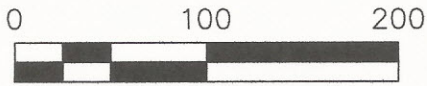


**DEER FOREST SUBDIVISION
SECTION II
VOL. 196, PG. 425
D.R.B.C.**



LOT 53

OAK FOREST DRIVE
C1

The following easements do not apply:

- c. Gulf States Utilities Co. 201/319
- d. Clajon Gas Co. 238/830

Fnd 3/8" I.R.

LOT 51

N 41°02'39" E 784.35'

50' setback line

100' setback line

**LOT 79
7.42 Acre Tract**

Fnd X-tie post
33.64' east of
boundary

LOT 50

S 05°45'42" W 939.82'

50' setback line

Phil Jones and
Marcia Jones
called 92.0 acres
787/681

N 47°44'30" W 698.41'



LEGEND

- Found 1/2" iron rod
- Set 1/2" iron rod w/yellow cap marked "TLS 6410"
- E—E— overhead electric line
- X—X— barbed wire fence

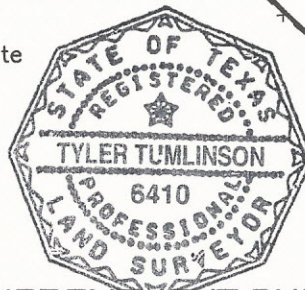
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	250.00'	161.45'	158.66'	S 37°20'10" E	37°00'10"

I, Tyler Tumlinson, Registered Professional Land Surveyor, do hereby certify that this survey was made on the ground of the property legally described hereon, and is correct.

All bearings and distances are based on State Plane Coordinate System, Texas Central Zone, NAD 1983.

Tyler Tumlinson, R.P.L.S. No 6410

August 11, 2020



**TUMLINSON
LAND SURVEYING**

1015 HOLT STREET
COLLEGE STATION, TEXAS 77840
254-931-6707
T.B.P.L.S. FIRM NO. 10193858

**BOUNDARY AND IMPROVEMENT SURVEY
BEING ALL OF LOT 79 OUT OF SECTION 2 OF DEER FOREST,
SUBDIVISION OUT OF THE S.H. WALKER SURVEY, A-253,
BURLISON COUNTY, TEXAS.
Surveyed for: Tyler Cole Walker**

PROJECT:	02302-WAL
DATE:	8-11-2020
SURVEYOR:	T. TUMLINSON
DRAWN BY:	T. TUMLINSON
FIELDBOOK:	see file