

# Muras Land Surveying, Inc.

3802 KRISCHKE ROAD  
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STATE OF TEXAS        ()  
                          ()  
COUNTY OF FAYETTE    ()

Walter Hildebrandt and wife, Betty  
2.653 Acre Tract

All that certain tract or parcel of land situated in Fayette County, Texas, a part of the Jasper A. Sargeant League, A-91, same being that certain 2.653 acre tract of land described in a deed from James C. Harlin and wife, Patricia A. Harlin to Jennifer Stone Terry, dated June 21, 1997 and recorded in Volume 993, Page 348 of the Deed Records of Fayette County, Texas, and being more particularly described by metes and bounds as follows, to-wit:

**BEGINNING** at an iron rod found for the Northeast corner, same being the Northeast corner of the said Jennifer Stone Terry 2.653 acre tract of land, same being the Southeast corner of a 5.82 acre tract of land described in a deed to Glen Dornak in Volume 568, Page 185, same being the Northwest corner of a 9.25 acre tract of land described in a deed to Florian Kana in Volume 571, Page 699;

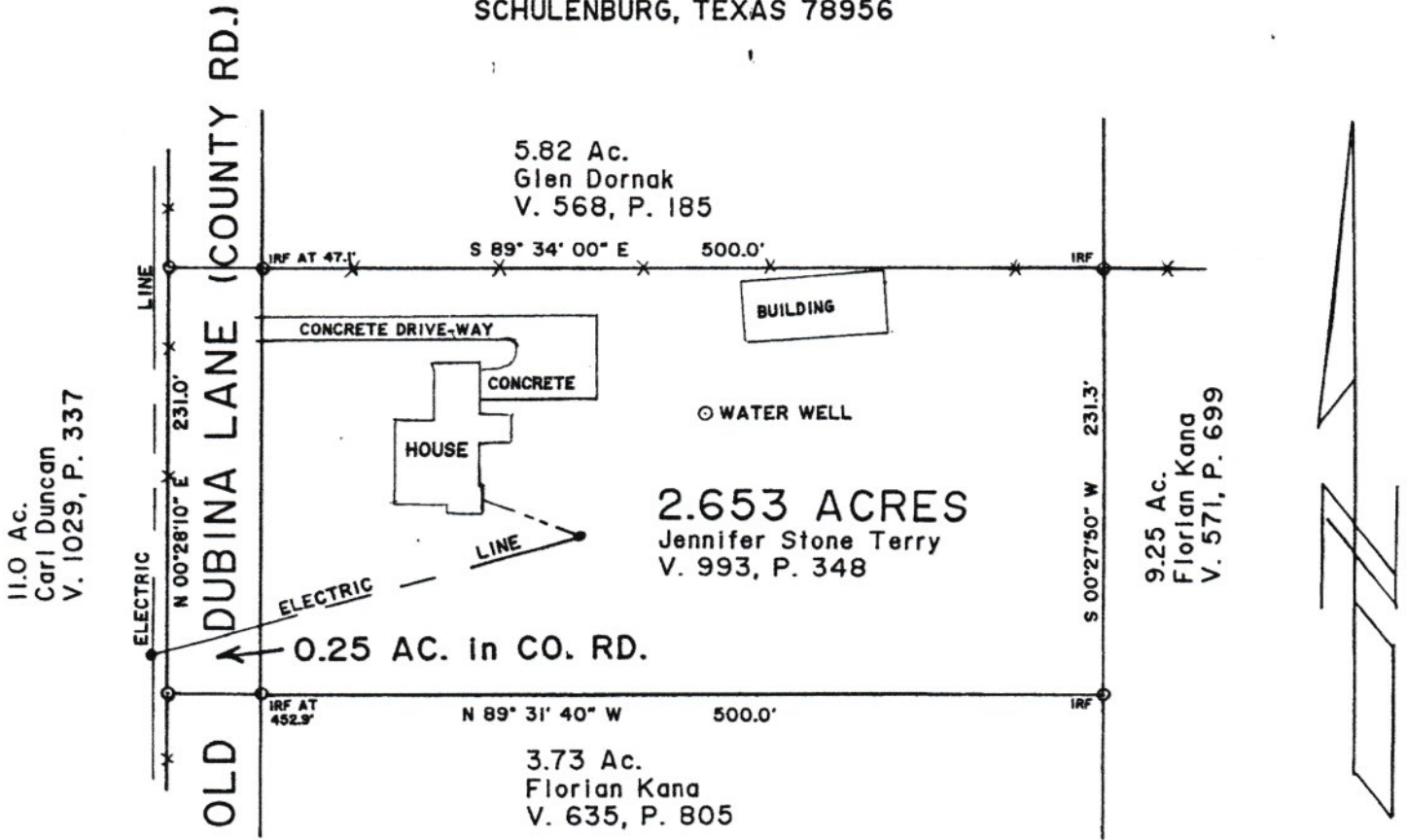
**THENCE**, along the East boundary of the said Jennifer Stone Terry 2.653 acre tract and the West boundary of the said Florian Kana 9.25 acres, S 00°27'50" W 231.3 feet to an iron rod found for the Southeast corner of the said Jennifer Stone Terry 2.653 acre tract, same being the Northeast corner of a 3.73 acre tract of land described in a deed to Florian Kana in Vol. 635, Pg.805;

**THENCE**, along the South boundary of the said Jennifer Stone Terry 2.653 acre tract and the North boundary of the said Florian Kana 3.73 acre tract, N 89°31'40" W, passing an iron rod found at 452.9 feet in the East margin of a county road named Old Dubina Lane, a total distance of 500.0 feet to an iron rod set for the Southwest corner of the said Jennifer Stone Terry 2.653 acre tract, same lying in the West margin of said Old Dubina Lane, same lying in the East boundary of an 11.0 acre tract of land described in a deed to Carl Duncan in Vol. 1029, Pg.337;

**THENCE**, along the West boundary of the said Jennifer Stone Terry 2.653 acre tract, the West margin of said Old Dubina Lane and the East boundary of the said Carl Duncan 11.0 acre tract, N 00°28'10" E 231.0 feet to an iron rod set for the Northwest corner of the said Jennifer Stone Terry 2.653 acre tract, same being the Southwest corner of the said Glen Dornak 5.82 acres;

**THENCE**, along the North boundary of the said Jennifer Stone Terry 2.653 acre tract and the South boundary of the said Glen Dornak 5.82 acre tract, S 89°34'00" E, passing an iron rod found at 47.1 feet in the East margin of said Old Dubina Lane, a total distance of 500.0 feet to the place of beginning, containing 2.653 acres of land, of which 0.25 acre lies within said Old Dubina Lane.

The address of the subject property is:  
 1047 OLD DUBINA LANE  
 SCHULENBURG, TEXAS 78956



**NOTE:** The above shown house location does not lie within the 100 Year Flood Hazard Zone as shown on the Flood Insurance Rate Map of Fayette County, Texas, the effective date is February 2, 2000.

WALTER HILDEBRANDT and wife, BETTY  
 2.653 ACRE TRACT  
 JASPER A. SARGEANT LEAGUE, A-91  
 FAYETTE COUNTY, TEXAS  
 SCALE: 1"=100'  
 IRF=IRON ROD FOUND  
 IRS=IRON ROD SET

TO THE LIENHOLDERS AND/OR THE OWNERS OF THE PREMISES SURVEYED  
 AND TO THE TITLE COMPANY: