

**"METES & BOUNDS" DESCRIPTION**  
**J. F. DERUMAYOR SURVEY, A-103**  
**LIBERTY COUNTY, TEXAS**  
**1.353 ACRES**  
***Artesian Lakes Lot 68***  
***Bruce Cunningham***

FIELDNOTES TO 1.353 ACRES OF LAND AS SITUATED IN THE J. F. DERUMAYOR SURVEY,  
A-103, LIBERTY COUNTY, TEXAS, AND BEING OUT OF THAT CERTAIN CALLED 164.0628  
ACRES DESCRIBED AS TRACT 1 IN DEED TO JDSSTO INVESTMENTS, LTD. AS RECORDED IN  
VOLUME 1720, PAGE 725 OF THE OFFICIAL RECORDS OF SAID LIBERTY COUNTY, TEXAS.  
SAID 1.353 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS  
FOLLOWS:

**BEGINNING** at a ½ inch iron rod set for the north corner of this tract on the southwest right of way of a 20 Ft. wide non-exclusive easement for "private road, access, maintenance, utilities and public service vehicles" described as Tract No. 7 in instrument recorded in Clerk's File No. 2005009082 of said official records and being located S 76° 53' 53" E 1316.12 Ft. from a ¾ inch iron rod found at the northwest corner of said 164.0628 acre tract;

**THENCE:** S 39° 13' 35" E 10.68 Ft., S 37° 57' 45" E 153.34 Ft., S 36° 23' 33" E 54.52 Ft. and S 40° 08' 37" E 60.19 Ft., with said southwest right of way, to a ½ inch iron rod set for the east corner of this tract;

**THENCE:** S 21° 05' W on a line within said 164.0628 acres, at 4.79 Ft. pass a ½ inch iron rod set for reference corner, at 145.90 Ft. pass a ½ inch iron rod set for reference corner, in all 208.64 to a point in Sycamore Lake for the south corner of this tract;

**THENCE:** N 41° 46' W 255.70 Ft. and N 14° 40' W 127.83 Ft., with said lake and within said 164.0628 acres, to a point for the west corner of this tract;

**THENCE:** N 46° 43' E, leaving said lake and continuing within said 164.0628 acres, at 55.19 Ft. pass a ½ inch iron rod found for reference corner, at 133.23 Ft. pass a ½ inch iron rod set for reference corner, in all 144.93 Ft. to the **PLACE OF BEGINNING AND CONTAINING WITHIN THESE BOUNDS 1.353 ACRES OF LAND.**

The bearings recited herein are based on Lambert Projection for Texas, Central Zone (NAD83). All corners referred to as "½ inch iron rod set" have a cap stamped "LSMC PLS 1962". This description was prepared from an actual survey made on the ground under my supervision on July 19, 2012.

LIVINGSTON SURVEYING & MAPPING CORPORATION  
LIVINGSTON, TEXAS

BY:

  
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JAMES K. JOHNSON  
REGISTERED PROFESSIONAL LAND SURVEYOR  
STATE OF TEXAS NO. 1962

