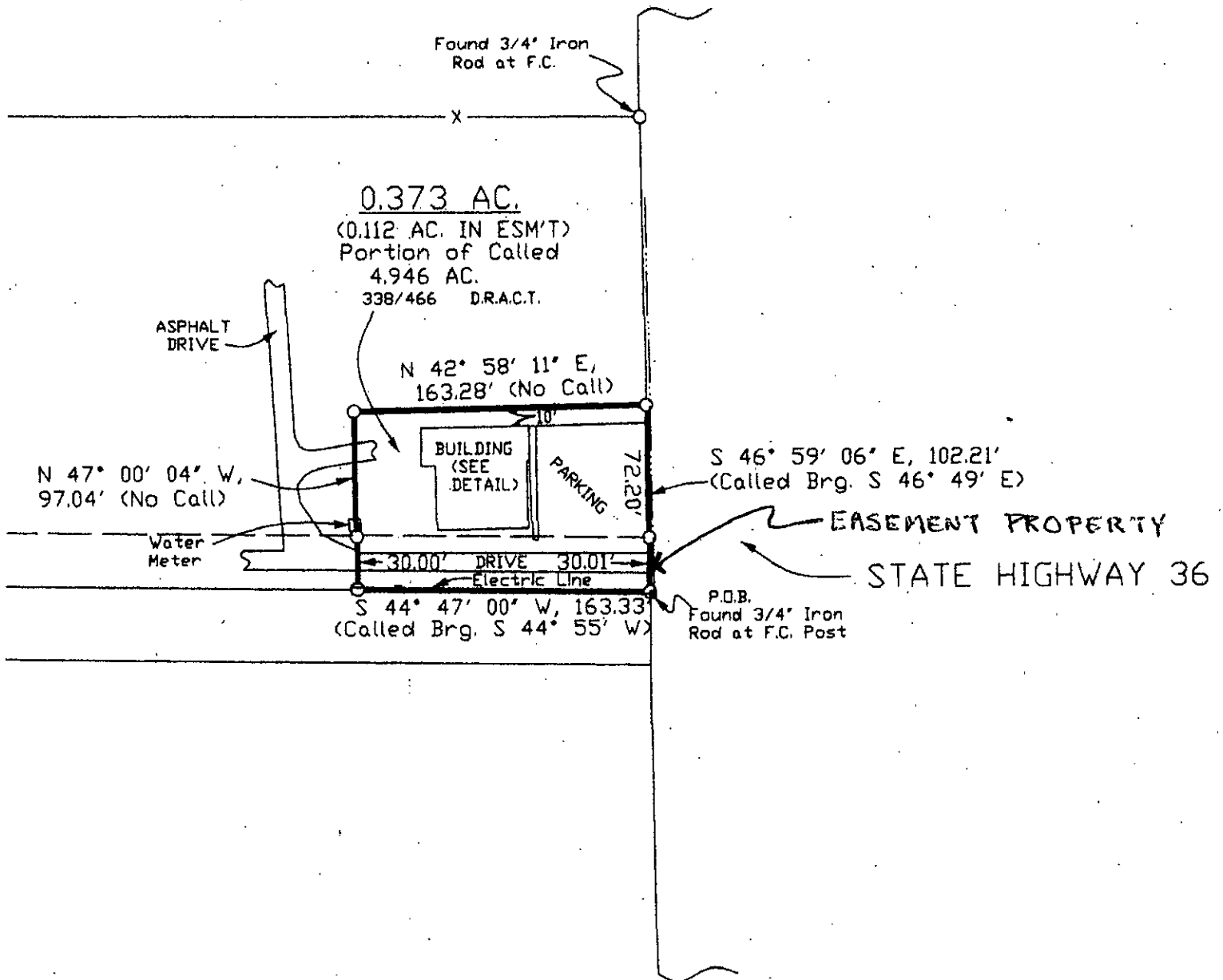


BENJAMIN BABBITT 3/4 LEAGUE
A-13
AUSTIN COUNTY, TEXAS



within Zone "X"
500-year flood-
rding to the F.
5C 0150C, effec-

the 2,000 Acre
age 680 D.R.A.C.T.

nd bounds des-
ired this day.

way Deed to the
223; Page 293 D.R.
way 36.

s otherwise noted.

	OWNER: DRA LEE GROSS MAREK BUYER: FRANCISCO & RIKKI DORIAN	
	<p style="text-align: center;">ALEXANDER SURVEYING</p> 105 E. Luhn Street P. O. BOX 386 Bellville, Texas 77418 Phone: 979-865-9145 Fax: 979-865-5988	
Glen S. Alexander	County AUSTIN	Field Crew E.A.
R.P.L.S. No. #4194	BENJAMIN BABBITT Survey LEAGUE, A-13	Computations G.A.
Date NOVEMBER 11, 2003	City	Drafting D.C. AC VOL# 86; PG. 52



ALEXANDER SURVEYING
LAND SURVEYORS

OWNER: ORA LEE GROSS MAREK

BUYER: FRANCISCO & RIKKI DORIAN

0.373 ACRES

ALL THAT TRACT OR PARCEL OF LAND consisting of 0.373 Acres located in the Benjamin Babbitt 3/4 League, A-13, Austin County, Texas. Subject tract being a portion of the called 4.946 Acre tract that is described in a Deed to Harlen E. Gross, and wife, Ora Lee Gross as recorded in Volume 338, Page 466 of the Deed Records of Austin County, Texas. Said tract consisting of 0.373 Acres, of which 0.112 Acres are within the existing 30' Easement tract and said tract being more particularly described as follows:

BEGINNING at a 3/4" iron rod found at a fence corner post in the Southwest Right-of-way of State Highway 36 and being the North corner of the 2.000 Acre tract described in a Deed to Jerome Gregor as recorded in Volume 602, Page 680 of the Official Records of Austin County, Texas and being the East corner of the 4.946 Acre parent tract and the East corner of the 30 ft. Easement Tract recorded in Volume 338, Page 466 D.R.A.C.T. and the East corner of the herein described tract;

THENCE S 44d 47' 00" W, with the common line with said 2.000 Acre adjoining tract, the same being the Southeast line of the parent tract and generally with an existing board fence line, a distance of 163.33 ft. (Called Brg. S 44d 55' W) to a 1/2" iron rod set for the South corner of the herein described tract;

THENCE N 47d 00' 04" W, passing at 30.00 ft. a 1/2" iron rod set on the Northwest line of said 30 ft. Easement Tract and continuing, a total distance of 97.04 ft. (No Call) to a 1/2" iron rod set for the Southwest or West corner of the herein described tract;

THENCE N 42d 58' 11" E, a distance of 163.28 ft. (No Call) to a 1/2" iron rod set in the Southwest Right-of-way of State Highway 36 and being the North corner of the herein described tract;

THENCE S 46d 59' 06" E, with the Southwest Right-of-way of State Highway 36 and passing at 72.20 ft. a 1/2" iron rod set for the North corner of the 30 ft. Easement Tract mentioned above and continuing, a total distance of 102.21 ft. (Called Brg. S 46d 49' E) to the **PLACE OF BEGINNING** and containing 0.373

November 11, 2003
W.O.# 4948

Page 1 of 2



ALEXANDER SURVEYING
LAND SURVEYORS

OWNER: ORA LEE GROSS MAREK

BUYER: FRANCISCO & RIKKI DORIAN

0.373 ACRES (continued)

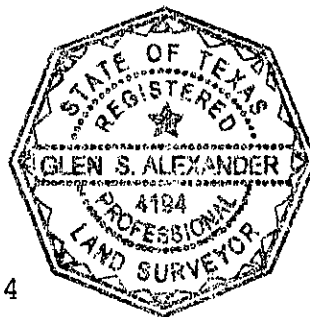
Acres, of which 0.112 Acres are within the existing 30'
Easement.

NOTES: Bearings shown hereon are based on the 2.000 Acre description
recorded in Volume 602, Page 680 O.R.A.C.T.

Reference is hereby made to plat, of the subject tract, pre-
pared this day.

November 11, 2003
W.O.# 4948

Glen S. Alexander
Registered Professional Land Surveyor, #4194



Page 2 of 2