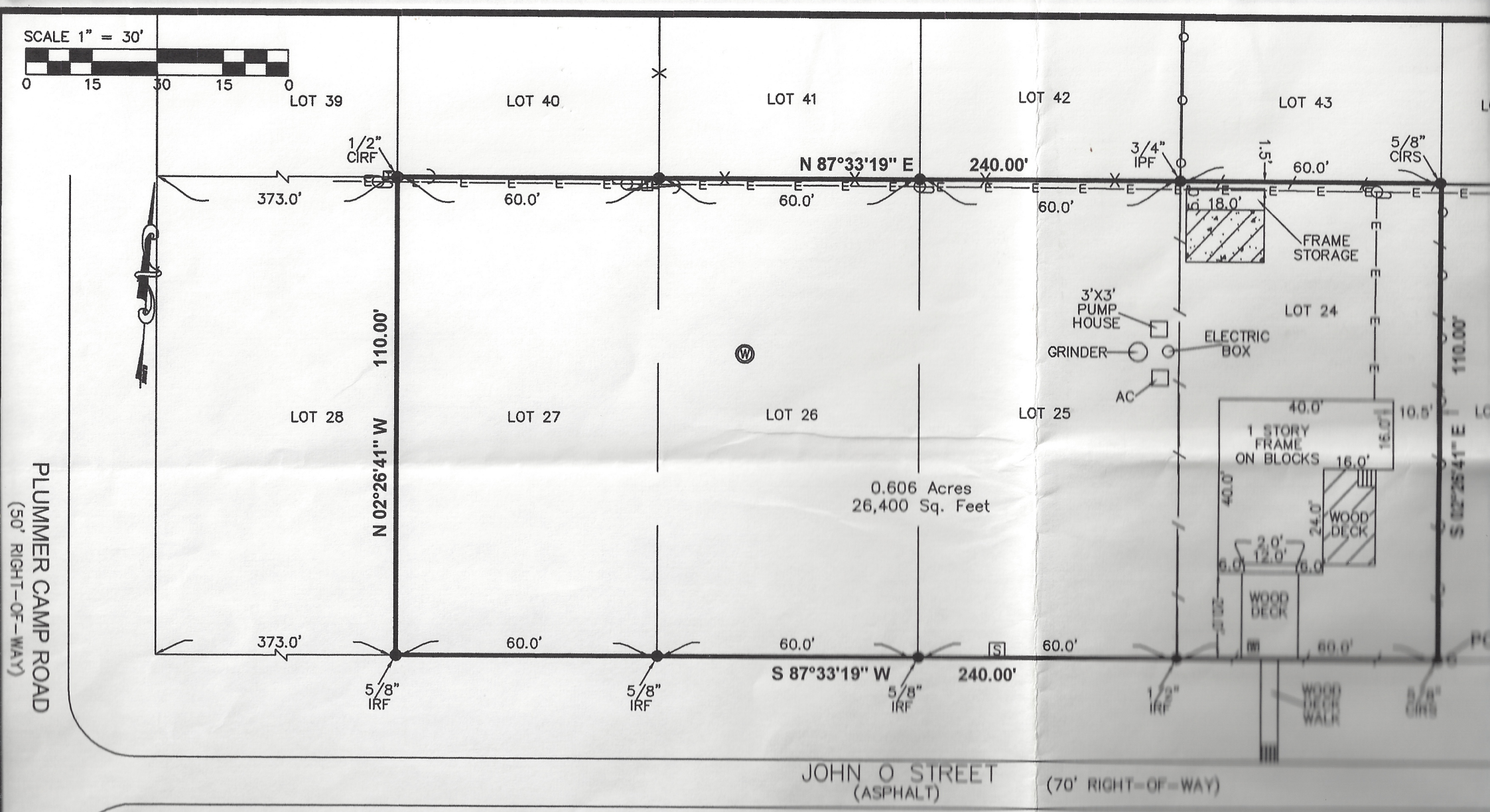

LEGAL DESCRIPTION
0.606 ACRES

A TRACT OR PARCEL CONTAINING 0.606 ACRES (26,400 SQUARE FEET) OF LAND SITUATED IN THE WASHINGTON CLARY SURVEY, ABSTRACT NO. 71, CHAMBERS COUNTY, TEXAS, AND BEING OUT OF AND A PART OF A 34.008 ACRE TRACT AWARDED TO F. R. GERSBACH IN A PARTITION DEED DATED NOVEMBER 19, 1965 AND RECORDED IN VOLUME 278, PAGE 167 OF THE CHAMBERS COUNTY DEED RECORDS, BEING THE COMBINATION OF A 0.1515 ACRE TRACT CONVEYED TO ROBBIE PFEFFER IN VOLUME 218, PAGE 243 OF THE OFFICIAL PUBLIC RECORDS OF CHAMBERS COUNTY AND A 0.4545 ACRE TRACT CONVEYED TO ROBBIE PFEFFER IN VOLUME 573, PAGE 284 OF THE OFFICIAL PUBLIC RECORDS OF CHAMBERS COUNTY, AND BEING ALL OF LOTS 24, 25, 26, AND 27 OF THE GERSBACH SUBDIVISION RECORDED IN VOLUME A, PAGE 157 OF THE CHAMBERS COUNTY MAP RECORDS, SAID 0.606 ACRE TRACT OR PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS: THE BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83:

BEGINNING AT A 5/8 INCH CAPPED IRON ROD SET IN THE NORTH RIGHT OF WAY LINE OF JOHN O STREET (70 FOOT RIGHT OF WAY) FOR THE SOUTHWEST CORNER OF LOT 23 OF SAID GERSBACH SUBDIVISION, THE SOUTHEAST CORNER OF SAID ROBBIE PFEFFER 0.1515, BEING THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 87 DEGREES 33 MINUTES 19 WEST, ALONG THE NORTH LINE OF SAID JOHN O STREET, PASS AT 60.00 FEET A 1/2 INCH

SURVEYOR'S CERTIFICATION
TO: NATIONAL CLOSING SOLUTIONS AND REVERSE MORTGAGE FUNDING, EXCLUSIVELY: