

FIELD NOTES
3.075 ACRES TRACT OF LAND
IN THE ALEXANDER JOHNSON SURVEY, A-217,
MARION COUNTY, TEXAS

A certain 3.075 acres tract of land located in the Alexander Johnson Survey, A-217 in Marion County, Texas, this tract being previously described in Volume 811, Page 575, and being more particularly described as follows and as shown on Dave Hamilton Mapping and Surveying plat #891, bearings used in this description are based on Astronomic North;

Commencing at the point of intersection of the East line of Joe Davis Road with the South Right-of-Way of Texas State Highway 49, this being at Station 466+68.8 from which bears a Concrete Right-of-Way marker S 54°19' E 11.2 feet;

THENCE: S 09°37' W 175.1 feet along the East line of said Joe Davis Road to a ½" Iron Rod set for the most Westerly Northwest corner of this tract and the Southwest corner of the occupied property of the Church tract previously described in Volume 348, Page 13, the Point of Beginning;

THENCE: S 66°04' E 158.3 feet along the occupied South line of the Church tract to a ½" Iron Rod set for the Southeast corner of the Church tract and an ell corner of this tract;

THENCE: N 20°34' E 139.8 feet along the occupied East line of the Church tract to a ½" Iron Rod set on the South Right-of-Way of Texas State Highway 49, this point being on a curve to the Right with a Radius of 2864.8 feet and a Delta of 02°05' for the Northeast corner of the Church tract and the most Northerly Northwest corner of this tract;

THENCE: Southeasterly along the Arc of said curve and with said Right-of-Way 104.4 feet having a Chord bearing of S 60°13' E and Chord length of 104.4 feet to a ½" Iron Rod set for the Northeast corner of this tract and the most Northerly Northwest corner of a called 302.58 acres tract described in Volume 279, Page 219;

THENCE: S 09°37' W 581.0 feet along a West line of the called 302.58 acres tract to a ½" Iron Rod set for an ell corner of the 302.58 acres tract and the Southeast corner of this tract;

THENCE: N 58°06' W 300.3 feet along a North line of the called 302.58 acres tract to a ½" Iron Rod set on the East line of Joe Davis Road for the most Westerly Northwest corner of the called 302.58 acres tract and the Southwest corner of this tract;

THENCE: N 09°37' E 405.0 feet to the Point of Beginning, this tract being subject to all easements of record.

I, David M. Hamilton, Registered Professional Land Surveyor No. 5154, do hereby certify that the above field notes are true and correct according to a survey made under my direction, upon the ground, May 17, 2011.



David M. Hamilton

R.P.L.S. No. 5154

JOHNSON SURVEY, A-217

