



[Handwritten Signature]

8-31-21
JOB #: 2108014

Exhibit "A"



**BARTON
& ASSOCIATES
LAND SURVEYING**

2921 TROPICAL WIND DRIVE, CORPUS CHRISTI, TEXAS 78409 | 361.208.4244
TEXAS LICENSED SURVEYING FIRM 101980091
THE ESSENTIAL OF QUALITY AND SERVICE

1.00 ACRE TRACT

Field Notes Description

Being out of the Ignacio Almansur League, Abstract 120, Fayette County, Texas, also being out of a 1.63 acre tract conveyed from Henry Seydler, Fred Seydler, and Will Seydler to Calvin E. Seydler, by Deed dated May 12, 1958 and recorded in Volume 304, Page 219 of the Official Records of Fayette County, Texas.

Being more fully described by metes and bounds as follows:

BEGINNING: at a 3/8" iron rod, (Y = 13,802,898.06, X = 2,632,425.14), found in the south right of way line of North Street, at the northeast corner of a 4.39-acre tract conveyed to Zaki Ghanem in Volume 1926, Page 815 of the Official Records of Fayette County, Texas, and the northwest corner of said 1.63 acre tract, for the northwest corner of this herein described tract;

THENCE: N 87°49'23" E - 139.70 feet along the south right of way line of said North Street and the north line of this herein described tract, to a 3/8" iron rod found at the northwest of a 1.20 acre tract conveyed to James and Veronica Voigt in Volume 1872, Page 429 of the Official Records of Fayette County, Texas, and the northeast corner of said 1.63 acre tract, for the northeast corner of this herein described tract;

THENCE: S 01°44'23" E - 311.80 feet along the west line of said 1.20 acre tract and the east line of this herein described tract to a 5/8" iron rod with cap stamped "RPLS 6368" set at the northeast corner of a 0.63 acre tract (dually surveyed), for the southeast corner of this herein described tract;

THENCE: S 88°02'11" W - 139.95 feet across said 1.63 acre tract, along the north line of said 0.63 acre tract, and the south line of this herein described tract to a 5/8" iron rod with cap stamped "RPLS 6368" set in the east line of said 4.39 acre tract and at the northwest corner of said 0.63 acre tract, for the southwest corner of this herein described tract;

THENCE: N 01°41'41" W - 311.28 feet along the east line of said 4.39 acre tract and the west line of this herein described tract to the **POINT OF BEGINNING**, containing within these metes and bounds a 1.00 acre tract, more or less.

NOTE: A Survey Plat representing a graphic image of this description styled as "1.00 ACRE TRACT," accompanies this document. This Field Notes Description constitutes a legal document, and, unless it appears in its entirety, in its original form, including preamble, seal and signature, surveyor assumes no responsibility or liability for its correctness. It is strongly recommended, for the continuity of future surveys, that this document be incorporated in *all* future conveyances, *without any revisions or deletions*. This description and the accompanying Survey Plat were prepared from record data furnished by the client and was done with the benefit of a Title Report. Surveyor has made no investigation or search for easements or other matters of record that a Title Report would disclose and this survey does not represent a warranty of title or a guarantee of ownership

August 13, 2021
Job No. 2108014
KS


COLE E. BARTON
R.P.L.S. NO. 6368



