



Scale: 1" = 100'

JOSEPH ROAD (VOL. 256, PG. 928 - W.C.D.R.)

1/2" I.R. SET
N.W. CORNER OF
149.0735 AC.

TRACT 5
33.1169 AC.

S 86°51'45" W 1393.76'
N 86°51'45" E 1393.76'

1/2" I.R. SET

TRACT 6
12.000 AC.

S 86°51'45" W 1394.22'
N 86°51'45" E 1394.22'

TRACT 4
12.2015 AC.

S 03°08'15" E 374.98'

1/2" I.R. SET

WM. HEDDY SURVEY
A - 134

TRACT 7
12.000 AC.

S 86°51'45" W 1391.64'
N 86°51'45" E 1391.64'

N 03°08'15" W
141.42'

S 87°44'30" W 347.14'

1/2" I.R. FND.
"COMMENCING
POINT"

50 AC.
VOL. 46, PG. 586
W.C.D.R.

The Undersigned does certify that the above is an accurate Plat of Survey, made on the ground, of the property legally described hereon in November, 2022 and is correct, and that there are no discrepancies, conflicts, encroachments or easements apparent on the ground except as shown hereon.



Hm Clay Jr
11-15-2022
For Clay & Leyendecker, Inc.
Herman M. Clay Jr., R.P.L.S.
Texas Registration No. 2732

2.0575 AC. TO BE
GRANTED TO WALLER
COUNTY (NOT YET
RECORDED)

HEGAR ROAD

N 03°04'02" W 374.98'

N 03°04'02" W
97.14'

N 03°41'39" W 278.04'

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Clay & Leyendecker, Inc.

Consulting Engineers & Surveyors
1350 Ave. D, Katy, Texas 77493 / (281) 391-0173
Texas Registered Engineering Firm F-2309 / Texas Land Surveying Firm No. 10044600

PLAT OF SURVEY

FOR A 12.000 ACRE TRACT (TRACT 7) OUT OF A 145.0615 ACRE TRACT BEING THE RESIDUE OF A 149.0735 ACRE TRACT OF LAND CALLED 148.994 ACRES IN VOLUME 633, PAGE 301 OFFICIAL PUBLIC RECORDS AND BEING LOCATED IN THE WM. HEDDY SURVEY, ABSTRACT 134 AND PARTIALLY IN THE GEORGE W. CLARY SURVEY, ABSTRACT 108, WALLER COUNTY, TEXAS.

Scale: 1" = 100'

File Name: 22-105(TR7)

Dwn. By: BR Date: 11-01-2022

REVISED: 11-15-2022

FIELD NOTES FOR A 12.000 ACRE TRACT (TRACT 7) OUT OF A 145.0615 ACRE TRACT BEING THE RESIDUE OF A 149.0735 ACRE TRACT OF LAND CALLED 148.994 ACRES IN VOLUME 633, PAGE 301 OFFICIAL PUBLIC RECORDS AND BEING LOCATED IN THE WM. HEDDY SURVEY, ABSTRACT 134 AND PARTIALLY IN THE GEORGE W. CLARY SURVEY, ABSTRACT 108, WALLER COUNTY, TEXAS

COMMENCING FOR REFERENCE: At a ½ inch iron rod found for the Northwest corner of a called 50 acre tract (Volume 46, Page 586 Deed Records) and being an interior corner of the above 145.0615 acre tract for the Southwest corner of a 12.2015 acre tract (Tract 4 surveyed at the same time as this tract and not yet recorded) and located in the East line of the herein described tract;

THENCE: South 03° 08' 15" East a distance of 233.74 feet to a ½ inch iron rod set for the Southeast corner and **PLACE OF BEGINNING** of the herein described tract located in the East line of the 50 acre tract and being the Northeast corner of a 12.000 acre tract (Tract 8 surveyed at the same time as this tract and not yet recorded);

THENCE: South 86° 51' 45" West a distance of 1391.64 feet to a ½ inch iron rod set in the East fence line of Hegar Road for the East line of a 2.0575 acre tract (out of the above 149.0735 acre tract) granted to Waller County for widening of Hegar Road and not yet recorded for the Southwest corner of this tract and the Northwest corner of Tract 8;

THENCE: North 03° 41' 39" West with an existing fence line of the East line of the 2.0575 acre tract and the West line of this tract and the above 145.0615 acre tract a distance of 278.04 feet to a ½ inch iron rod set at a fence post for an angle point;

THENCE: North 03° 04' 02" West a distance of 97.14 feet with an existing fence line for the East line of Hegar Road and the 2.0575 acre tract to a ½ inch iron rod set for the Northwest corner of this tract and the Southwest corner of Tract 6;

THENCE: North 86° 51' 45" East a distance of 1394.22 feet to a ½ inch iron rod set for the Northeast corner of this tract, the Southeast corner of Tract 6 located in the West line of Tract 4;

THENCE: South 03° 08' 15" East at a distance of 141.42 feet passing the commencing point and continuing on for a total distance of 375.16 feet to the **PLACE OF BEGINNING** and containing 12.000 acres of land.

All bearings recited hereon are based on the East line of this tract running South 03° 08' 15" East.

This survey consists of a separate plat and a legal description.

H M Clay

For Clay & Leyendecker, Inc.

Herman M. Clay Jr., R.P.L.S.

Texas Registration No. 2732

Registered Firm No. 10044600

November 15, 2022

By

HEDDY-12.000AC(TR7)-22-105

