

TEXAS LAND SYSTEMS
Surveying & Mapping

STATE OF TEXAS
COUNTY OF COLORADO

PROJECT NO. 080320-060
DATE: AUGUST 13, 2020

Being a 4.992 acre tract of land located in the S.M. Williams Survey, Abstract No. 609 in Colorado County, Texas; and being the same land described in Deed dated April 10, 2019 and conveyed to Rebecca Seham Kramer and Hope Amal Clarisse Wills, recorded in Volume 893, Page 276 of the Colorado County Official Records, to which reference is made for all purposes; said 4.992 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a concrete marker found for the Southeast corner of a 5.00 acre tract of land conveyed to Jimmie Ray Poncik in Volume 505, Page 205 of the Colorado County Official Records, same being the Southwest corner of the herein described tract.

THENCE with the East line of the Poncik tract, **NORTH** a distance of **661.51 feet** to a 1/2" iron rod set in the South line of a 60' Wide Easement known as Struss Lane (Slide 47 C.C.P.R. and Vol. 360, Pg. 199 D.R.) and continuing a distance of **30.00 feet** to a point in the middle of said road for the Northeast corner of said Poncik tract, same being the Northwest corner of the herein described tract.

THENCE S89°08'40"E a distance of **314.47 feet** (Called S89°08'00"E 314.90') to a point in the middle of said road for the Northwest corner of a 5.00 acre tract of land conveyed to William Goodwin, Jr., in Volume 771, Page 223 of the Colorado County Official Records same being the Northeast corner of the herein described tract.

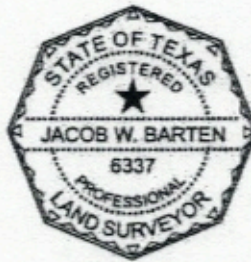
THENCE SOUTH a distance of **30.00 feet** passing a concrete marker found in the South line Struss Lane and continuing a distance of **661.65 feet** for a total distance of 691.65 feet to a concrete marker found for the Southwest corner of the Goodwin tract, same being the Southeast corner of the herein described tract.

THENCE N89°07'07"W a distance of **314.47 feet** (Called S89°08'00"E 314.90') to the **PLACE OF BEGINNING** containing 4.992 acres of land.

This survey is valid for this transaction only. All original prints paid for by the client and supplied to the client remain the property of the client. Texas Land Systems retains copyright to all survey documents produced. No part of this document may be reproduced or altered.
Survey Plat accompanies this metes and bounds description.



Jacob W. Barten
R.P.L.S. 6337
Firm Registration No. 10193708



FILED FOR RECORDS
COLORADO COUNTY, TX
3679
2020 SEP - 6 PM 3:14
KIMBERLY MENKE
COUNTY CLERK

STATE OF TEXAS COUNTY OF COLORADO
I hereby certify that this instrument was FILED on the
date and time stamped hereon by me; and was duly
RECORDED to the Volume and Page of the OFFICIAL
RECORDS of Colorado County, Texas and stamped
hereon by me on

SEP - 8 2020

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Kimberly Menke
KIMBERLY MENKE
COUNTY CLERK, COLORADO COUNTY, TEXAS

EXHIBIT "A"

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