

STATE OF TEXAS  
COUNTY OF POLK

KNOW ALL MEN BY THESE PRESENT, THAT RIFF RAM INVESTMENTS, LLC, A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TEXAS, WITH ITS HOME ADDRESS AT 1600 NORMAL PARK DRIVE, HUNTSVILLE, TX 77340, AND OWNER /SUBDIVIDER/DEVELOPER OF 65.520 ACRES OF LAND OUT OF THE ISAAC H. PATE SURVEY, IN POLK COUNTY, TEXAS AS CONVEYED TO IT BY DEED DATED 03-18-2022 AND RECORDED IN VOLUME 2403, PAGE 641-654, REAL PROPERTY RECORDS OF POLK COUNTY, DOES HEREBY SUBDIVIDE 65.520 ACRES OF LAND OUT OF SAID SURVEY, TO BE KNOWN AS KELLEY GROUNDS SUBDIVISION, IN ACCORDANCE WITH PLAT SHOWN HEREON, SUBJECT TO ANY AND ALL EASEMENTS OR RESTRICTIONS HERETOFORE GRANTED AND DOES HEREBY DEDICATE TO THE PUBLIC THE USE OF THE STREETS AND EASEMENTS SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID RIFF RAM INVESTMENTS, LLC, HAS CAUSED THESE PRESENTS TO

BE EXECUTED BY ITS MANAGING MEMBER, THEREUNTO DULY AUTHORIZED, THIS 22<sup>nd</sup> DAY OF April, A.D., 2024

ATTEST: [Signature] Robbi Flack, managing member  
ROBBI FLACK (NAME, TITLE)  
MANAGING MEMBER

THE STATE OF TEXAS  
COUNTY OF Walker

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ROBBI FLACK, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AS A MANAGING MEMBER OF RIFF RAM INVESTMENTS, LLC, AND ACKNOWLEDGED TO ME THAT THE FOREGOING WAS EXECUTED IN SUCH CAPACITY AS THE ACT OF SAID CORPORATION FOR THE PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 22<sup>nd</sup> DAY OF April, 2024

[Signature]

NOTARY PUBLIC IN AND FOR  
Walker COUNTY, TEXAS



CERTIFICATE OF ENGINEER

STATE OF TEXAS  
COUNTY OF POLK

KNOW ALL MEN BY THESE PRESENT, THAT I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE ENGINEERING RELATED REQUIREMENTS OF THE POLK COUNTY SUBDIVISION REGULATIONS.

[Signature]  
REGISTERED PROFESSIONAL  
ENGINEER  
LICENSE NO. 64662

DATE  
4-22-24



CERTIFICATE OF SURVEYOR

STATE OF TEXAS  
COUNTY OF POLK

KNOWN ALL MEN BY THESE PRESENT, THAT I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEY RELATED REQUIREMENTS OF THE POLK COUNTY SUBDIVISION REGULATIONS AND I FURTHER CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND IS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND THAT THE CORNER MONUMENTS WE PROPERLY PLACED UNDER MY SUPERVISION.

[Signature]  
CAREY A. JOHNSON  
REGISTERED PROFESSIONAL  
LAND SURVEYOR  
LICENSE NO. 6524

DATE  
4-18-2024



CERTIFICATE OF COUNTY APPROVAL OF PLAT

STATE OF TEXAS  
COUNTY OF POLK

I, SCHELANA HOCK, COUNTY CLERK OF POLK COUNTY, TEXAS, DO HEREBY CERTIFY THAT ON THE 23<sup>rd</sup> DAY OF April, A.D., 2024, THE COMMISSIONERS COURT OF POLK COUNTY, TEXAS, PASSED AN ORDER AUTHORIZING THE FILING FOR RECORD OF THIS PLAT, AND SAID ORDER HAS BEEN DULY ENTERED IN THE MINUTES OF THE SAID COURT IN BOOK 13, PAGE 102.

WITNESS MY HAND AND SEAL OF OFFICE THIS 23<sup>rd</sup> DAY OF April, A.D., 2024

[Signature]  
COMMISSIONER, PRECINCT 1

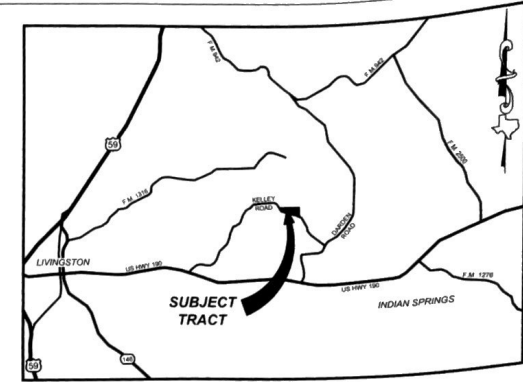
[Signature]  
COMMISSIONER, PRECINCT 2

[Signature]  
COUNTY JUDGE

[Signature]  
COMMISSIONER, PRECINCT 3

[Signature]  
COMMISSIONER, PRECINCT 4

[Signature]  
COUNTY CLERK



VICINITY MAP  
(NOT TO SCALE)

STATE OF TEXAS  
COUNTY OF POLK

I, SYDNEY MURPHY, COUNTY JUDGE OF POLK COUNTY, TEXAS DO HEREBY CERTIFY THAT THIS MAP OR PLAT, WITH FIELD NOTES HEREON, THAT A SUBDIVISION HAVING BEEN FULLY PRESENTED TO THE COMMISSIONERS COURT OF POLK COUNTY, TEXAS, AND BY THE SAID COURT DULY CONSIDERED, WERE ON THIS DAY APPROVED AND PLAT IS AUTHORIZED TO BE REGISTERED AND RECORDED IN THE PROPER RECORDS OF THE COUNTY CLERK OF POLK COUNTY, TEXAS.

[Signature]  
SYDNEY MURPHY, POLK COUNTY JUDGE  
DATE  
4-23-24

STATE OF TEXAS  
COUNTY OF POLK

I, SCHELANA HOCK, COUNTY CLERK OF POLK COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 23<sup>rd</sup> DAY OF April, 2024, AT 3:00 O'CLOCK P. M., AND DULY RECORDED ON THE 23<sup>rd</sup> DAY OF April, A.D., 2024, AT 3:00 O'CLOCK P. M., IN THE REAL PROPERTY RECORDS OF POLK COUNTY, TEXAS IN VOLUME 13, PAGE 102.

WITNESS MY HAND AND SEAL OF OFFICE THIS 23<sup>rd</sup> DAY OF April, A.D., 2024

By: [Signature]  
COUNTY CLERK  
POLK COUNTY, TEXAS

STATE OF TEXAS

COUNTY OF Walker

LIENHOLDER'S ACKNOWLEDGMENT

WE, TEXAS FARM CREDIT SERVICES, FLCA, OWNER AND HOLDER OF A LIEN AGAINST THE PROPERTY DESCRIBED WITHIN THE REVISION TO PLAT, SAID LIEN BEING EVIDENCED BY INSTRUMENT OF RECORD IN VOLUME 2403, PAGE 441, OF THE REAL PROPERTY RECORDS OF POLK COUNTY, TEXAS DO HEREBY IN ALL THINGS SUBORDINATE TO SAID REVISION OF PLAT SAID LIEN, AND WE HEREBY CONFIRM THAT ARE THE PRESENT OWNER OF SAID LIEN AND HAVE NOT ASSIGNED THE SAME NOR ANY PART THEREOF.

[Signature]  
SIGNATURE OF LIENHOLDER  
Angela Shannon  
PRINTED NAME

THE STATE OF TEXAS  
COUNTY OF Walker

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Angela Shannon, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AS A Vice President OF Texas Farm Credit AND ACKNOWLEDGED TO ME THAT THE FOREGOING WAS EXECUTED IN SUCH CAPACITY AS THE ACT OF SAID CORPORATION FOR THE PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 20<sup>th</sup> DAY OF April, 2024

[Signature]  
NOTARY PUBLIC IN AND FOR  
Walker COUNTY, TEXAS



KELLEY GROUNDS

BEING A SUBDIVISION OF 65.520 ACRES SITUATED IN THE ISAAC H. PATE SURVEY, ABSTRACT NO. 467, BEING OUT OF THE 65.520 ACRE TRACT DESCRIBED IN THE DEED RECORDED UNDER VOLUME 2403, PAGE 641 OF THE OFFICIAL PUBLIC RECORDS OF POLK COUNTY, TEXAS.

22 LOTS 3 BLOCKS  
APRIL 2024

OWNER  
RIFF RAM INVESTMENTS, LLC  
1600 NORMAL PARK DRIVE  
HUNTSVILLE, TEXAS 77340  
ENGINEER  
FAIRBANKS AND ASSOCIATES  
677 GREER ROAD  
LIVINGSTON, TEXAS 77351  
SURVEYOR

TEXAS PROFESSIONAL SURVEYING  
3032 N. Frazier, Conroe, Texas 77303  
Ph: 936.756.7447 Fax: 936.756.7448  
www.surveyingintexas.com  
Firm No. 10083400



FILED FOR RECORD  
THIS 23<sup>rd</sup> DAY OF April, 2024  
AT 3:00 O'CLOCK P. M.  
SCHELANA HOCK,  
County Clerk, Polk County Texas  
By: [Signature]

296 A

RESIDENTIAL  
TIMOTHY S. MCMAHON AND  
PIKWAH N. MCMAHON  
CALLED 64.817 ACRES  
VOL. 2194, PG. 817  
O.P.R.P.C.T.

RESIDENTIAL  
MARTHA COOPER  
CALLED 6.658 ACRES  
VOL. 2307, PG. 616  
O.P.R.P.C.T.

RESIDENTIAL  
ROSIE MARIE KELLEY  
CALLED 11.57 ACRES  
VOL. 1891, PG. 457  
O.P.R.P.C.T.

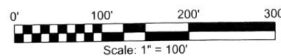
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E 4030018.85

N 10274040.67  
E 4031088.85

ISAAC H. PATE  
ABSTRACT NO. 467

**GENERAL NOTES:**

- NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER FEMA FIRM PANEL NO. 48373C0500C, HAVING AN EFFECTIVE DATE OF 09-03-2010.
- ALL COORDINATES, BEARINGS, DISTANCES, AND AREAS SHOWN HEREON ARE GRID MEASUREMENTS BASED ON GPS OBSERVATIONS AND REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, U.S. SURVEY FEET, AND MAY BE BROUGHT TO SURFACE BY MULTIPLYING THE FOLLOWING COMBINED SCALE FACTOR OF 1.00011392.
- UTILITY PROVIDES**
  - ELECTRIC: SAM HOUSTON ELECTRIC COOPERATIVE
  - WATER: NO PROVIDER, PRIVATE ON-SITE WELLS
  - SANITARY SEWER: NO PROVIDER, ON-SITE SEPTIC FACILITY
- THIS PROPERTY IS NOT LOCATED WITHIN MUNICIPAL LIMITS OR ETJ BOUNDARIES OF ANY COMMUNITY.
- THERE ARE TWO EXISTING RESIDENTIAL WATER WELLS LOCATED WITHIN THE SUBJECT PROPERTY.
- THERE IS 5.552 ACRES OF PUBLIC RIGHT-OF-WAY CONTAINED WITH THE BOUNDARIES OF THIS SUBDIVISION.
- THE TOTAL LENGTH OF PUBLIC RIGHT-OF-WAY IS 5.802.09' LINEAR FEET.
- THERE WILL BE A RESERVATION OF A MINIMUM 25' WIDE DRAINAGE EASEMENT (BEING 12.5' ON EACH SIDE PLUS THE WIDTH OF THE DRAINAGE WAY) ALONG ALL EXISTING NATURAL AND MAN-MADE DRAINAGE WAYS, INCLUDING BUT NOT LIMITED TO CREEKS, BRANCHES, DRAINS, GULLIES, ROAD DITCH TURN-OUTS, FLY DITCHES OR ANY OTHER MAN-MADE OR NATURAL DRAINAGE WAYS. ALL DRAINAGE EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS TO THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITIES. ALL DRAINAGE EASEMENTS INCLUDE THE RIGHT FOR INGRESS AND EGRESS TO ALLOW MAINTENANCE EQUIPMENT TO ENTER THE EASEMENT AND BE ABLE TO PERFORM NECESSARY WORK.
- EACH LOT IS RESTRICTED TO NO MORE THAN ONE SINGLE-FAMILY DETACHED DWELLING UNIT PER LOT.



**LEGEND**

- SET 1/2" IRON ROD W/CAP "TPS 100834-00" (UNLESS OTHERWISE SHOWN)
- FOUND SURVEY MONUMENT (DESCRIBED)
- CALCULATED CORNER
- IRON ROD WITH CAP
- CON MON WITH CAP
- VOL. / PG. CONCRETE MONUMENT
- CAB. VOLUME / PAGE
- O.P.R.P.C.T. OFFICIAL PUBLIC RECORDS OF POLK COUNTY, TEXAS
- C.F. NO. CLERK'S FILE NUMBER
- R.O.W. RIGHT-OF-WAY
- B.L. BUILDING LINE
- U.E. UTILITY EASEMENT

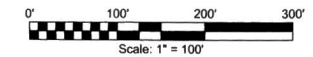
UNDEVELOPED LAND  
REMAINDER OF  
TAMARACK TIMBERCO TX LP  
TRACT 268 PARCEL 2  
CALLED 2780 ACRES  
VOL. 2310, PG. 379  
O.P.R.P.C.T.

FILED FOR RECORD  
This day of April, 2024  
At 3:00 o'clock P.M.  
SHELANA HOCK  
County Clerk, Polk County, Texas  
By Mindy Dimsy

**KELLEY GROUNDS**

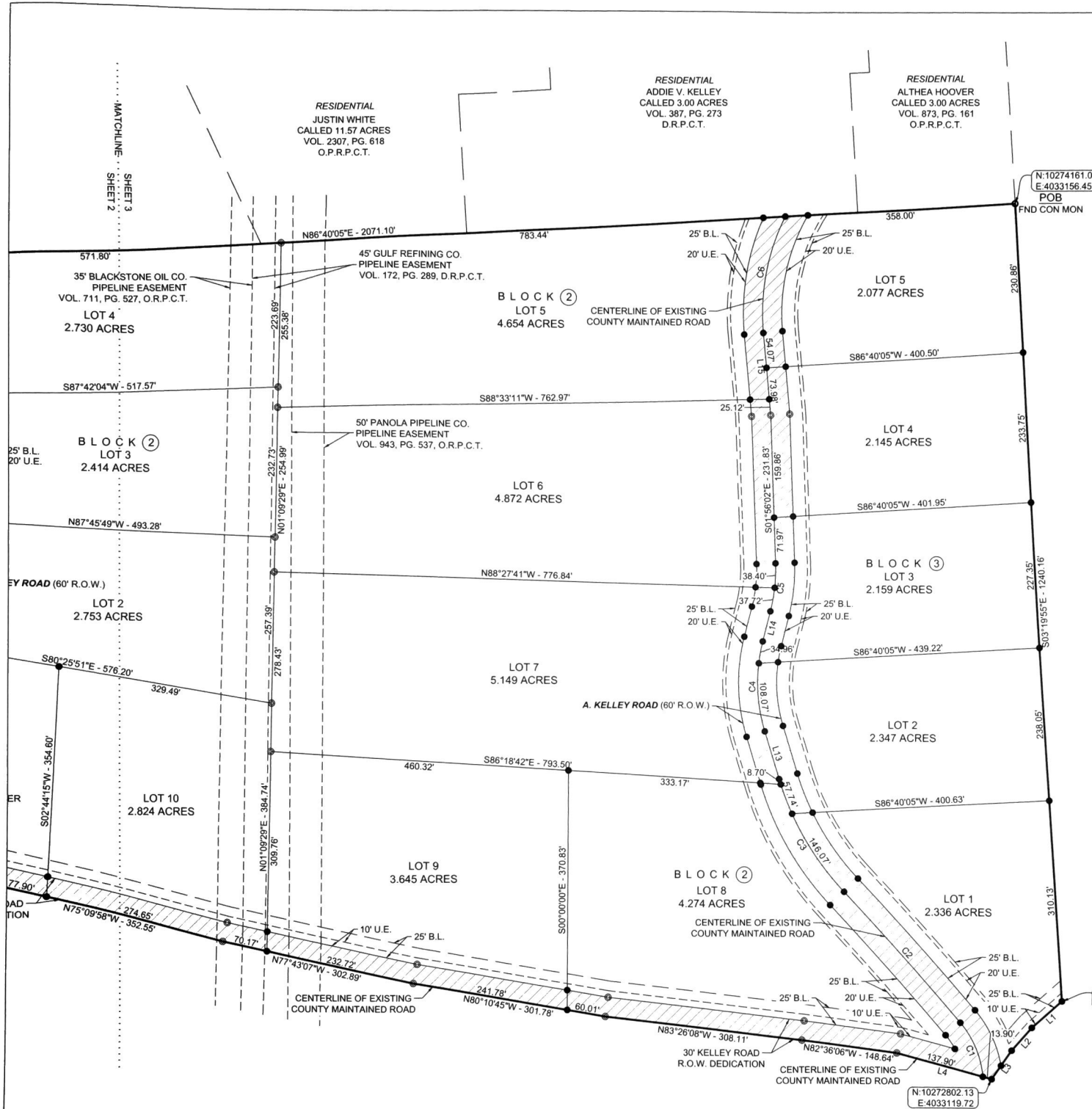
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SHEET 2 OF 4

296 B



**LEGEND**

- SET 1/2" IRON ROD W/CAP \*TPS 100834-00\* (UNLESS OTHERWISE SHOWN)
- FOUND SURVEY MONUMENT (DESCRIBED)
- CALCULATED CORNER
- IRON ROD
- WITH CAP
- W/CAP
- CON MON
- VOL. / PG.
- CAB.
- O.P.R.P.C.T.
- OFFICIAL PUBLIC RECORDS OF POLK COUNTY, TEXAS
- C.F. NO.
- R.O.W.
- B.L.
- U.E.
- CLERK'S FILE NUMBER
- RIGHT-OF-WAY
- BUILDING LINE
- UTILITY EASEMENT

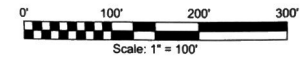


ISAACH. PATE  
ABSTRACT NO. 467

UNDEVELOPED LAND  
REMAINDER OF  
TAMARACK TIMBERCO TX LP  
TRACT 268 PARCEL 2  
CALLED 2780 ACRES  
VOL. 2310, PG. 379  
O.P.R.P.C.T.

FILED FOR RECORD  
This 23<sup>rd</sup> day of April 2024  
At 3:02 o'clock P.M.  
SHELANIA HOCK  
County Clerk, Polk County, Texas  
By *Dwain Summ*

296C



**LEGEND**

- SET 1/2" IRON ROD W/CAP "TPS 100834-00" (UNLESS OTHERWISE SHOWN)
- FOUND SURVEY MONUMENT (DESCRIBED)
- CALCULATED CORNER
- IRON ROD
- W/CAP
- CON MON
- VOL. / PG.
- CAB.
- O.P.R.P.C.T.
- C.F. NO.
- R.O.W.
- B.L.
- U.E.
- SET 1/2" IRON ROD W/CAP "TPS 100834-00" (UNLESS OTHERWISE SHOWN)
- FOUND SURVEY MONUMENT (DESCRIBED)
- CALCULATED CORNER
- IRON ROD
- WITH CAP
- CONCRETE MONUMENT
- VOLUME / PAGE
- CABINET
- OFFICIAL PUBLIC RECORDS OF POLK COUNTY, TEXAS
- CLERK'S FILE NUMBER
- RIGHT-OF-WAY
- BUILDING LINE
- UTILITY EASEMENT



STATE OF TEXAS  
COUNTY OF POLK

BEING A 65.520 ACRE TRACT OF LAND SITUATED IN THE ISSAC H. PATE SURVEY, ABSTRACT NUMBER 467, POLK COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 2780 ACRE TRACT DESCRIBED AS "TRACT 268, PARCEL 2" IN INSTRUMENT TO TAMARACK TIMBERCO TX, LP., RECORDED IN VOLUME 2310, PAGE 379 OF THE OFFICIAL PUBLIC RECORDS OF POLK COUNTY, TEXAS (O.P.R.P.C.T.), SAID 65.520 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** AT A 4 INCH BY 4 INCH CONCRETE MONUMENT FOUND FOR A COMMON CORNER OF SAID 2780 ACRE TRACT AND THAT CERTAIN CALLED 3.00 ACRE TRACT DESCRIBED IN INSTRUMENT TO ALTHEA HOOVER, RECORDED IN VOLUME 873, PAGE 161, O.P.R.P.C.T., BEING THE NORTHEASTERLY CORNER OF THE HEREIN DESCRIBED 65.520 ACRE TRACT, FROM WHICH A 1/2 INCH IRON ROD WITH CAP FOUND FOR REFERENCE BEARS, NORTH 03°27'24" WEST, 2197.50 FEET, SAID POINT OF BEGINNING HAVE A TEXAS STATE PLANE COORDINATE VALUE OF N: 10,274161.045, E: 4,033156.454, TEXAS CENTRAL ZONE, 4203, GRID MEASUREMENTS;

THENCE SOUTH 03°19'55" EAST, 1240.16 FEET, SEVERING, OVER AND ACROSS SAID 2780 ACRE TRACT, TO A 1/2 INCH IRON ROD WITH CAP STAMPED "TPS 100834-00" SET IN THE NORTHWESTERLY MARGIN OF AN EXISTING FIELD ROAD, FOR A SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED 65.520 ACRE TRACT;

THENCE WITH THE NORTHWESTERLY MARGIN OF SAID FIELD ROAD, THE FOLLOWING THREE (3) COURSES AND DISTANCES:

- SOUTH 48°33'22" WEST, 62.26 FEET, TO A 1/2 INCH IRON ROD WITH CAP STAMPED "TPS 100834-00" SET FOR CORNER;
- SOUTH 41°28'29" WEST, 47.05 FEET, TO A 1/2 INCH IRON ROD WITH CAP STAMPED "TPS 100834-00" SET FOR CORNER;
- SOUTH 34°54'21" WEST, 54.14 FEET, TO A MAG NAIL SET AT THE INTERSECTION OF THE NORTHWESTERLY MARGIN OF SAID FIELD ROAD, WITH THE APPROXIMATE CENTERLINE OF KELLEY ROAD FOR A SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED 65.520 ACRE TRACT;

THENCE WITH THE APPROXIMATE CENTERLINE OF SAID KELLEY ROAD, CONTINUING OVER AND ACROSS SAID 2780 ACRE TRACT, THE FOLLOWING SEVENTEEN (17) COURSES AND DISTANCES:

- NORTH 75°09'10" WEST, 151.80 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 82°36'06" WEST, 148.64 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 83°26'08" WEST, 308.11 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 80°10'45" WEST, 301.78 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 77°43'07" WEST, 302.89 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 75°09'58" WEST, 352.55 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 76°34'30" WEST, 323.08 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 73°48'27" WEST, 146.80 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 69°34'17" WEST, 147.62 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 68°16'26" WEST, 231.52 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 65°38'09" WEST, 175.35 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 61°36'25" WEST, 213.97 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 66°06'34" WEST, 192.10 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 55°13'04" WEST, 103.20 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 39°43'38" WEST, 100.49 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 30°09'15" WEST, 100.57 FEET, TO A CALCULATED POINT FOR CORNER;
- NORTH 20°18'07" WEST, 100.22 FEET, TO A MAG NAIL SET FOR THE COMMON CORNER OF SAID 2780 ACRE TRACT, THAT CERTAIN CALLED 64.817 ACRE TRACT DESCRIBED IN INSTRUMENT TO TIMOTHY S. MCMAHON AND PIKWAH N. MCMAHON, RECORDED IN VOLUME 2194, PAGE 817, O.P.R.P.C.T., AND THAT CERTAIN CALLED 6.658 ACRE TRACT DESCRIBED IN INSTRUMENT TO MARTHA COOPER, RECORDED IN VOLUME 2307, PAGE 616, O.P.R.P.C.T., BEING A NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED 65.520 ACRE TRACT;

THENCE WITH THE COMMON LINE BETWEEN SAID 2780 ACRE TRACT AND SAID 6.658 ACRE TRACT, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

- NORTH 86°36'26" EAST, AT A DISTANCE OF 80.00 FEET, PASS A 1/2 INCH IRON ROD WITH CAP STAMPED "TPS 100834-00" SET FOR REFERENCE IN THE EASTERLY MARGIN OF SAID KELLEY ROAD, IN ALL, A TOTAL DISTANCE OF 1074.98 FEET, TO A 4 INCH BY 4 INCH CONCRETE MONUMENT FOUND FOR CORNER;
- NORTH 03°19'02" WEST, 53.42 FEET, TO A 4 INCH BY 4 INCH CONCRETE MONUMENT FOUND FOR THE COMMON WESTERLY CORNER OF SAID 2780 ACRE TRACT AND THAT CERTAIN CALLED 11.57 ACRE TRACT DESCRIBED IN INSTRUMENT TO ROSIE MARIE KELLEY, RECORDED IN VOLUME 1891, PAGE 457, O.P.R.P.C.T., BEING A NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED 65.520 ACRE TRACT;

THENCE NORTH 86°40'05" EAST, 2071.10 FEET, WITH THE SOUTHERLY LINE OF SAID 11.57 ACRE TRACT, THAT CERTAIN CALLED 11.57 ACRE TRACT DESCRIBED IN INSTRUMENT TO JUSTIN WHITE, RECORDED IN VOLUME 2307, PAGE 618, O.P.R.P.C.T., THAT CERTAIN CALLED 3.00 ACRE TRACT DESCRIBED IN INSTRUMENT TO ADDIE V. KELLEY, RECORDED IN VOLUME 387, PAGE 273 OF THE DEED RECORDS OF POLK COUNTY, TEXAS (O.P.R.P.C.T.), AND SAID FIRST MENTIONED 3.00 ACRE TRACT, COMMON TO A NORTHERLY LINE OF SAID 2780 ACRE TRACT, TO THE POINT OF BEGINNING AND CONTAINING A COMPUTED AREA OF 65.520 ACRES OF LAND WITHIN THIS FIELD NOTE DESCRIPTION.

BOUNDARY CURVE TABLE					
CURVE #	RADIUS	ARC LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	147.53'	91.41'	035° 30' 06"	S22° 42' 52"E	89.96'
C2	5128.68'	269.00'	003° 00' 19"	N41° 58' 05"W	268.97'
C3	438.18'	195.14'	025° 30' 59"	S30° 42' 55"E	193.53'
C4	264.13'	143.02'	031° 01' 31"	S01° 18' 26"E	141.28'
C5	270.25'	76.12'	016° 08' 21"	N06° 08' 08"E	75.87'
C6	331.40'	184.66'	031° 55' 36"	S10° 43' 50"W	182.28'
C7	531.61'	132.57'	014° 17' 16"	N13° 57' 24"E	132.22'
C8	301.45'	120.65'	022° 55' 53"	N20° 07' 14"E	119.84'
C9	165.65'	139.07'	048° 06' 10"	S07° 32' 06"W	135.02'

BOUNDARY LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S48° 33' 22"W	62.26'
L2	S41° 28' 29"W	47.05'
L3	S34° 54' 21"W	54.14'
L4	N75° 09' 10"W	151.80'
L5	N73° 48' 27"W	146.80'
L6	N69° 34' 17"W	147.62'
L7	N66° 06' 34"W	192.10'
L8	N55° 13' 04"W	103.20'
L9	N39° 43' 38"W	100.49'
L10	N30° 09' 15"W	100.57'
L11	N20° 18' 07"W	100.22'
L12	N03° 19' 02"W	53.42'
L13	N16° 49' 12"W	77.83'
L14	N14° 12' 19"E	48.91'
L15	S05° 13' 58"E	102.93'
L16	S21° 06' 02"W	133.87'
L17	S06° 48' 46"W	55.78'
L18	N31° 35' 10"E	51.12'
L19	S16° 30' 59"E	50.25'

296D

FILED FOR RECORD  
This is a true and correct copy of the original as shown to me  
At 5:02 o'clock P.M.  
SHELANA HOCK  
County Clerk, Polk County Texas  
By *Wendy Jensen*