

LINE	BEARING	DISTANCE
L1	N 58°08'44" E	307.93'
L2	S 58°08'44" W	307.93'



SYMBOL LEGEND

- +— PIPELINE
- x— WIRE FENCE
- v— TOP OF BANK
- - - FLOW LINE
- ▲— EDGE OF WATER
- SET SURVEY MONUMENT
- FND SURVEY MONUMENT
- ⊙ FIBER OPTIC MARKER (FM)
- ⊞ TELEPHONE PEDESTAL (TP)
- ⊠ PIPELINE MARKER



FND 1/2" I.R.

SET 1/2" I.R.
W/TPS CAP

**EPHRAIM GOSS SURVEY
ABSTRACT No. 346**

**TRACT 3
12.037 ACRES**

PORTION OF
MARK L. MORRIS AND
L. RACHELLE MORRIS
CALLED 121.240 ACRES
VOL. 1226, PG. 188
O.P.R.H.C.T.

REMAINDER OF
MARK L. MORRIS AND
L. RACHELLE MORRIS
CALLED 121.240 ACRES
VOL. 1226, PG. 188
O.P.R.H.C.T.

CHARLES C. HAMILTON AND
MARY B. HAMILTON
CALLED 103.93 ACRES
VOL. 1914, PG. 118
O.P.R.H.C.T.

REMAINDER OF
MARK L. MORRIS AND
L. RACHELLE MORRIS
CALLED 121.240 ACRES
VOL. 1226, PG. 188
O.P.R.H.C.T.

THE SUBJECT TRACT(S) AS SHOWN HEREON MAY BE SUBJECT TO THE FOLLOWING ITEMS:

1. R.O.W. TO HILL COUNTY ELECTRIC COOPERATIVE, INC PER VOL. 284, PG. 415, D.R.H.C.T.
2. EASEMENT TO TEXAS POWER AND LIGHT PER VOL. 336, PG. 432, D.R.H.C.T.
3. EASEMENT TO TEXAS PIPELINE COMPANY PER VOL. 336, PG. 537, D.R.H.C.T.
4. EASEMENT TO CHATT WATER SUPPLY PER VOL. 483, PG. 262, D.R.H.C.T.

BOUNDARY SURVEY

BEING A 12.037 ACRE TRACT SITUATED IN THE EPHRAIM GOSS SURVEY, ABSTRACT NUMBER 346, HILL COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 121.240 ACRE TRACT DESCRIBED IN INSTRUMENT TO MARK L. MORRIS AND L. RACHELLE MORRIS, RECORDED IN VOLUME 1226, PAGE 188 OF THE OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS (O.P.R.H.C.T.), SAID 12.037 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS DESCRIPTION.

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.

PROJECT NUMBER	23595_TR3
DATE	03-04-2022
DRAWN BY	AF
CHECKED BY	
FIELD CREW	JWV
REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	



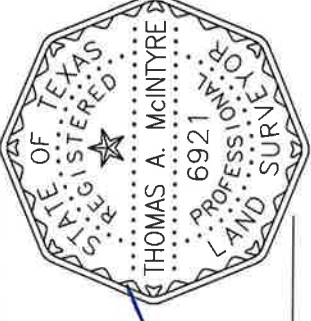
3032 N. FRAZIER STREET - CONROE, TX
77303 PH (936)756-7447 - FAX (936)756-7448
WWW.SURVEYINGTEXAS.COM
FIRM REGISTRATION NO. 100834-00

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48217C0425D HAVING AN EFFECTIVE DATE OF 12/20/2019.

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (TXC-4203), GRID MEASUREMENTS

PURCHASER: DRISCOLL HOLDINGS, LLC AND/OR ASSIGNS
ADDRESS: COUNTY RD 3137, HILLSBORO, TX, 76645
SURVEY: EPHRAIM GOSS, A - 346
AREA: 12.037 ACRES
COUNTY: HILL

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.



Thomas A. McIntyre

Registered Professional Land Surveyor No. 6921