153 Z J.O. NO. **94-0325**

GERALD L. REINKE, R.P.L.S. No. 3971
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND,
THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS AT THE TIME
OF SURVEY AND THERE ARE NO ENCROACHMENTS VISIBLE ON THE
GROUND UNLESS SHOWN.
DATE: **MARCH 17, 1994**

FIELD NOTE DESCRIPTION
1.634 Acres of Land

All that certain tract or parcel of land containing 1.634 acres, situated in the James Hall Survey, Abstract 251, Montgomery County, Texas, and being Tract 117, HICKORY HILLS, an unrecorded subdivision out of that certain 51.975 acre tract described in deed to Texas Resources, Inc., recorded in Volume 609, Page 921 of the Montgomery County Deed Records, said 1.634 acre tract being more particularly described as follows, all bearings being referenced to the said deed:

COMMENCING at a point in the center of Rebecca Lane for the northwest corner of Tract 116 (1.602 acres in deed to Paul F. Myers, et ux, recorded under C.C.F. No. 8944742);

THENCE, S 89 deg. 57' 00" E, at 50.00 feet pass a 1 1/4 inch iron pipe found for reference, a total distance of 344.60 feet along the north line of the Tract 116 to a concrete monument found for the northeast corner of Tract 116;

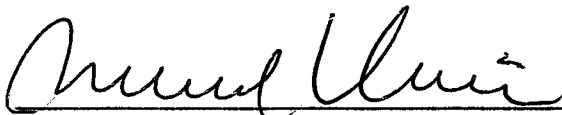
THENCE, S 00 deg. 13' 26" E (Called South), a distance of 199.88 feet (Called 200.00 feet) along the east line of Tract 116 to a 1 1/4 inch iron pipe found in the west line of that certain 131.480 acre tract described in deed to Benton F. Hill, Recorded in Volume 982, Page 239, Deed Records, for the southeast corner of Tract 116, and being the northeast corner and POINT OF BEGINNING of the herein described tract;

THENCE, South, a distance of 200.00 feet along the west line of the said 131.480 acre tract to a 1 1/4 inch iron pipe found for the southeast corner of this tract, and being the northeast corner of Tract 118 (1.606 acres in deed to Iris Marie Patton per C.C.F. No. 9029679);

THENCE, N 89 deg. 50' 29" W (Called West), at 309.30 feet pass a 1/2 inch iron rod set for reference, a total distance of 359.30 feet along the north line of Tract 118 to a point in the center of Rebecca Lane (a 60 foot County Road) for the northwest corner of Tract 118 and the southwest corner of this tract;

THENCE, N 01 deg. 56' 51" E (Called N 02 deg. 08' E), a distance of 200.10 feet (Called 200.2 feet) along the center of Rebecca Lane to a point for the northwest corner of this tract, and being the southwest corner of Tract 116;

THENCE, S 89 deg. 50' 29" E (Called East), at 47.98 feet pass a 1 1/4 inch iron pipe found for reference, a total distance of 352.50 feet along the south line of Tract 116 to the POINT OF BEGINNING and containing 1.634 acres of land.



GERALD L. REINKE, R.P.L.S. No. 3971
March 17, 1994
J.O. No. 94-0325

