



#### SYMBOL LEGEND

- OE— OVERHEAD ELECTRIC
- +— PIPELINE
- X— WIRE FENCE
- FOUND SURVEY MONUMENT
- PIPELINE MARKER
- POWER POLE (PP)
- SET SURVEY MONUMENT

ROBIN L. FISKE  
CALLED 49.088 ACRES  
C.F. NO. 2021-319668  
O.P.R.G.C.T.

POB  
FND 1/2" I.R.  
N:10269037.50  
E:3647509.11

COUNTY ROAD 123  
(GRAVEL)

TRACT 1  
8.500 ACRES  
PORTION OF  
RYAN POPE  
CALLED 49.114 ACRES  
C.F. NO. 2024-337695  
O.P.R.G.C.T.

REMAINDER OF  
RYAN POPE  
CALLED 49.114 ACRES  
C.F. NO. 2024-337695  
O.P.R.G.C.T.

J.W. STODDART SURVEY  
ABSTRACT NO. 415

#### GENERAL NOTES:

1) THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A CURRENT TITLE REPORT, SURVEYOR DID NOT ABSTRACT TITLE AND DOES NOT CERTIFY TO EASEMENTS OR RESTRICTIONS NOT SHOWN, CHECK WITH YOUR LOCAL GOVERNING AGENCIES FOR ANY ADDITIONAL EASEMENTS, BUILDING LINES OR OTHER RESTRICTIONS NOT REFLECTED ON SURVEY.

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48185C0050C HAVING AN EFFECTIVE DATE OF 4/3/2012.

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.

#### BOUNDARY SURVEY

BEING AN 8,500 ACRE TRACT OF LAND SITUATED IN THE J.W. STODDART SURVEY, ABSTRACT NUMBER 415, GRIMES COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 49.114 ACRE TRACT DESCRIBED IN INSTRUMENT TO RYAN POPE, RECORDED UNDER CLERK'S FILE NUMBER 2024-337695, OF THE OFFICIAL PUBLIC RECORDS OF GRIMES COUNTY, TEXAS (O.P.R.G.C.T.), SAID 8,500 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS DESCRIPTION.

THIS SURVEY WAS CREATED FROM NOTES AND OBSERVATIONS TAKEN ON THE GROUND UNDER MY DIRECT SUPERVISION, AND IS TRUE AND CORRECT AT TIME OF SURVEY.

PROJECT NUMBER	35508 TR 1
DATE	1/23/2024
DRAWN BY	ADV
CHECKED BY	TNK / CPP
FIELD CREW	BG
REVISION 1	---
REVISION 2	---
REVISION 3	---
REVISION 4	---



PURCHASER.....  
ADDRESS.....COUNTY ROAD 123, IOLA, TX, 77861  
SURVEY.....J.W. STODDART, A - 415  
SUBJECT.....8,500 ACRES  
COUNTY.....GRIMES

Thomas A. McIntyre  
Registered Professional Land Surveyor No. 6921

