



TEXAS PROFESSIONAL SURVEYING, LLC.

3032 N. FRAZIER STREET, CONROE, TEXAS 77303
(936)756-7447 FAX (936)756-7448
FIRM REGISTRATION No. 100834-00

FIELD NOTE DESCRIPTION
12.452 ACRES
IN THE A. VIESCA, ABSTRACT NO. 78
POLK COUNTY, TEXAS

BEING a 12.452 acre tract of land situated in the A. Viesca, Abstract No. 78, Polk County, Texas, being all of that certain called 12.458 acre tract described in instrument to Dondtray L. Thomas & Claudia B. Thomas, recorded In Volume 2083, Page 602 of the Official Public Records of Polk County, Texas (O.P.R.P.C.T.), said 12.452 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a ½ inch iron rod with cap found in the southwesterly margin of Wobbly Bobbly Tram Road for the common northerly corner of said 12.458 acre tract and that certain called 24.900 acre tract described in instrument to Jeremy Findley, recorded in Volume 2117, Page 979, O.P.R.P.C.T., being the northeasterly corner of the herein described 12.452 acre tract;

THENCE South 39°16'28" West, 1681.86 feet, with the common line between said 12.458 acre tract and said 24.900 acre tract, to a ½ inch iron rod with cap found in the northeasterly line of that certain called 103.339 acre tract described in instrument to Dinh Kenny Quoc Khanh, recorded in Volume 2163, Page 486, O.P.R.P.C.T., for the common southerly corner of said 12.458 acre tract and said 24.900 acre tract, being the southeasterly corner of the herein described 12.452 acre tract, from which a ½ inch iron rod with cap found for reference bears South 52°26'21" East, 279.83 feet;

THENCE North 52°30'34" West, 344.65 feet, with the common line between said 12.458 acre tract and said 103.339 acre tract, to a ½ inch iron rod with cap found for the common southerly corner of said 12.458 acre tract and that certain called 11.659 acre tract described in instrument to Dinh Kenny Quoc Khanh, recorded in Volume 2178, Page 486, O.P.R.P.C.T., being the southwesterly corner of the herein described 12.452 acre tract;

THENCE North 40°07'14" East, 1582.29 feet, with the common line between said 12.458 acre tract and said 11.659 acre tract, to a ½ inch iron rod with cap found in the southwesterly margin of said Wobbly Bobbly Tram Road for the common northerly corner of said 12.458 acre tract and said 11.659 acre tract, being the northwesterly corner of the herein described 12.452 acre tract;

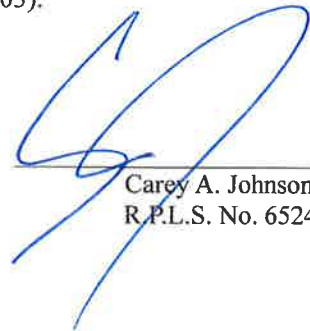
THENCE South 69°42'38" East, 339.59 feet, with the southwesterly margin of said Wobbly Bobbly Tram Road, the northeasterly line of said 12.458 acre tract, to the **PLACE OF BEGINNING**;

CONTAINING a computed area of 12.452 acres of land within this Field Note Description.

This Field Note Description was prepared from a survey performed on the ground on March 28, 2019 by Texas Professional Surveying, LLC., Registered Professional Land Surveyors and is referenced to Survey Drawing Project Number S568-01.

Bearings recited hereon are based on GPS observations and are referenced to the North American Datum (NAD) 1983, Texas State Plane Coordinate System, Central Zone (4203).

March 29, 2019
Date



Carey A. Johnson
R.P.L.S. No. 6524