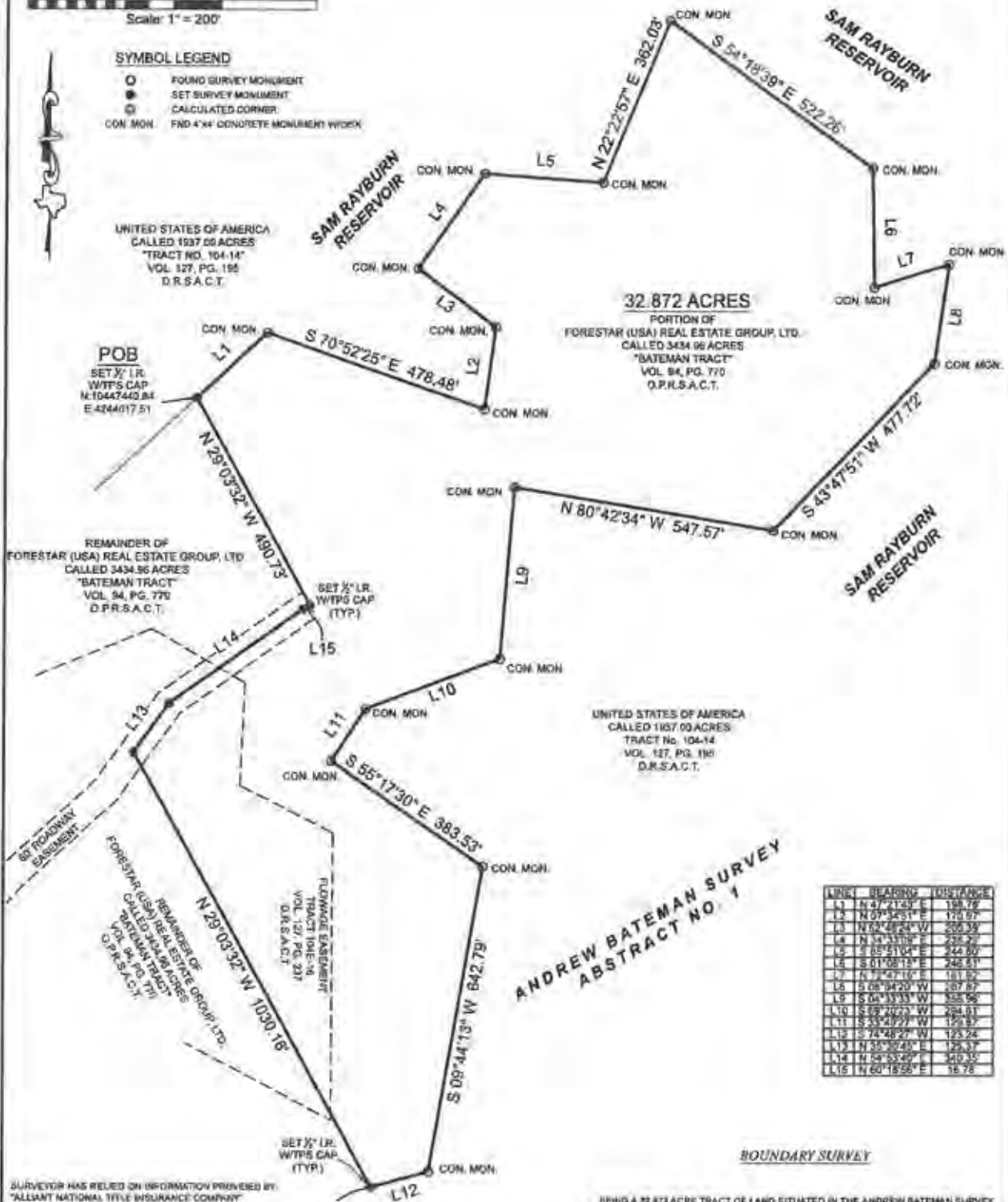


SYMBOL LEGEND
 ○ FOUND SURVEY MONUMENT
 ● SET SURVEY MONUMENT
 ⊙ CALCULATED CORNER
 CON. MON. FND 4"x4" CONCRETE MONUMENT WORK



LINE	BEARING	DISTANCE
L1	N 47°21'45" E	198.76
L2	N 09°34'51" E	170.97
L3	N 62°49'24" W	205.39
L4	N 14°31'05" E	232.27
L5	S 85°51'04" E	244.80
L6	S 01°08'18" E	246.61
L7	N 79°47'10" E	181.82
L8	S 08°34'20" W	187.87
L9	S 04°13'33" W	356.96
L10	S 82°19'23" W	294.81
L11	S 23°41'29" W	159.82
L12	S 74°48'29" W	125.24
L13	N 50°30'46" E	128.37
L14	N 29°03'32" W	480.73
L15	N 60°18'58" E	16.78

**ANDREW BATEMAN SURVEY
 ABSTRACT NO. 1**

BOUNDARY SURVEY

BEING A 32.872 ACRE TRACT OF LAND SITUATED IN THE ANDREW BATEMAN SURVEY ABSTRACT NUMBER 1, SAN AUGUSTINE COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 3434.96 ACRE TRACT OF LAND DESCRIBED BY INSTRUMENT TO FORESTAR (USA) REAL ESTATE GROUP, LTD., RECORDED UNDER VOLUME 84, PAGE 770 OF THE OFFICIAL PUBLIC RECORDS OF SAN AUGUSTINE COUNTY, TEXAS (D.P.R.S.A.C.T.) SAID 32.872 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.

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
 "ALLIANT NATIONAL TITLE INSURANCE COMPANY"
 O.F. NO. 5051833
 EFFECTIVE DATE: SEPTEMBER 28, 2022

- THE SUBJECT TRACT(S) AS SHOWN HEREON MAY BE SUBJECT TO THE FOLLOWING ITEM LISTED IN SCHEDULE B, OF SAID TITLE COMMITMENT:
- THOSE AS PER ITEM 5, SCHEDULE B, OF SAID TITLE COMMITMENT.
 - FLOWAGE EASEMENT GRANTED TO THE UNITED STATES OF AMERICA PER VOL. 127, PG. 237, D.R.S.A.C.T. (DOES AFFECT (SHOW HEREON))
 - FLOWAGE EASEMENT PER VOL. 128, PG. 304, D.R.S.A.C.T.

PROJECT NUMBER	27892
DATE	09/02/21
DRAWN BY	ABB
CHECKED BY	TRK
FIELD CREW	JM
REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	

ALL COORDINATES, BEARINGS AND DISTANCES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983 (2011 ADJUSTMENT), CENTRAL ZONE (TRC-4252), U.S. SURVEY FEET, AND ARE BASED ON GPS OBSERVATIONS MADE BY TEXAS PROFESSIONAL SURVEYING, LLC.



PURCHASER: _____ FARM TO MARKET ROAD 796, BROADDOLE TX, 75629
 ADDRESS: _____
 SURVEY: _____ ANDREW BATEMAN, A-1
 SUBJECT: _____ 32.872 ACRES
 COUNTY: _____ SAN AUGUSTINE

Carey A. Johnson
 Registered Professional Land Surveyor No. 6524

