



27.00 ACRES  
OF WHICH 2.20 ACRES LIES WITHIN THE  
RIGHT-OF-WAY OF F.M. HIGHWAY NO. 353

**EVERETT GRIFFITH, JR. & ASSOCIATES, INC.**  
**★ LEGEND ★**  
 NO TITLE COMMENT AVAILABLE FOR REVIEW OF RESTRICTIONS, EASEMENTS, SETBACKS, ETC.  
 SURVEYOR DID NOT ABSTRACT FOR EASEMENTS UNLESS SURVEYOR HAS MARGINAL TITLE  
 SCALE: 1" = 60'  
 60 30 0 60  
 TEXAS ENGINEERING FIRM NO. F-1184  
 TEXAS SURVEYING FIRM NO. 10028160  
 know what's below. Call before you dig.  
 408 NORTH THIRD STREET LUFKIN, TX 75901

E	ELECTRICAL LINE	—	CONCRETE SURFACING
T	TELEPHONE LINE	—	ASPHALT SURFACING
U	UNDERGROUND TELEPHONE LINE	—	ASPHALT SURFACING
U-E	UNDERGROUND ELECTRICAL LINE	—	ASPHALT SURFACING
S	SEWER	—	ASPHALT SURFACING
X	WIRE FENCE	—	ASPHALT SURFACING
M	METAL FENCE	—	ASPHALT SURFACING
W	WOOD FENCE	—	ASPHALT SURFACING
C	CHAIN LINK FENCE	—	ASPHALT SURFACING
P	PIPE FENCE	—	ASPHALT SURFACING
T	TRANSMISSION LINE	—	ASPHALT SURFACING
PL	PIPELINE	—	ASPHALT SURFACING
EM	ELECTRICAL METER	—	ASPHALT SURFACING
E-TRANS	ELECTRICAL TRANSFORMER	—	ASPHALT SURFACING
PP	POWER POLE	—	ASPHALT SURFACING
LP	LIGHT POLE	—	ASPHALT SURFACING
TP	TELEPHONE POLE	—	ASPHALT SURFACING
MP	METER POLE	—	ASPHALT SURFACING
B	TRAFFIC BOLLARD	—	ASPHALT SURFACING
TJR	TELEPHONE JUNCTION BOX	—	ASPHALT SURFACING
RY	REGULATION CONTROL VALVE	—	ASPHALT SURFACING
CD	CLEAN OUT	—	ASPHALT SURFACING
GM	GAS METER	—	ASPHALT SURFACING
MH	MANHOLE	—	ASPHALT SURFACING
WV	WATER VALVE	—	ASPHALT SURFACING
WM	WATER METER	—	ASPHALT SURFACING
GI	GRATE INLET	—	ASPHALT SURFACING
AC	AIR CONDENSER	—	ASPHALT SURFACING

BASES OF BEARINGS:  
 THE MOST SOUTHERLY NORTHEAST BOUNDARY LINE OF THAT CERTAIN 72.5 ACRE TRACT (NET) TRACT ONE (80 ACRES SAKE & EXCEPT 7-1/2 ACRE TRACT) DESCRIBED IN A DEED CONVEYED FROM HIGH PROPERTIES PARTNERSHIP, LP TO RAY HARDY DATED APRIL 7, 2010 AND RECORDED IN VOLUME 164 ON PAGE 21 OF THE REAL PROPERTY RECORDS OF SAN AUGUSTINE COUNTY, TEXAS. DEED CALL IN S5° W AT 300 WGS. - FOUND 1/2" IRON PIPE (IN CHANNEL IRON) AND 1" IRON PIPE 859.91 FEET APART.

EVERETT GRIFFITH, JR. & ASSOCIATES, INC.  
 Engineers and Surveyors  
 Errol A. Colson, C.E. (Signature in blue ink)  
 Registered Professional Surveyor No. 5412  
 Texas State Board of Surveyors (R0028160)  
 408 North Third Street  
 Lufkin, Texas 75901  
 (936) 634-5528  
 October 1, 2019

**SEE ATTACHED FIELDNOTES**

		<b>AMY HOPKINSON</b> <b>RAY HARDY</b> <b>27.00 ACRE TRACT</b> <b>M. BURNS SURVEY, ABSTRACT NO. 671</b> <b>MICKEY ANN FOUNTAIN SURVEY, ABSTRACT NO. 114</b> <b>I. WALKER SURVEY, ABSTRACT NO. 481</b> <b>SAN AUGUSTINE COUNTY, TEXAS</b>	Drawing No. _____ Sheet <b>1</b> of <b>1</b>
Drawn By: <i>Ray Hardy</i> Designed By: <i>Tyler</i> Surveyed By: <i>V. Johnson</i>	Calculated By: <i>E. Collins</i> Checked By: <i>E. Collins</i> Save Date: <i>10-9-19</i>	Scale: 1"=60' Job No. 5993500 Fieldbook No. 19-5017 Save Name: TERNYON.AMB.5	

TEXAS ENGINEERING FIRM NO. F-1184      TEXAS SURVEYING FIRM NO. 10028160      936-634-5528