

0' 200' 400' 600'

- SYMBOL LEGEND**
- Overhead Power Line
 - Guy Wire
 - Wood Fence
 - Wrought Iron Fence
 - Chainlink Fence
 - Wire Fence
 - Fire Hydrant
 - Power Pole
 - Telephone Pedestal
 - Water Valve
 - Water Meter
 - Set Iron Rod w/TPS Cap
 - Fnd Iron Rod

LINE	BEARING	DISTANCE
L1	S 47°29'18" E	112.97'
L3	N 39°17'00" E	129.88'
L4	N 07°05'38" W	104.23'
L5	N 09°25'51" E	101.04'
L6	N 32°36'58" E	1334.79'

Now or Formerly
3S Real Estate Investments, LLC
Called 11424.65 Acres
Vol. 880, Pg. 614
O.P.R.C.C.T.

Now or Formerly
Anne E. Giraud Family Trust
"Tract 1"
Called 146.32 Acres
Vol. 869, Pg. 263
O.P.R.C.C.T.

G.H. & H. R.R. Co. SURVEY
ABSTRACT No. 674

LAT:40°25'57.557"
LON:98°27'20.506"

LAT:40°25'59.538"
LON:98°26'59.305"

POB
"32.742 ACRES"
SET 1/2" I.R.
W/TPS CAP

32.742 Acres
Hawthorne Ventures, L.P.
Portion of
Called 155.45 Acres
Vol. 890, Pg. 114
O.P.R.C.C.T.

Hawthorne Ventures, L.P.
Remainder of
Called 155.45 Acres
Vol. 890, Pg. 114
O.P.R.C.C.T.

ALLIED AMERTECH, LLC
C.C.A.D. NO. 94111

LAT:40°25'51.722"
LON:98°27'09.007"

30' CANAL EASEMENT
VOL. 102, PG. 619
D.R.C.C.T.

BOUNDARY SURVEY
BEING a 40 foot Access Easement (Easement) situated in the G.H.&H. RR. Co. Survey, Abstract Number 674, Colorado County, Texas, being over and across that certain called 155.45 acre tract described in instrument to Hawthorne Ventures, L.P., recorded in Volume 890, Page 114 of the Official Public Records of Colorado County, Texas (O.P.R.C.C.T.), said Easement being more particularly described by attached metes and bounds description:

BEING a 32.742 acre tract of land situated in the G.H.&H. RR. Co. Survey, Abstract Number 674, Colorado County, Texas, being a portion of that certain called 155.45 acre tract described in instrument to Hawthorne Ventures, L.P., recorded in Volume 890, Page 114 of the Official Public Records of Colorado County, Texas (O.P.R.C.C.T.), said 32.742 acre tract being more particularly described by attached metes and bounds description.

General Notes:
1) This survey was performed without benefit of a current title report. Surveyor did not abstract title and does not certify to easements or restrictions not shown. Check with your local governing agencies for any additional easements, building lines or other restrictions not reflected on survey.

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No. 48089CO460D having an effective date 2/4/2011.

Purchaser: Hawthorne Ventures, L.P.
Address: Farm to Market Rd. 3013, Eagle Lake, TX 77434
Lot: _____, Block: _____, Section: _____
Survey: G.H. & H. R.R. Co. A 674
Area: 32.742 Acres
Subdivision: _____
Cabinet: _____ Sheet: _____ Records: _____
Revised: _____ Colorado _____ County, Texas

TEXAS
PROFESSIONAL SURVEYING, LLC
3032 N. FRAZIER STREET - CONROE, TX 77303
PH (936) 756-7447 - FAX (936) 756-7448
www.surveyingtexas.com
FIRM REGISTRATION No. 100834-00

Bearings shown hereon are based on GPS observations and are referenced to Basis of Bearings the NAD83, Texas State Plane Coordinate System, South Central Zone (4204).

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.

Carey A. Johnson
Registered Professional Land Surveyor No. 6524

