



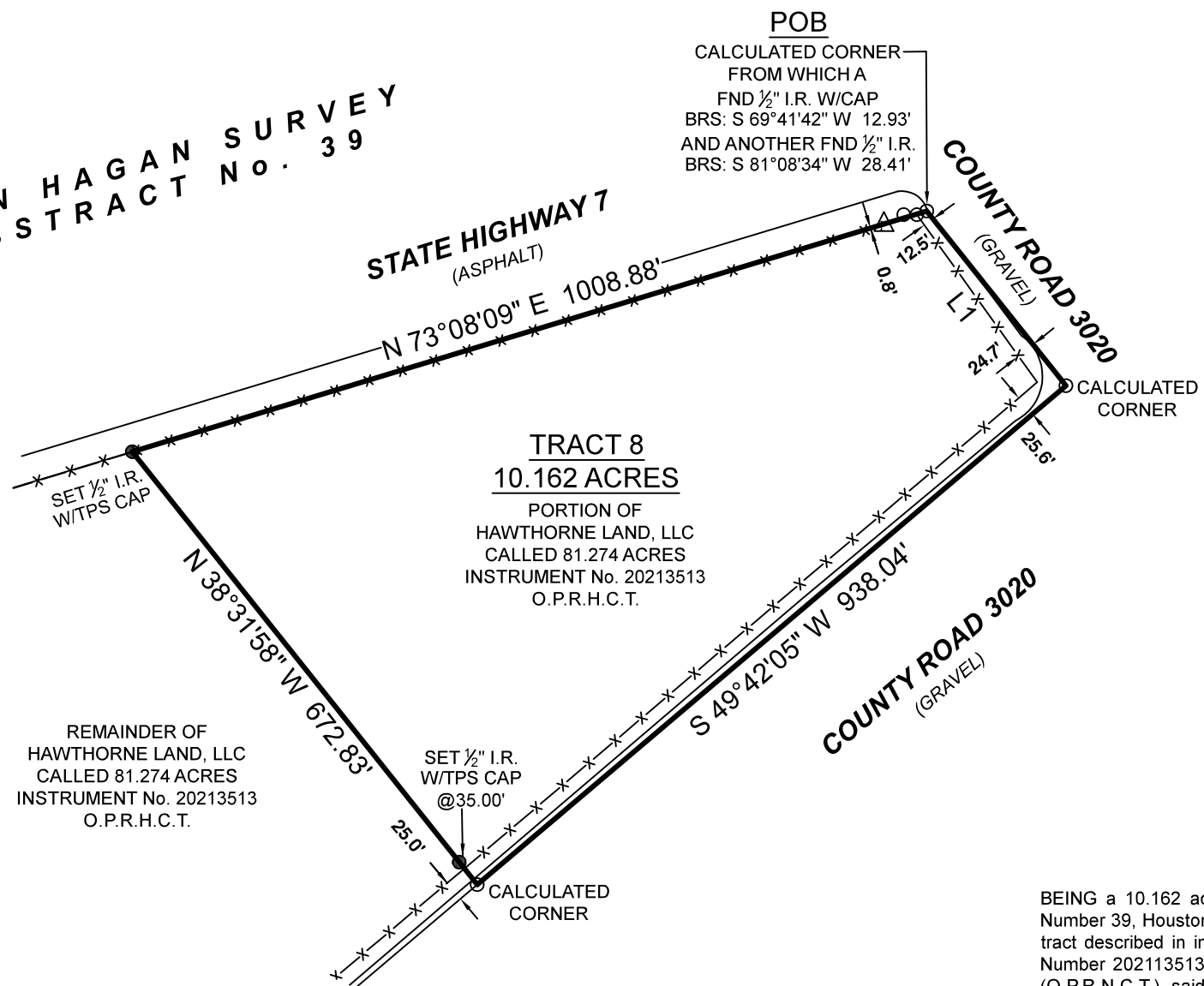
LINE	BEARING	DISTANCE
L1	S 38°31'58" E	271.40'



**SYMBOL LEGEND**

—P—	- Overhead Power Line
—G—	- Guy Wire
—//—	- Wood Fence
—XXX—	- Wrought Iron Fence
—XX—	- Chainlink Fence
—X—	- Wire Fence
⊗	- Fire Hydrant
⊙	- Power Pole
⊕	- Telephone Pedestal
⊗ TP	- Water Valve
⊗ M	- Water Meter
⊙	- Set Iron Rod w/TPS Cap
○	- Fnd Iron Rod
△ FOC	- Fiber Optic Cable Marker
△ PLM	- Pipe Line Marker

**JOHN HAGAN SURVEY  
ABSTRACT No. 39**



**TRACT 8  
10.162 ACRES**  
PORTION OF  
HAWTHORNE LAND, LLC  
CALLED 81.274 ACRES  
INSTRUMENT No. 20213513  
O.P.R.H.C.T.

REMAINDER OF  
HAWTHORNE LAND, LLC  
CALLED 81.274 ACRES  
INSTRUMENT No. 20213513  
O.P.R.H.C.T.

BOUNDARY SURVEY

The Subject Tract(s) as shown hereon may be subject to the following items.

- 1) R.O.W. to State of Texas per Vol. 166, Pg. 136, D.R.H.C.T. (Deed is for SH 7 / Provides Access to Property)
- 2) R.O.W. to Mobile Pipe Line Co. per Vol. 471, Pg. 11, D.R.H.C.T. (Does not affect)
- 3) R.O.W. to Consolidated Water Supply Corp per Instrument No. 1208312, O.P.R.H.C.T. (Blanket)
- 4) R.O.W. to Consolidated Water Supply Corp. per Instrument No. 1101062, O.P.R.H.C.T. (Blanket)
- 5) Terms, Conditions, and Stipulations of a Pipeline Easement per Instrument No. 1504938. O.P.R.H.C.T. (Does not affect)
- 6) R.O.W. to Consolidated Water Supply Corp per Instrument No. 20203217, O.P.R.H.C.T. (Blanket)

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel Number 48225C0375D having an effective date of 04/04/2011.

Job No.: H605-05 Tract 8  
 Scale: 1"=200'  
 Date: 08/22/2021  
 Drawn By: MGG  
 Checked By: MJW  
 Field Crew: SS  
 Revised: \_\_\_\_\_

Purchaser Driscoll Holdings, LLC. or Assigns  
 Address SH 7 / County Road 3020, Crockett, Tx 75835  
 Lot \_\_\_\_\_, Block \_\_\_\_\_, Section \_\_\_\_\_  
 Survey John Hagan, A. 39  
 Area 10.162 Acres  
 Subdivision \_\_\_\_\_  
 Cabinet \_\_\_\_\_, Sheet \_\_\_\_\_, \_\_\_\_\_ Records  
 \_\_\_\_\_ Houston \_\_\_\_\_ County, Texas

BEING a 10.162 acre tract of land situated in the John Hagan Survey, Abstract Number 39, Houston County, Texas, being portion of that certain called 81.274 acre tract described in instrument to Hawthorne Land, LLC, recorded under Instrument Number 202113513 of the Official Public Records of Nacogdoches County, Texas (O.P.R.N.C.T.), said 10.162 acre tract being more particularly described by attached metes and bounds description.

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.

**TEXAS**  
PROFESSIONAL  
SURVEYING, LLC

3032 N. FRAZIER STREET - CONROE, TX 77303  
 PH (936)756-7447 - FAX (936)756-7448  
 www.surveyingtexas.com  
 FIRM REGISTRATION No. 100834-00

Bearings shown hereon are based on GPS observations and are referenced to Basis of Bearings the NAD83, Texas State Plane Coordinate System, Central Zone (4203).

*Carey A. Johnson*  
 Registered Professional Land Surveyor No. 6524