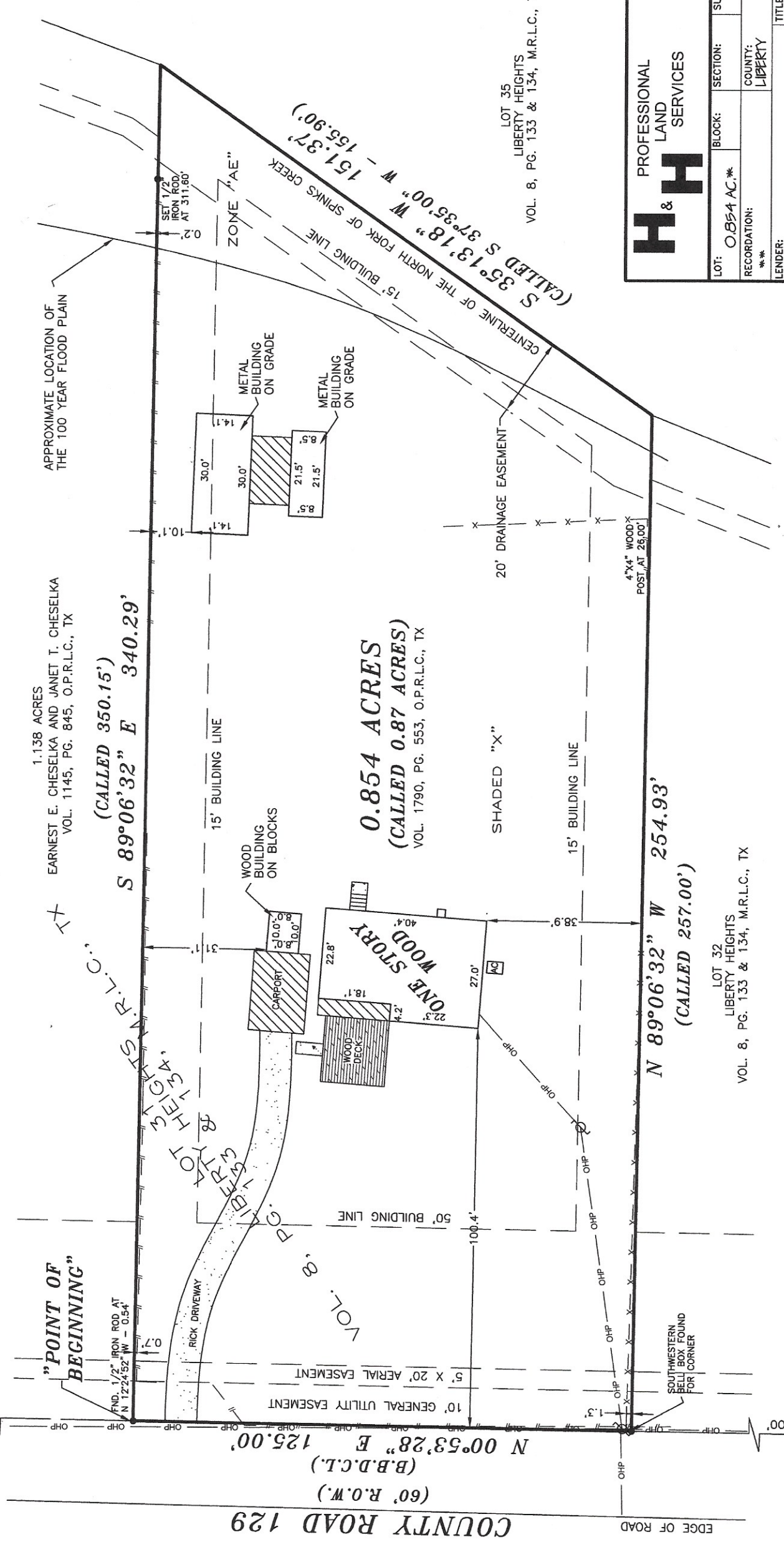




- LEGEND**
- CP = CONTROL POINT
  - B.B.D.C.L. = BEARING BASIS DIRECTIONAL CONTROL LINE
  - L.C.C.F. NO.(S) = LIBERTY COUNTY CLERK'S FILE NUMBER'S
  - O.P.R.L.C. = OFFICIAL PUBLIC RECORD OF LIBERTY COUNTY
  - M.R.L.C. = MAP RECORDS OF LIBERTY COUNTY
  - VOL. = VOLUME
  - PG. = PAGE
  - [Hatched Box] = COVERED
  - [Stippled Box] = CONCRETE
  - [Dashed Line] = WOOD FENCE
  - [Crossed Line] = WIRE FENCE



I, HEREBY DECLARE THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY ON THE GROUND BY H & H PROFESSIONAL LAND SERVICES AND UNDER MY SUPERVISION; THAT NO ENCROACHMENTS EXIST AT THE TIME OF THIS SURVEY UNLESS REFLECTED HEREON; THAT SAID SURVEY CONFORMS TO THE CURRENT TEXAS BOARD OF PROFESSIONAL LAND SURVEYING STANDARDS AND SPECIFICATIONS.

\*\* BEING 0.854 ACRES (CALLED 0.87 ACRES) SITUATED IN THE THOMAS D. YOAKUM SURVEY, ABSTRACT 125, LIBERTY COUNTY, TEXAS AND BEING OUT OF AND A PART OF LOT 31, LIBERTY HEIGHTS, A SUBDIVISION IN LIBERTY COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 8, PG. 133 OF THE MAP RECORDS OF LIBERTY COUNTY, TEXAS, ALSO BEING THE SAME TRACT OF LAND CONVEYED TO ALAN WADE MCCOUCH BY DEED IN VOLUME 1790, PAGE 553 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS, SAID 0.854 ACRES BEING MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS.

- NOTES:**
- PROPERTY SUBJECT TO RESTRICTIVE COVENANTS PER VOL. 8, PG. 133, M.R.H.C., TX AND VOL. 795, PG. 524, D.R.L.C., TX.
  - BUILDING LINES PER VOL. 795, PG. 524, D.R.L.C., TX.

<b>H &amp; H</b>		P.O. Box 1974 Mont Belvieu, TX 77580 Firm No. 10052400 (Office) 281 385-2087 (Fax) 281 385-5792 JOB NO. 220099	
LOT: 0.854 AC.*	BLOCK: LIBERTY HEIGHTS	SECTION: LIBERTY HEIGHTS	SUBDIVISION: LIBERTY HEIGHTS
RECORDATION: **	COUNTY: LIBERTY	STATE: TEXAS	SURVEY: THOMAS D. YOAKUM SURVEY
LENDER: PRIMELENDING	TITLE CO.: TARVER ABSTRACT	GF NO.: 2020048026-1-P	
PURCHASER: CURTIS WILLIAM REED			
ADDRESS: 1082 COUNTY ROAD 129, LIBERTY, TEXAS 77575			
FLOOD ZONE INFORMATION: This lot <u>PARTIALLY</u> lies in the 100 year flood plain and is in <u>ZONE "AE" &amp; SHAD "X"</u> according to the Federal Insurance Administration designated Flood Hazard Area by Community Panel No. <u>4804380625P</u> dated <u>01-9-2018</u> .			
FLOOD ZONE DETERMINED BY DRIVING PLOTS ONLY. FLOOD INFORMATION PROVIDED HEREON IS BASED ON SOLING THE LOCATION TO THE SURVEY TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOOD CONDITIONS. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.			
FIELD WORK NO.	NO.	DESCRIPTION	DATE
5/21/20-JW			
DRAFTED BY			
5/28/20-HH			
CHECKED BY			
5/28/20-MR			
KEY MAP NO.			
L.C.			



“ EXHIBIT A “

FIELD NOTES OF A TRACT OF LAND CONTAINING 0.854 ACRES (CALLED 0.87 ACRES) SITUATED IN THE THOMAS D. YOAKUM SURVEY, ABSTRACT 125, LIBERTY COUNTY, TEXAS AND BEING OUT OF AND A PART OF LOT 31, LIBERTY HEIGHTS, A SUBDIVISION IN LIBERTY COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 8, PG. 133 OF THE MAP RECORDS OF LIBERTY COUNTY, TEXAS, ALSO BEING THE SAME TRACT OF LAND CONVEYED TO ALAN WADE MCCUITION RECORDED BY DEED IN VOLUME 1790, PAGE 553 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS. SAID 0.854 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

NOTE: THE MONUMENTS FOUND AND THE CALLED BEARING IN THE EAST RIGHT-OF-WAY LINE OF COUNTY ROAD 129 WERE USED FOR THE BEARING BASIS DIRECTIONAL CONTROL LINE.

**BEGINNING** at a point in the east right-of-way line of said County Road 129, the west line of said Lot 31, the southwest corner of a 1.138 acre tract of land conveyed to Earnest A. Cheselka and Janet T. Cheselka recorded by deed in Volume 1145, Page 845 of the Official Public Records of said county and for the **northwest corner** of the herein described tract, from which a 1/2” iron rod, found, bears N 12°24’52” W, a distance of 0.54 feet and a 1/2” iron bolt, found, being the northwest corner of said Lot 31, also being the northwest corner of said 1.138 acres bears N 00°53’28” E, a distance of 125.00 feet;

**THENCE**, S 89°06’32” E, along the south line of said 1.138 acres, at 311.60 feet pass a 1/2” capped iron rod, set, for reference, in all a total distance of 340.29 feet (called 350.15’) to a point in the centerline of the north fork of Spinks Creek, the west line of Lot 35 of said subdivision, the east line of said Lot 31, the southeast corner of said 1.138 acres and for the **northeast corner** of the herein described tract;


**THENCE**, S 35°13’18” W, along the common lot line of said Lot 31 and 35 with the centerline of the said north fork of Spinks Creek, a distance of 151.37 feet (called S 37°35’00” W – 155.90’) to a point being the easterly common lot corner of Lot 31 and 32 of said subdivision and for the **southeast corner** of the herein described tract;

**THENCE**, N 89°06’32” W, along the common lot line of said Lot 31 and 32, at 26.00 feet pass a 4”X4” wood post, found on line for reference, in all a total distance of 254.93 feet (called 257.00’) to a point in a Southwestern Bell Box in the east right-of-way line of said County Road 129, the westerly common lot corner of said Lot 31 and 32 and for the **southwest corner** of the herein described tract, from which a 1/2” iron rod, found, being the southwest corner of said Lot 32 bears S 00°53’28” W, a distance of 233.00 feet;

**THENCE**, N 00°53’28” E, along the east right-of-way line of said County Road 129 and the west line of said Lot 31, a distance of 125.00 feet to the **“Point of Beginning”** and containing 0.854 acres of land more or less.

Surveyed: May 21, 2020

I, Mike H. Rubaiy, Registered Professional Land Surveyor No. 2907, do hereby certify that the foregoing field notes were prepared from a survey made on the ground under my supervision on the date shown and that all lines, boundaries and landmarks are accurately described therein.

  
Mike H. Rubaiy  
R.P.L.S. No. 2907

Job No. 220099  
Date: 05-28-2020  
hh

