



SURVEY MAP

SHOWING 11.609 ACRES IN THE
MICKUM MAIN SURVEY, A-40
 ANDERSON COUNTY, TEXAS

SCALE: 1" = 100' JULY 20, 2005

IVES TECHNICAL SERVICE
 P.O. BOX 1561 (903) 729-7206
 PALESTINE, TEXAS 75802

Estate of Harold Frederick Klein, Jr. To Kathryn Claire (Klein) Grant, et al
 June 10, 2004 Third Tract Called 1.4 Acres 1855/744

ELI A. BOWEN A-8
 PARK CREST SUBDIVISION
 ENW. 246-B, A.C.M.R.
 525.74' 944.4'

Called 54.834 Acres
 1882/548
 Old B/W Fence
 1049.86'
 1413.9'

Called 67.795 Acres
 1613/672

Bearings and distances in parentheses are called.
 Bearings are based on the South line of the 54.834 acre tract in Vol. 1882, Pg. 548
 of the Anderson County Official Public Records. Called N 89°53'57"E.

I hereby certify that this map is an accurate representation of a survey made on the ground under my supervision on
 July 20, 2005. To the best of my knowledge the dimensions and locations of all improvements are as shown hereon. To
 the best of my knowledge there are no encroachments or visible easements except as shown hereon and according to
 the HUD Anderson County Community Panel Number 480001 0012A, dated January 24, 1978, this property is not
 located in a Flood Zone.
 A Field Note Description contains additional details and is a part of this survey.
 This survey was performed for a specific transaction and use for any other purpose or by any other party is done at
 the users risk and the undersigned surveyor is not responsible for any loss resulting from that use.

Carroll L. Smith
 CARROLL L. SMITH
 Registered Professional Land Surveyor
 State Of Texas Number 4187

FIELD NOTE DESCRIPTION

11.609 ACRES

ALL that certain tract of land in Anderson County, Texas, in the MICKUM MAIN SURVEY, Abstract 40 being that same tract called 14 acres in deed from the Estate of Harold Frederick Klein, Jr., to Kathryn Caire (Klein) Grant, et al dated June 10, 2004, recorded in Volume 1853, Page 744 of the Anderson County Official Public Records (O.P.R.) and being more particularly described as follows:

BEGINNING at a 1/2" iron rod found in the East margin of County Road 379 at the Southwest corner of Lot 2, Park Crest Subdivision as depicted on plat recorded in Envelope 246-B of the Anderson County Map Records, being in the North right-of-way line of U. S. Highway 84 and being in the North line of a tract called 0.861 acre conveyed to the State of Texas by deed recorded in Volume 216, Page 411 O.P.R.

THENCE; N 88° 26' 38" W, with the North right-of-way line 415.31 feet to a 1/2" iron rod set for the beginning of a curve.

THENCE; In a Southwesterly direction with the North right-of-way line, being a curve to the left having a central angle of 21° 26' 31", a radius of 1004.93 feet, a length of 376.08 feet and a chord bearing S 80° 50' 07" W, 373.89 feet to a 1/2" iron rod set in the center of a spring branch and at the lower Southeast corner of Tract 2 called 67.795 acres in Volume 1613, Page 672 O.P.R.

THENCE; In a Northerly direction with the center of the spring branch and lower East line of the 67.795 acre tract as follows:

N 04° 40' 08" W,	29.50 feet.
N 16° 41' 06" W,	32.45 feet.
N 42° 11' 49" W,	41.25 feet.
N 70° 22' 56" W,	47.30 feet.
N 51° 18' 56" W,	70.90 feet.
N 26° 25' 04" W,	64.76 feet.
N 00° 58' 09" W,	29.33 feet.
N 47° 17' 23" W,	47.03 feet.
N 11° 41' 17" W,	86.70 feet.
N 51° 17' 59" W,	39.91 feet.
N 21° 47' 40" W,	61.07 feet.
N 30° 34' 41" E,	76.20 feet.
N 44° 33' 28" W,	43.91 feet.
N 32° 33' 27" W,	45.83 feet

to a 1/2" iron rod set at an ell corner of the 67.795 acre tract. Set a 1/2" iron rod N 89° 53' 57" E, 17.00 feet for reference.

THENCE; N 89° 53' 57" E, with the upper South line of the 67.795 acre tract, at 295.99 feet pass a 1/2" iron rod found marking the upper Southeast corner of the 67.795 acre tract and the Southwest corner of a tract called 54.834 acres in Volume 1882, page 548 O.P.R., continuing the same course with the South

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FIELD NOTE DESCRIPTION
MICKUM MAIN SURVEY, ABSTRACT 40
11.609 ACRES

PAGE 2

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line of the 54.834 acre tract at 1009.86 feet pass a 1/2" iron rod set in the West margin of oiled County Road 379, at 1029.15 feet pass a 1/2" iron rod set in the center of the county road and continuing the same course a total distance of 1049.86 feet to a 1/2" iron rod set in the East margin of the county road at the Southeast corner of the 54.834 acre tract and in the West line of a tract called 11.97 acres in Volume 1319, Page 82 O.P.R.

THENCE; S 02° 47' 36" E, along the East margin of the county road with the West line of the 11.97 acre tract and the West lines of Lots 2, 3 and 4 of said Park Crest Subdivision 525.74 feet to the PLACE OF BEGINNING containing 11.609 acres including 0.483 acre in the county road.

Bearings are based on the South line of the 54.834 acre tract in Volume 1882, Page 548 O.P.R. Called N 89° 53' 57" E.

I hereby certify that these field notes are an accurate representation of a survey made on the ground under my supervision on July 20, 2005. A map (C-2-1069) shows additional details and is a part of this survey.



CARROLL L. SMITH
Registered Professional Land Surveyor
State of Texas No. 4181

(Return) Nini Frogg Smith
785 Jenkins Rd
Aledo, TX 76008

Filed For Record on 08/30/05 at 03:12 PM WB
Wanda Burke, County Clerk County Clerk, Anderson

COUNTY OF ANDERSON

I, Wanda Burke, Clerk of the County Court in and for Anderson County, Texas, do hereby certify that this Instrument was FILED FOR RECORD and RECORDED in the volume and page of the Official Public Records of Real Property and at the time and date as stamped hereon by me.



WANDA BURKE
County Clerk of
Anderson County, Texas