

PLAT OF 1.04 ACRES IN THE JAMES S. GARNER SURVEY, A-33, POLK COUNTY, TEXAS AND BEING PART OF A 2.654 ACRE TRACT RECORDED IN VOLUME 941, PAGE 125 OF THE POLK COUNTY OFFICIAL RECORDS.

I, W.A. COOK, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1658, DO HEREBY CERTIFY THAT THIS PLAT REPRESENTS AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON.

SURVEYED : JUNE, 2000

W.A. Cook
 W.A. COOK, REGISTERED PROFESSIONAL
 LAND SURVEYOR, NO. 1658
 COOK LAND SURVEYING, ENT.
 P.O. BOX 698
 110 E. ABBEY ST.
 LIVINGSTON, TX 77351
 936-327-8164



1" = 100'

FIELDNOTES of 1.04 Acres in the James S. Garner Survey, A-33, Polk County, Texas and being part of a 2.654 Acre Tract conveyed to George E. Richardson by Partition Deed recorded in Volume 941, Page 125 of the Polk County Official Records. Said 1.04 Acres being more particularly described as follows;

BEGINNING at the most Easterly corner of said 2.654 Acre Tract and the South corner of a 2.396 Acre Tract conveyed to Charles Richardson in said Partition Deed, found a 5/8' iron rod for corner in the Northwest Line of a 2.307 Acre Tract conveyed to James E. Trent, Jr. et ux, by deed recorded in Volume 740, Page 479 of said Official Records;

THENCE with the most Easterly Southeast Line of said 2.654 Acre Tract and the Northwest Line of said 2.307 Acre Tract, S41°05'29"W 309.69 feet to a point for corner in a steel bulkhead;


THENCE N30°51'50"W 109.62 feet to a point for corner in the most Easterly Northwest Line of said 2.654 Acre Tract in the Fee Taking Line of Lake Livingston as described in Volume 216, Page 270 of the Polk County Deed Records;

THENCE with said Northwest Line of said Fee Taking Line, N17°14'29"E, at 40.85 feet set a 5/8" iron rod for reference corner and at 196.90 feet set a 5/8" iron rod for an interior corner of said 2.654 Acre Tract;

THENCE N41°07'30"E 95.76 feet to a 5/8" iron rod set for corner in the Northeast Line of said 2.654 Acre Tract and the Southwest Line of said 2.396 Acre Tract;

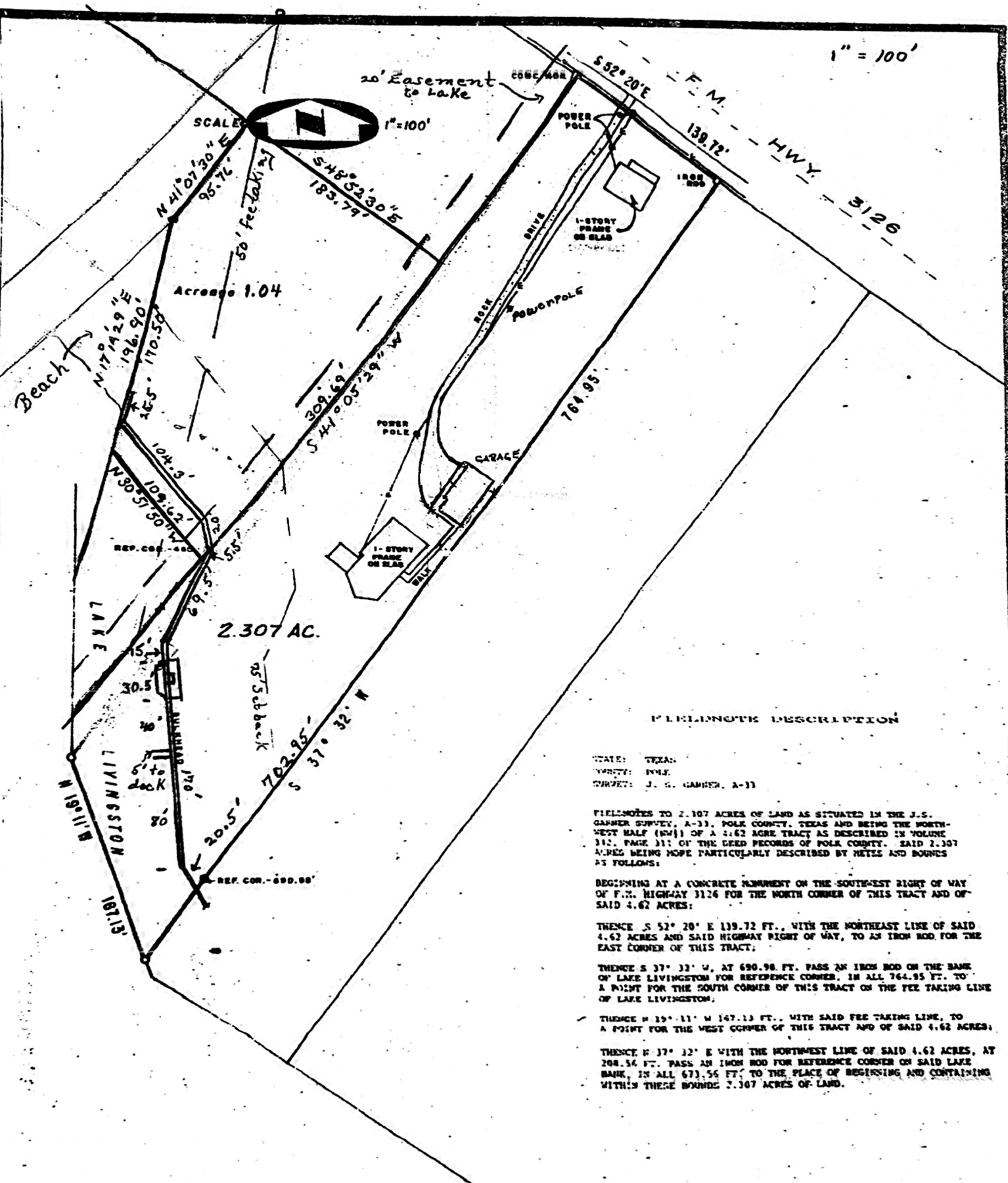
THENCE with said Line, S48°52'30"E 183.79 feet to the Place of Beginning and containing 1.04 Acres of Land.

Surveyed : June, 2000


W.A. Cook, Registered Professional
Land Surveyor, No. 1658



1222
1222



1" = 100'

SCALE 1" = 100'



FIELDNOTE DESCRIPTION

STATE: TEXAS
COUNTY: POLK
CITY: J. G. GAMBER, A-33

FIELDNOTES TO 2.307 ACRES OF LAND AS SITUATED IN THE J.S. GAMBER SURVEY, A-33, POLK COUNTY, TEXAS AND BEING THE NORTH-WEST HALF (NW 1/4) OF A 4.62 ACRE TRACT AS DESCRIBED IN VOLUME 312, PAGE 311 OF THE DEED RECORDS OF POLK COUNTY. SAID 2.307 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT ON THE SOUTH-WEST RIGHT OF WAY OF F.M. HIGHWAY 3126 FOR THE NORTH CORNER OF THIS TRACT AND OF SAID 4.62 ACRES:

THENCE S 52° 20' E 139.72 FT., WITH THE NORTHEAST LINE OF SAID 4.62 ACRES AND SAID HIGHWAY RIGHT OF WAY, TO AN IRON ROD FOR THE EAST CORNER OF THIS TRACT;

THENCE S 37° 32' W, AT 690.98 FT. PASS AN IRON ROD ON THE BANK OF LAKE LIVINGSTON FOR REFERENCE CORNER, IN ALL 764.95 FT. TO A POINT FOR THE SOUTH CORNER OF THIS TRACT ON THE FEE TAKING LINE OF LAKE LIVINGSTON;

THENCE N 19° 11' W 147.13 FT., WITH SAID FEE TAKING LINE, TO A POINT FOR THE WEST CORNER OF THIS TRACT AND OF SAID 4.62 ACRES;

THENCE N 37° 32' E WITH THE NORTHWEST LINE OF SAID 4.62 ACRES, AT 208.56 FT. PASS AN IRON ROD FOR REFERENCE CORNER ON SAID LAKE BANK, IN ALL 673.55 FT. TO THE PLACE OF BEGINNING AND CONTAINING WITHIN THESE BOUNDS 2.307 ACRES OF LAND.

TO THE LIENHOLDERS AND/OR THE OWNERS OF THE PREMISES SHOWN AND TO ANY TITLE GUARANTY CO.