



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
11.634 ACRES
IN THE B.B.B. & C. RR. Co. SURVEY, ABSTRACT NUMBER 107
TRINITY COUNTY, TEXAS

BEING a 11.634 acre tract situated in the B.B.B. & 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, LP, 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 metes and bounds as follows:

BEGINNING at a 1/2 inch iron pipe with cap stamped "TPS 100834-00" set in the approximate centerline of Thornton Road, a southwesterly line of said 1561.8 acre tract, being the westerly corner of the herein described 11.634 acre tract, from which a 1 inch iron pipe found for an interior corner of said 1561.8 acre tract, bears North 40°35'39" West, 978.32 feet, said 1/2 inch iron rod with cap stamped "TPS 100834-00" having a Texas State Plane coordinate value of N: 10343022.81, E: 3900997.90, (TXC-4203);

THENCE North 46°24'05" East, severing, and over and across said 1561.8 acre tract, at a distance of 25.00 feet, pass a 1/2 inch iron rod with cap stamped "TPS 100834-00" set in the northeasterly margin of said Thornton Road, for reference, at a distance of 707.60 feet, pass a 1/2 inch iron rod with cap stamped "TPS 100834-00" set in the southeasterly margin of a proposed 60 feet wide access easement, in all, a total distance of 737.60 feet, to a 1/2 inch iron rod with cap stamped "TPS 100834-00" set in the approximate centerline of an existing dirt road, being the northerly corner of the herein described 11.634 acre tract;

THENCE in a southerly direction, continuing over and across said 1561.8 acre tract, along the approximate centerline of said existing dirt road, the following nineteen (19) courses and distances:

1. South 54°19'13" East, 104.79 feet, to a calculated point for corner;
2. South 58°03'30" East, 138.84 feet, to a calculated point for corner;
3. South 46°32'14" East, 25.81 feet, to a calculated point for corner;
4. South 38°57'32" East, 24.68 feet, to a calculated point for corner;
5. South 33°14'40" East, 49.86 feet, to a calculated point for corner;
6. South 19°03'32" East, 29.06 feet, to a calculated point for corner;
7. South 11°06'42" East, 29.04 feet, to a calculated point for corner;
8. South 09°12'36" East, 97.13 feet, to a calculated point for corner;
9. South 07°13'42" East, 47.49 feet, to a calculated point for corner;
10. South 41°08'15" East, 33.71 feet, to a calculated point for corner;
11. South 20°50'20" West, 38.28 feet, to a calculated point for corner;
12. South 25°06'50" West, 147.16 feet, to a calculated point for corner;
13. South 07°11'36" West, 52.02 feet, to a calculated point for corner;
14. South 03°10'30" West, 83.72 feet, to a calculated point for corner;
15. South 01°07'57" East, 137.57 feet, to a calculated point for corner;
16. South 03°13'27" West, 234.87 feet, to a calculated point for corner;
17. South 03°40'59" West, 73.84 feet, to a calculated point for corner;

18. South 18°24'02" West, 19.99 feet, to a calculated point for corner;
19. South 28°50'17" West, 28.59 feet, to a 1/2 inch iron rod with cap stamped "TPS 100834-00" set at the intersection of the approximate centerline of said existing dirt road with the approximate centerline of said Thornton Road, a southwesterly line of said 1561.8 acre tract, being the southerly corner of the herein described 11.634 acre tract;

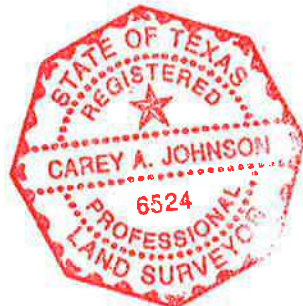
THENCE in a northwesterly direction, along the approximate centerline of said Thornton Road, with a southwesterly line of said 1561.8 acre tract, the following seven (7) courses and distances:

1. North 38°23'44" West, at a distance of 32.53 feet, pass a 1/2 inch iron rod with cap stamped "TPS 100834-00" set for reference, in all, a total distance of 141.38 feet, to a calculated point for corner;
2. North 39°40'05" West, 370.27 feet, to a calculated point for corner;
3. North 42°40'01" West, 133.60 feet, to a calculated point for corner;
4. North 45°31'53" West, 119.32 feet, to a calculated point for corner;
5. North 50°54'02" West, 105.93 feet, to a calculated point for corner;
6. North 60°44'59" West, 90.57 feet, to a calculated point for corner;
7. North 65°09'12" West, 81.32 feet, to the **POINT OF BEGINNING**, containing a computed area of 11.634 acres of land within this Field Note Description.

This Field Note Description was prepared from a survey performed on the ground on January 20, 2022, by Texas Professional Surveying, LLC., Registered Professional Land Surveyors and is referenced to Survey Drawing Project Number 21680_Tract A1-1.

Bearings and distances recited herein are based on GPS observations and are referenced to the North American Datum of 1983 (NAD83), Texas State Plane Coordinate System, Central Zone (TXC-4203), grid measurements.

February 3, 2022
Date

A handwritten signature in blue ink, appearing to read "C.A. Johnson". The signature is written over a horizontal line.

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