

0' 300' 600' 900'



Scale: 1" = 300'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1185.92'	340.01'	338.84'	S 71°29'44" E	16°25'37"
C2	1185.92'	144.54'	144.45'	N 59°47'26" W	6°59'00"

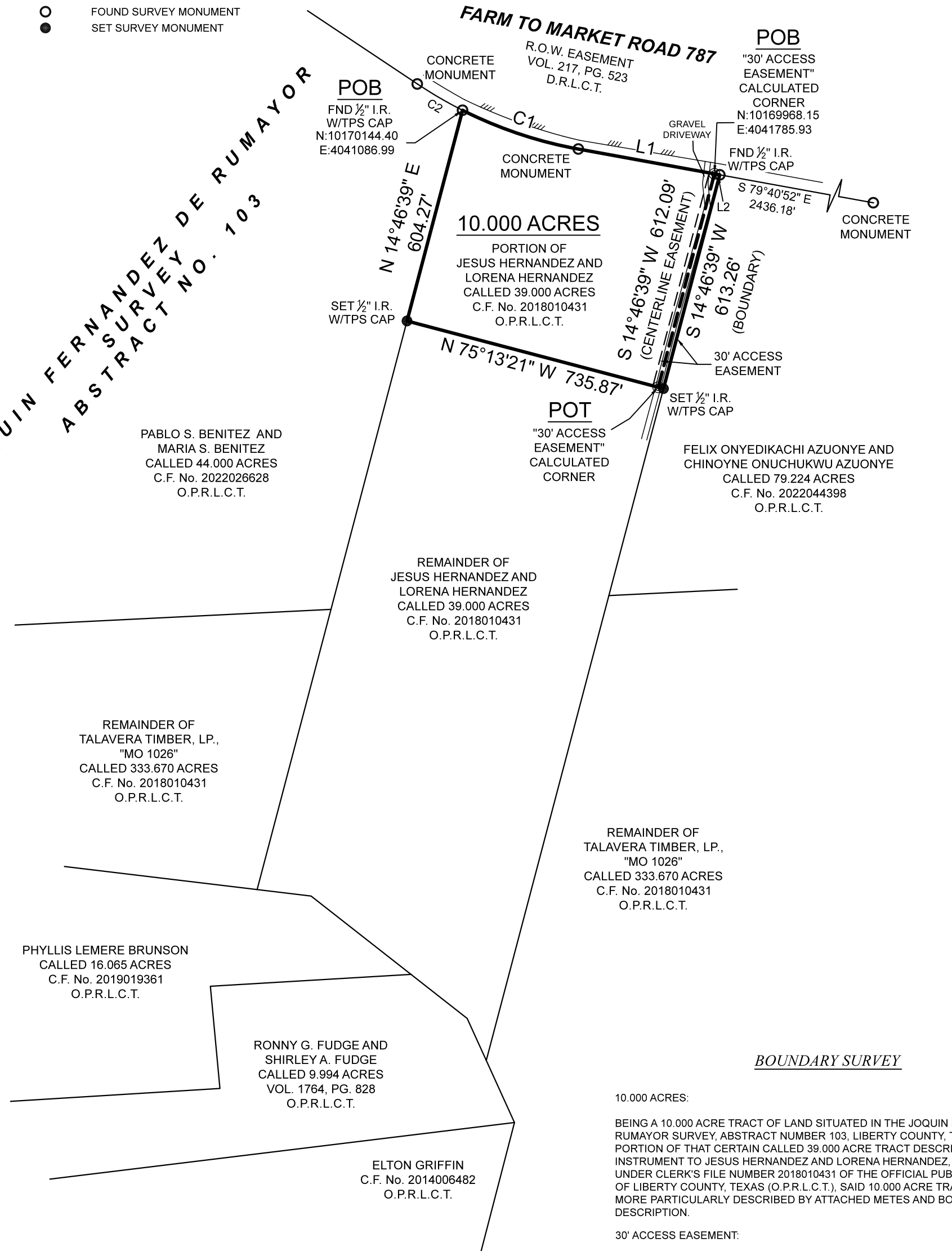
LINE	BEARING	DISTANCE
L1	S 79°40'52" E	398.95'
L2	S 79°40'52" E	15.05'

**SYMBOL LEGEND**

- EDGE OF ASPHALT
- FOUND SURVEY MONUMENT
- SET SURVEY MONUMENT



**JOAQUIN FERNANDEZ DE RUMAYOR  
 SURVEY NO. 103  
 ABSTRACT NO. 103**



**POB**

"30' ACCESS EASEMENT" CALCULATED CORNER  
 N:10169968.15  
 E:4041785.93

**POB**

FND 1/2" I.R. W/TPS CAP  
 N:10170144.40  
 E:4041086.99

**POT**

"30' ACCESS EASEMENT" CALCULATED CORNER

**BOUNDARY SURVEY**

**10.000 ACRES:**

BEING A 10.000 ACRE TRACT OF LAND SITUATED IN THE JOAQUIN FERNANDEZ DE RUMAYOR SURVEY, ABSTRACT NUMBER 103, LIBERTY COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 39.000 ACRE TRACT DESCRIBED IN INSTRUMENT TO JESUS HERNANDEZ AND LORENA HERNANDEZ, RECORDED UNDER CLERK'S FILE NUMBER 2018010431 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS (O.P.R.L.C.T.), SAID 10.000 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS DESCRIPTION.

**30' ACCESS EASEMENT:**

BEING A CENTERLINE DESCRIPTION OF A 30 FOOT WIDE ACCESS EASEMENT (EASEMENT) SITUATED IN THE JOAQUIN FERNANDEZ DE RUMAYOR SURVEY, ABSTRACT NUMBER 103, LIBERTY COUNTY, TEXAS, BEING OVER AND ACROSS THAT CERTAIN CALLED 39.000 ACRE TRACT DESCRIBED IN INSTRUMENT TO JESUS HERNANDEZ AND LORENA HERNANDEZ, RECORDED UNDER CLERK'S FILE NUMBER 2018010431 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS (O.P.R.L.C.T.), SAID EASEMENT BEING SITUATED 15 FOOT PARALLEL AND ADJACENT TO SAID CENTERLINE WITH SIDELINES BEING LENGTHENED OR SHORTENED BY INTERSECTING BOUNDARIES, SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED BY ATTACHED CENTERLINE DESCRIPTION.

THIS SURVEY WAS CREATED FROM NOTES AND OBSERVATIONS TAKEN ON THE GROUND UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT AT TIME OF SURVEY.

**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.

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48291C0075D HAVING AN EFFECTIVE DATE OF 01/19/2018.

ALL COORDINATES, BEARINGS AND DISTANCES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983 (2011 ADJUSTMENT), CENTRAL ZONE (TXC-4203), U.S. SURVEY FEET, AND ARE BASED ON GPS OBSERVATIONS MADE BY TEXAS PROFESSIONAL SURVEYING, LLC.

<b>PROJECT NUMBER</b>	26016_10.000AC
<b>DATE</b>	04/20/2023
<b>DRAWN BY</b>	ADV
<b>CHECKED BY</b>	TNK
<b>FIELD CREW</b>	TC
<b>REVISION 1</b>	---
<b>REVISION 2</b>	---
<b>REVISION 3</b>	---
<b>REVISION 4</b>	---

**TEXAS PROFESSIONAL SURVEYING**  
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 www.surveyingtexas.com  
 Firm No. 10083400

PURCHASER.....LORENA HERNANDEZ  
 ADDRESS.....FARM TO MARKET ROAD 787, RYE, TX, 77327  
 SURVEY.....JOAQUIN FERNANDEZ DE RUMAYOR, A - 103  
 SUBJECT.....10.000 ACRES  
 COUNTY.....LIBERTY

Thomas A. McIntyre  
 Registered Professional Land Surveyor No. 6921

