

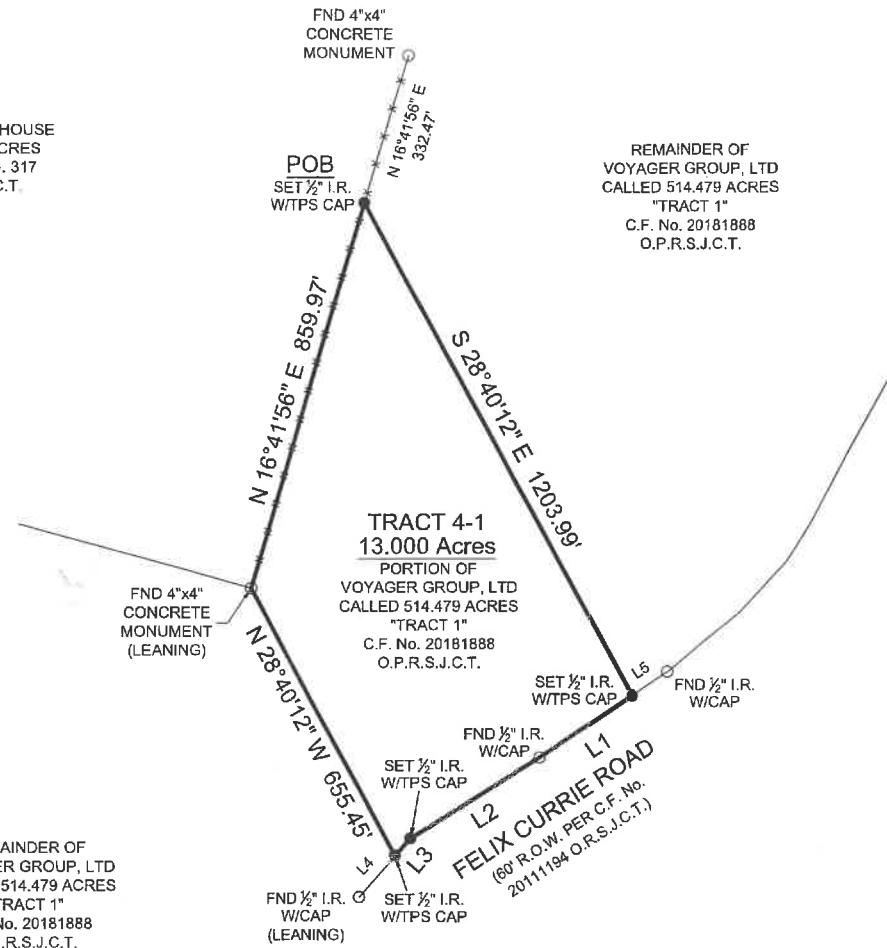


SYMBOL LEGEND

- P- Overhead Power Line
- Guy Wire
- // Wood Fence
- XXX- Wrought Iron Fence
- XX- Chainlink Fence
- X- Wire Fence
- Fire Hydrant
- Power Pole
- Telephone Pedestal
- Water Valve
- Water Meter
- Set Iron Rod w/TPS Cap
- Fnd Iron Rod

ANN HOPKINS HOUSE
CALLED 53 ACRES
VOL. 170, PG. 317
O.P.R.S.J.C.T.

REMAINDER OF
VOYAGER GROUP, LTD
CALLED 514.479 ACRES
"TRACT 1"
C.F. No. 20181888
O.P.R.S.J.C.T.



LINE	BEARING	DISTANCE
L1	S 56°29'14" W	240.59'
L2	S 58°01'26" W	325.92'
L3	S 41°55'30" W	49.71'
L4	S 41°55'30" W	117.65'
L5	N 56°29'14" E	93.10'

BOUNDARY SURVEY

BEING a 13.000 acre tract of land situated in the William Morris Survey Abstract Number 38, San Jacinto County, Texas, being a portion of that certain called 514.479 acre tract described as "Tract 1" in instrument to Voyager Group, LTD., recorded under Clerk's File Number 20181888 of the Official Public Records of San Jacinto County, Texas (O.P.R.S.J.C.T.), said 13.000 acre tract being more particularly described by attached metes and bounds description.

General Notes:

1) This survey was performed without benefit of a current title report. Surveyor did not abstract title and does not certify to easements or restrictions not shown. Check with your local governing agencies for any additional easements, building lines or other restrictions not reflected on survey.

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No's. 48407C0125C and 48407C0150C having an effective date of 11/4/2010.
 Job No.: H297-365
 Scale: 1" = 300'
 Date: 2-2-2021
 Drawn By: CPP
 Field Crew: TC
 Revised:

Purchaser: Homeland Properties
 Address: Felix Currie Road, Point Blank Tx, 77364
 Lot: _____, Block: _____, Section: _____
 Survey: William Morris, A 38
 Area: 13.000 Acres
 Subdivision: _____
 Cabinet: _____, Sheet: _____, Records: _____
 San Jacinto County, Texas

TEXAS
 PROFESSIONAL SURVEYING, LLC
 3032 N. FRAZIER STREET - CONROE, TX 77303
 PH (936) 756-7447 - FAX (936) 756-7448
 www.surveyingtexas.com
 FIRM REGISTRATION No. 100834-00

Bearings shown hereon are based on GPS observations and are referenced to the NAD83, Texas State Plane Coordinate System, Central Zone (4203).
 Basis of Bearings

WILLIAM MORRIS SURVEY
 ABSTRACT No. 38

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.



[Signature]
 Carey A. Johnson
 Registered Professional Land Surveyor No. 6524