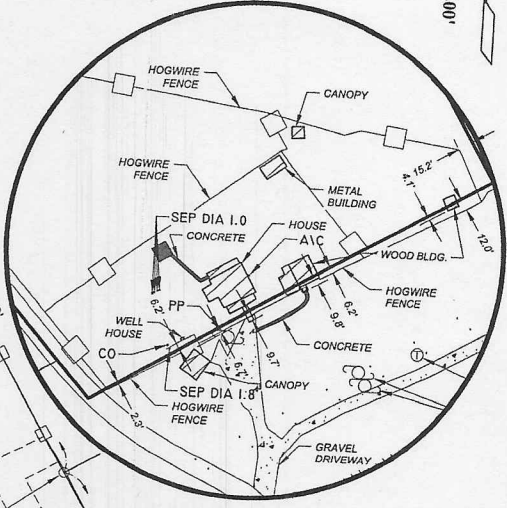
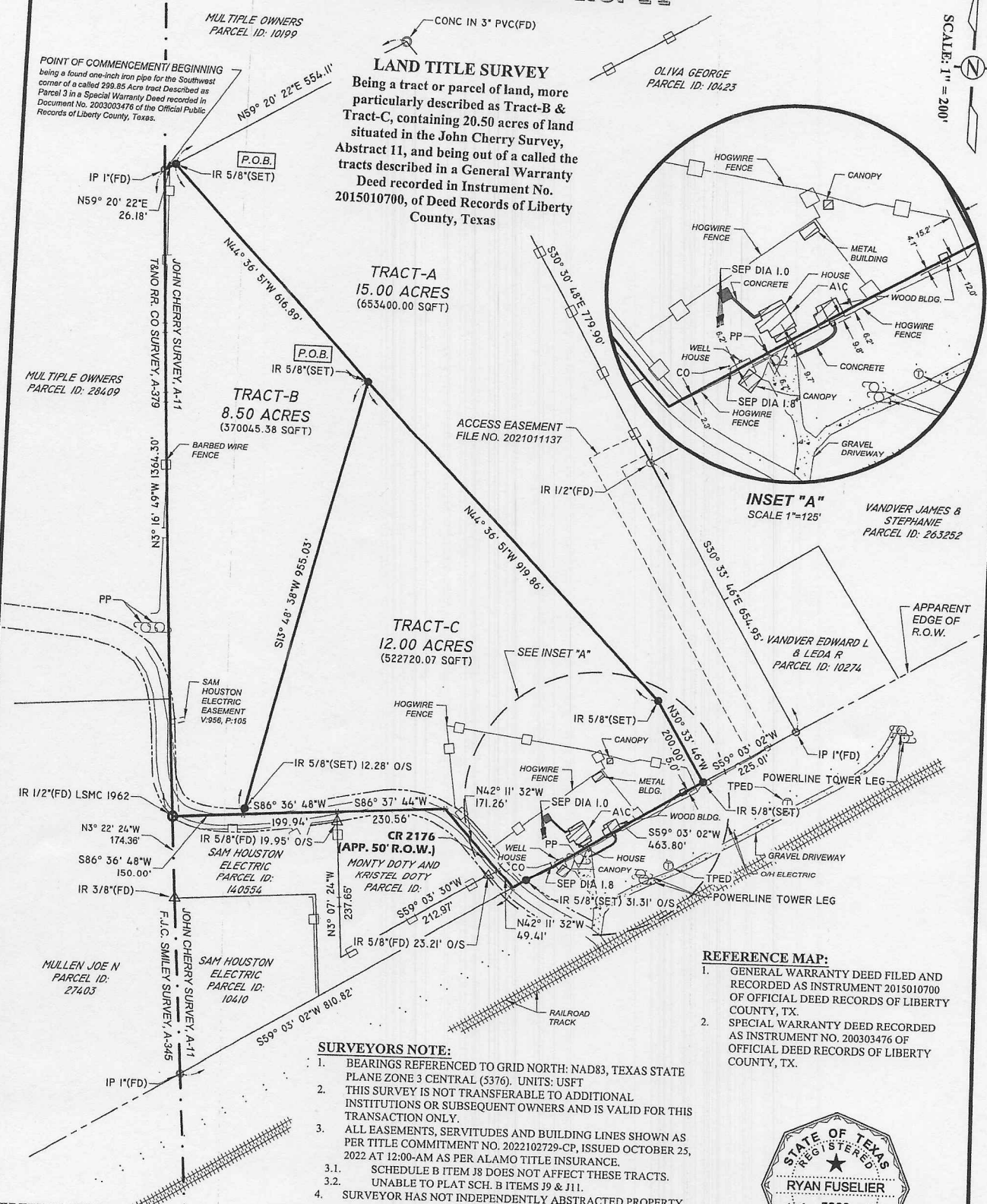


JOHN CHERRY SURVEY ABSTRACT No. 11

SCALE: 1" = 200'

POINT OF COMMENCEMENT BEGINNING being a found one-inch iron pipe for the Southwest corner of a called 299.85 Acre tract Described as Parcel 3 in a Special Warranty Deed recorded in Document No. 200303476 of the Official Public Records of Liberty County, Texas.

LAND TITLE SURVEY
Being a tract or parcel of land, more particularly described as Tract-B & Tract-C, containing 20.50 acres of land situated in the John Cherry Survey, Abstract 11, and being out of a called the tracts described in a General Warranty Deed recorded in Instrument No. 2015010700, of Deed Records of Liberty County, Texas



INSET "A"
SCALE 1"=125'
VANDVER JAMES & STEPHANIE
PARCEL ID: 263252

- REFERENCE MAP:**
1. GENERAL WARRANTY DEED FILED AND RECORDED AS INSTRUMENT 2015010700 OF OFFICIAL DEED RECORDS OF LIBERTY COUNTY, TX.
 2. SPECIAL WARRANTY DEED RECORDED AS INSTRUMENT NO. 200303476 OF OFFICIAL DEED RECORDS OF LIBERTY COUNTY, TX.

- SURVEYORS NOTE:**
1. BEARINGS REFERENCED TO GRID NORTH: NAD83, TEXAS STATE PLANE ZONE 3 CENTRAL (5376). UNITS: USFT
 2. THIS SURVEY IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS AND IS VALID FOR THIS TRANSACTION ONLY.
 3. ALL EASEMENTS, SERVITUDES AND BUILDING LINES SHOWN AS PER TITLE COMMITMENT NO. 2022102729-CP, ISSUED OCTOBER 25, 2022 AT 12:00-AM AS PER ALAMO TITLE INSURANCE.
 - 3.1. SCHEDULE B ITEM J8 DOES NOT AFFECT THESE TRACTS.
 - 3.2. UNABLE TO PLAT SCH. B ITEMS J9 & J11.
 4. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY.

CERTIFICATION:
I, THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY STATE THAT THE MAP/PLAT SHOWN HEREON REPRESENTS A BOUNDARY SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION WITH THE FOLLOWING MINIMUM STANDARDS SET FORTH IN A: CATEGORY: 1A - LAND TITLE SURVEY CONDITION: IV - RURAL AND THAT NO ENCROACHMENTS EXIST OTHER THAN WHAT IS SHOWN.

STATE OF TEXAS
REGISTERED
RYAN FUSELIER
5989
PROFESSIONAL
LAND SURVEYOR
11/1/2022
RYAN J. FUSELIER, RPLS REG. NO. 5989
150 BELLE TERRE DR. EUNICE, LA. 70535 (337)654-6403

FUSELIER
SURVEYING + MAPPING
RJ FUSELIER & ASSOCIATES LLC
FIRM REG. #: LA (VF 790), TX (10194363)

MAP OF SURVEY
20.50 ACRES
JOHN CHERRY SURVEY A-II, LIBERTY COUNTY, TEXAS

DESIGNED PROJ. NO.	R. FUSELIER 22-TX-367	DATE	REVISION	BY
SURVEY DATE SHEET	10/19/22 1 OF 1			

SHEET
NUMBER
01



FUSELIER

SURVEYING + MAPPING

R. J. FUSELIER & ASSOCIATES, LLC

(FIRM REG. #10194363)

Ryan J. Fuselier, P.E., R.P.L.S.

150 Belle Terre Dr.

Eunice, La. 70535

(337) 654-6403

Registered Professional Land Surveyor
Registration No. 5989

OCTOBER 31, 2022

STATE OF TEXAS
COUNTY OF LIBERTY

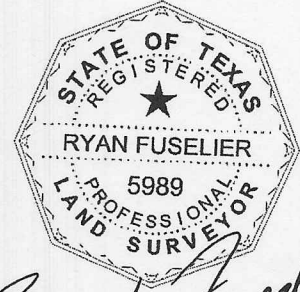
FIELD NOTES:

By: Ryan J. Fuselier, RPLS

For: Clayton Homes

Reference Map: 22-TX-367

Date: 10/19/2022



Ryan J. Fuselier

TRACT-A:

BEING A TRACT OR PARCEL OF LAND, MORE PARTICULARLY DESCRIBED AS TRACT-A, CONTAINING 15.00 ACRES OF LAND SITUATED IN THE JOHN CHERRY SURVEY, ABSTRACT 11, AND BEING OUT OF A CALLED THE TRACTS DESCRIBED IN A GENERAL WARRANTY DEED RECORDED IN INSTRUMENT NO. 2015010700 OF DEED RECORDS OF LIBERTY COUNTY, TEXAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM THE **POINT OF COMMENCEMENT** BEING A FOUND ONE-INCH IRON PIPE FOR THE SOUTHWEST CORNER OF A CALLED 299.85 ACRE TRACT DESCRIBED AS PARCEL 3 IN A SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NO. 2003003476 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS.

CONTINUE, NORTH 59° 20' 22" EAST, A DISTANCE OF 26.18 FEET TO A SET FIVE-EIGHT INCH IRON ROD FOR THE NORTHWEST CORNER THIS TRACT AND THE **POINT OF BEGINNING**;

THENCE, NORTH 59° 20' 22" EAST, A DISTANCE OF 554.11 FEET TO A FOUND CONCRETE IN A 3" PVC PIPE FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTH 40° 29' 11" EAST, A DISTANCE OF 259.22 FEET TO A FOUND ONE-INCH IRON PIPE;

THENCE, SOUTH 30° 30' 48" EAST, A DISTANCE OF 779.90 FEET TO A FOUND HALF-INCH IRON ROD;

THENCE, SOUTH 30° 33' 46" EAST, A DISTANCE OF 654.95 FEET TO A FOUND ONE-INCH IRON PIPE FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTH 59° 03' 02" WEST, A DISTANCE OF 225.01 FEET TO A SET FIVE-EIGHT INCH IRON ROD FOR THE SOUTHWESTERN CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 30° 33' 46" WEST, A DISTANCE OF 200.00 FEET TO A SET FIVE-EIGHT INCH IRON ROD;



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THENCE, NORTH 44° 36' 51" WEST, A DISTANCE OF 919.86 FEET TO A SET FIVE-EIGHT INCH IRON ROD;

THENCE, NORTH 44° 36' 51" WEST, A DISTANCE OF 616.86 FEET FOR THE **POINT OF BEGINNING**.

SAID TRACT OR PARCEL CONTAINING 15.00 ACRES OF LAND.

ALL BEARINGS ARE BASED ON GRID NORTH.