



**WALLER COUNTY, TEXAS  
GEORGE A. DENNETT SURVEY  
ABSTRACT NO. 124**

Scale 1" = 400'  
February 28, 2002

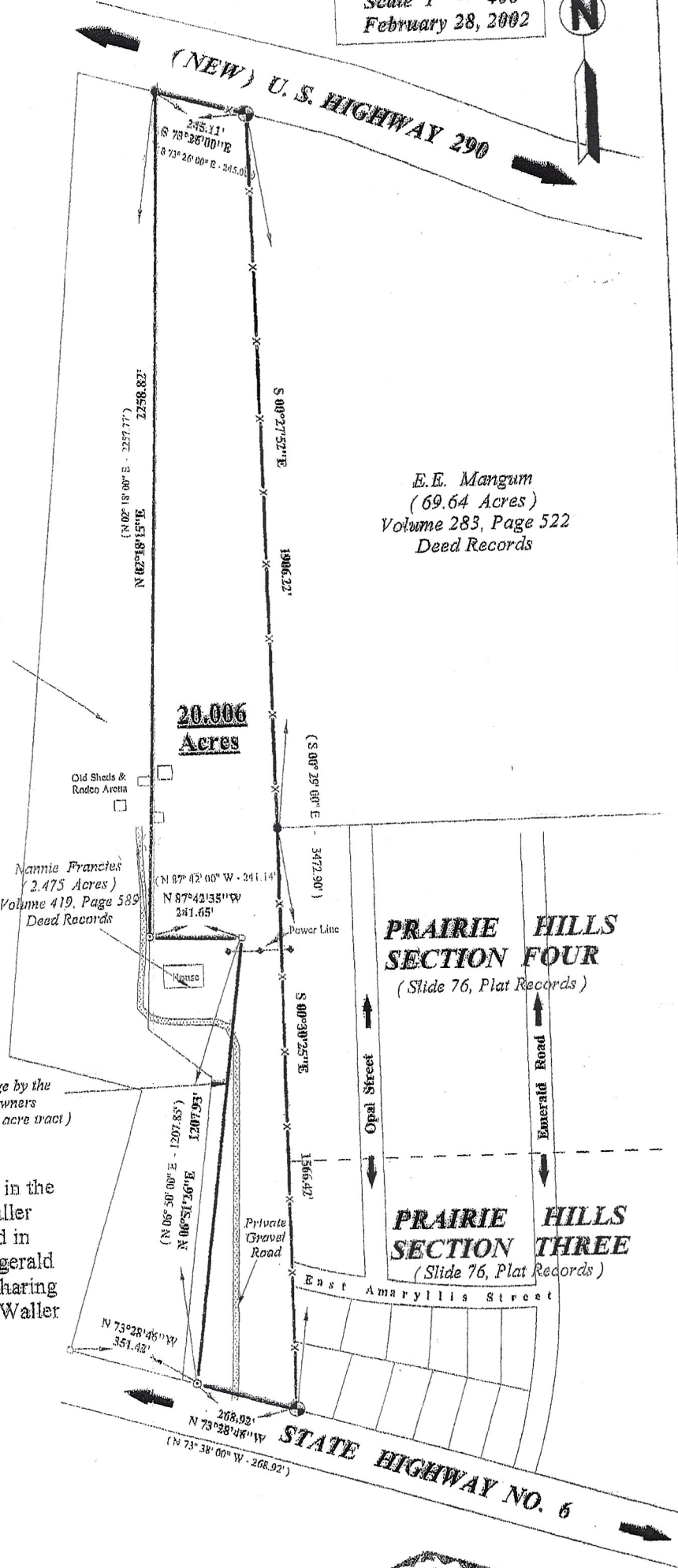


**LEGEND**

- ⊙ 5/8" Iron Rod found for Control Monuments
- ⊖ 3/8" Iron Rod set with cap stamped "RPLS 4173"
- 3/4" Iron Pipe found
- 1/2" Iron Rod found
- +— Overhead Power Line
- x-x- Wire Fence
- ( ) Record Deed Calls

*Waller ISD, as Trustee*  
(22.511 Acres)  
Volume 565, Page 520  
Official Public Records  
Volume 170, Page 252  
Deed Records

*E.E. Mangum*  
(69.64 Acres)  
Volume 283, Page 522  
Deed Records



- Notes**
- (1) Bearings for this survey are based on the East boundary line of the original 22.511 acre tract. Bearing Basis being S 00° 29' E.
  - (2) Title information furnished by Stewart Title Guaranty Co. as per Title Commitment G.F. or File No. 02906135, effective date Feb. 25, 2002. Property is subject to (1) Right of Way Easement to M&M Pipeline Co. as recorded in Volume 52, Page 423, Waller County Deed Records, and (2) Right of Way Easement to Southern Union Production Co. as recorded in Volume 74, Page 623, Deed Records.
  - (3) This property is shown to be outside the flood hazard areas according to FIRM No. 481544 0005 B, effective date April 15, 1982.
  - (4) Property description to accompany this plat.

*Evidence of Road Usage by the adjoining property owners (Nannie Francies - 2.475 acre tract)*

Survey Plat of a 20.006 acre tract of land situated in the George A. Dennett Survey, Abstract No. 124, Waller County, Texas and being that same land described in Deed dated August 3, 1988 to Kant Stuart & Fitzgerald Orthopaedic Associates, P.A. Employees Profit Sharing Plan & Trust, recorded in Volume 422, Page 58, Waller County Deed Records.

I, Darrell D. Rau, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was this day made on the ground, under my supervision, of the property described hereon, and there are no encroachments apparent on the ground, and that all improvements, if any, be wholly within the property lines, except as shown or noted hereon. This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1A, Condition IV Survey.

Surveyor's Address: P.O. Box 692  
Columbus, Texas 78934  
Phone: (979) 732-8494  
Fax: (979) 732-8481

*Darrell D. Rau*  
Darrell D. Rau, Registration No. 4173

