



**SYMBOL LEGEND**

- 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
- Find Iron Rod

Surveyor has relied on information provided by Fidelity National Title Insurance Company, G.F. No. 2021278177, Effective date: February 2, 2022

The Subject Tract(s) as shown hereon may be subject to the following item listed in Schedule B, of said Title Commitment

- H) Boundary Agreement dated July 6, 1952 between Texas Long Leaf Lumber Company and Mrs. R. J. Chery as recorded in Vol. 126, Pg. 45, D.R.T.C.T.
- I) Ten foot (10') wide easement for a water line granted in an instrument dated June 30, 1972 from Southland Paper Mills, Inc. to Trinity Rural Water Supply Corporation as recorded in Vol. 214, Pg. 291, D.R.T.C.T. (Does Affect / Shown Hereon)
- J) Right of way easement dated August 8, 2007 from Heartwood Forestland Fund IV Limited Partnership to Trinity Rural Water Supply Corporation recorded in Volume 800, Page 542, Official Records of Trinity County, Texas. (Unable to Locate)
- K) Conveyance of all oil, liquid hydrocarbons, gas, coal seam gas, coal bed methane, and all other liquid or gaseous hydrocarbons, as well as their respective constituent products (including, without limitation, condensate, casinghead gas, distillate, and natural gas liquids), and any other mineral produced in association therewith (including, without limitation, elemental sulphur, helium, carbon dioxide and other non-hydrocarbon substances produced in association with any of the above described items) the bonuses, rentals and all other rights incidental thereto, include easements of ingress and egress for exploration and production, by instrument dated October 1, 2000, executed by International Paper Company, et al. to Pure Resources, L.P., recorded in Volume 654, Pages 661 et seq. Official Records of Trinity County, Texas. TITLE to said interest not checked subsequent to date of aforesaid instrument. (Blanket)
- L) Non-exclusive easement for purpose of exploration, development, storage, treatment, production or transportation of oil and gas and other minerals, use of roadways, water well drilling rights, use of sand and gravel, and other surface use rights as granted in an instrument dated October 1, 2000, executed by International Paper Company et al. to Pure Resources, L.P., recorded in Vol. 654, Pg. 661 et seq. O.R.T.C.T. TITLE to said interest not checked subsequent to date of aforesaid instrument. (Blanket)
- M) Non-exclusive easement and rights of access granted to adjacent or adjoining lands, as granted in instrument dated October 1, 2000, executed by International Paper Company et al. to Pure Resources, L.P., recorded in Vol. 654, Pg. 661 et seq. O.R.T.C.T. TITLE to said interest not checked subsequent to date of aforesaid instrument. (Blanket)
- N) Terms, conditions and stipulations contained in Surface Use Restriction Agreement dated January 30, 2001, executed between International Paper Company, et al. and Pure Resources, L.P., recorded October 1, 2002 in Volume 692, Page 411, Official Records of Trinity County, Texas. (Does Not Affect)
- O) Reservation of mineral and royalty interests, a non-exclusive right by International Paper Company to rip, ramp and remove sand, rock, gravel and pit run material from those parcels of land described on Exhibit A-1, together with the right of ingress and egress from those parcels of land over those certain road easements described in Exhibit A-2 for the purposes of ripping, raming and removing sand, rock, gravel and pit run materials therefrom, and Commercial Water Rights together with Water Rights Easement reserved as contained in that Deed from International Paper Company to Brushy Creek Holdings, L.L.C., dated May 16, 2002 and recorded May 20, 2002 in Volume 678, Pages 142 et seq. Official Records of Trinity County, Texas. (Does Not Affect)
- Q) Reservations of (1) Commercial Water Rights (2) Water Rights Easement reserved in Special Warranty Deeds dated May 16, 2002, executed by Brushy Creek Holdings, L.L.C. conveying to Texana Timber, L.P. of record in Volume 678, Page 523 of the Official Records of Trinity County, Texas. Title to said interest not checked subsequent to date of aforesaid instrument. (Does Not Affect)
- R) Reservation of (1) Commercial Water Rights (2) Water Rights Easement reserved in Special Warranty Deed dated April 30, 2002 executed by International Paper Company to Brushy Creek Holdings, L.L.C. recorded in Volume 678, Page 142, Official Records of Trinity County, Texas. Title to said interest not checked subsequent to date of aforesaid instrument. (Does Not Affect)
- T) Evidence of water tower site, 60' proposed access easement, 20' proposed utility easement and other matters shown on survey prepared by Carey A. Johnson, R.P.L.S. No. 6524, and dated January 20, 2022. (Does affect/Shown hereon)

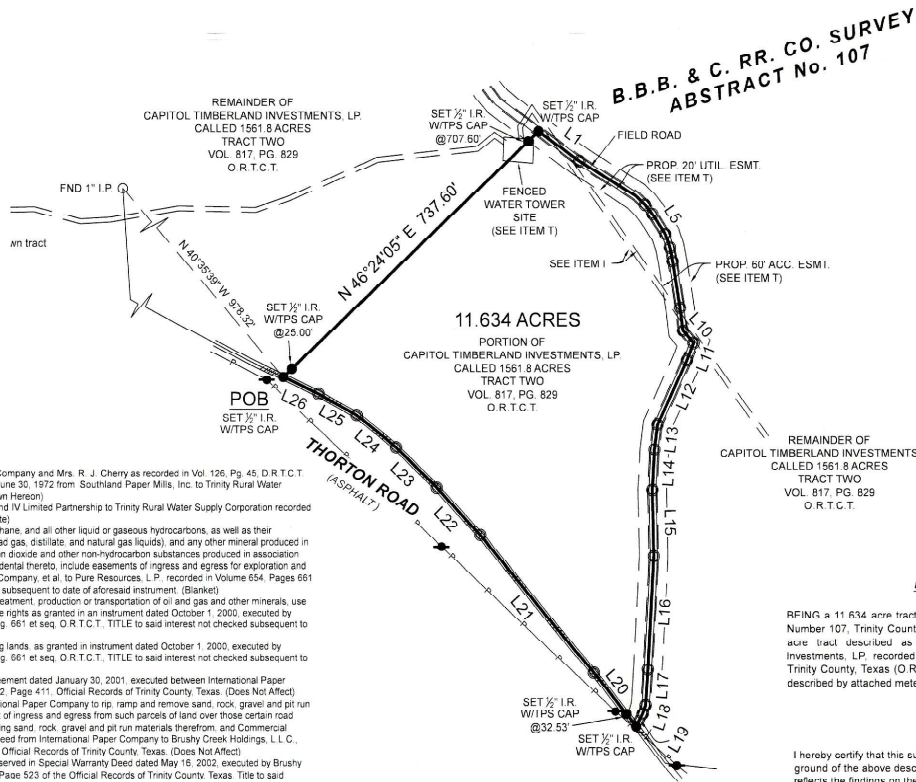
Job No. 21680 11 634AC  
 Scale: 1"=200'  
 Date: 1/24/2022  
 Drawn By: TK  
 Checked By: DVB  
 Field Crew: TC  
 Revised: 02/03/2022 - TC

Purchaser: Homeland Properties  
 Address: Thornton Road 1, Trinity, Tx 75862  
 Survey: B.B.B. & RR. Co. A 107  
 Area: 11.634 Acres  
 Trinity 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. 100034-00

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

FEMA has not completed a study to determine flood hazard for the selected location, therefore, a flood map has not been published at this time.



LINE	BEARING	DISTANCE
L1	S 54°19'13" E	104.79'
L2	S 58°03'30" E	138.84'
L3	S 46°32'14" E	26.81'
L4	S 38°57'32" E	24.68'
L5	S 33°14'40" E	49.86'
L6	S 19°03'32" E	29.06'
L7	S 11°06'42" E	29.04'
L8	S 09°12'36" E	97.13'
L9	S 07°13'42" E	47.49'
L10	S 41°08'15" E	33.71'
L11	S 20°50'20" W	36.28'
L12	S 25°06'50" W	147.16'
L13	S 07°11'36" W	52.02'
L14	S 03°10'00" W	83.72'
L15	S 01°07'57" E	137.57'
L16	S 03°13'27" W	234.87'
L17	S 03°40'50" W	73.94'
L18	S 18°24'02" W	19.99'
L19	S 28°50'17" W	28.59'
L20	N 38°23'44" W	141.38'
L21	N 39°40'05" W	370.27'
L22	N 42°40'01" W	133.60'
L23	N 45°41'53" W	119.37'
L24	N 50°14'02" W	105.93'
L25	N 60°44'59" W	90.57'
L26	N 65°09'12" W	81.32'

**BOUNDARY SURVEY**

RFING a 11.634 acre tract situated in the R.R. & C. RR. Co. Survey, Abstract Number 107, Trinity County, Texas, being a portion of that certain called 1561.8 acre tract described as "Tract Two" in instrument to Capitol Timberland Investments, L.P., recorded in Volume 817, Page 829 of the Official Records of Trinity County, Texas (O.R.T.C.T.), said 11.634 acre tract being more particularly described by attached metes and bounds description.

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.

Carey A. Johnson  
 Registered Professional Land Surveyor No. 6524