



COOPER LAND SURVEYING, INC.

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John Cooper R.P.L.S. #5226

Jonathan E. Cooper R.P.L.S. #5369

FIELD NOTES FOR 0.092 ACRES Access Easement HELENA NELSON SURVEY, A-701 HOPKINS COUNTY, TEXAS

All that certain tract or parcel of land situated in the Helena Nelson Survey, A-701, located about 9.50 miles S 1° E from the City of Sulphur Springs, Hopkins County, Texas; being a part of that certain 1-8/10 acre tract described as Third Tract in a Deed from John Calvin Sheffield and wife, Ethel Sheffield to James Edward Sheffield and wife, Beatrice Sheffield, dated December 7, 1979, recorded in Vol. 400, Page 757, Deed Records of Hopkins County, Texas; and being more particularly described as follows:

BEGINNING at a ½" rebar set on the South West corner of said 1-8/10 acre tract, being on the East boundary line of a 100 acre tract described as First Tract in said Sheffield Deed (v. 400, p. 757), being on the East boundary line of a 40.597 acre tract surveyed by Cooper Land Surveying on February 5, 2008, and being on the North West corner of a 1.6 acre tract described in a Deed to Jerry Tramel and wife, Nancy Elaine Tramel, dated November 15, 2006, recorded in Vol. 600, Page 907, Official Public Records;

THENCE N 0° 32' 43" E along the West boundary line of said 1-8/10 acre tract and the East boundary line of said 100 acre tract a distance of 24.00 feet to a ½" rebar set for a corner;

THENCE S 88° 36' 47" E a distance of 166.36 feet to a ½" rebar marked with a "BARWIN" cap found for a corner on the East boundary line of said 1-8/10 acre tract, and being on the West boundary line of State Hwy 154 (being 50 feet from the center);

THENCE S 7° 52' 43" E along the East boundary line of said 1-8/10 acre tract and the West boundary line of said SH 154 a distance of 24.03 feet to a ½" rebar marked with a "BARWIN" cap found on the South East corner of said 1-8/10 acre tract;

THENCE N 88° 42' 22" W along the South boundary line of said 1-8/10 acre tract and the North boundary line of said 1.6 acre tract a distance of 169.87 feet to the PLACE OF BEGINNING and containing 0.092 acres of land.

NOTE: All set ½" rebar are marked with "COOPER LAND SURVEY" caps.

NOTE: Bearings based on the East boundary line of 59.35 acres described in Vol. 625, Page 923, Official Public Records of Hopkins County, Texas.

I, John Cooper, Registered Professional Land Surveyor in the State of Texas certify that this description was prepared from a survey on the ground under my supervision. (plat attached)

DATED: FEBRUARY 5, 2008

Signed: John Cooper
John Cooper, R.P.L.S. No. 5226

