

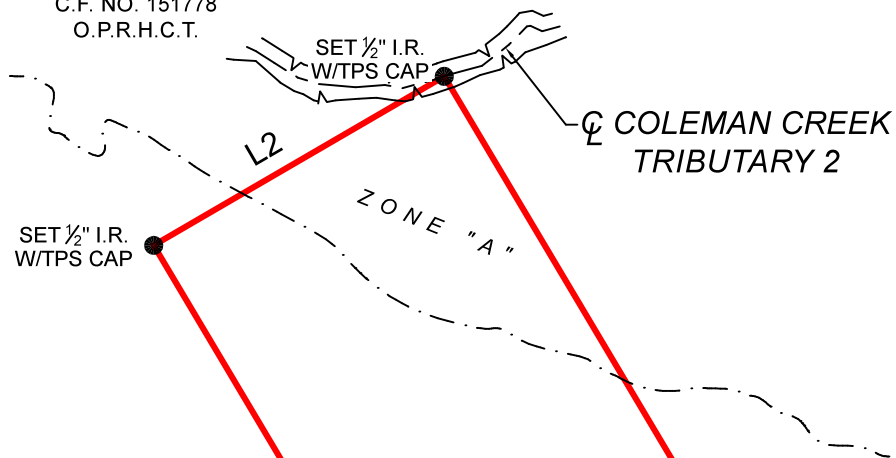
| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | S 58°41'18" W | 350.00' |
| L2 | N 59°48'08" E | 350.00' |
| L3 | S 58°41'18" W | 42.00' |

SYMBOL LEGEND

- - - - FEMA (APPROXIMATE LIMITS, SCALED PER FEMA)
- — — FLOWLINE
- OE— OVERHEAD ELECTRIC
- TOP OF BANK
- FOUND SURVEY MONUMENT
- POWER POLE (PP)
- SET SURVEY MONUMENT



REMAINDER
HAWTHORNE LAND, LLC.
CALLED 191.22 ACRES
C.F. NO. 151778
O.P.R.H.C.T.



ALBERT HENDRIX SURVEY
ABSTRACT NO. 412

REMAINDER
HAWTHORNE LAND, LLC.
CALLED 191.22 ACRES
C.F. NO. 151778
O.P.R.H.C.T.

TRACT 14
12.966 ACRES

PORTION OF
HAWTHORNE LAND, LLC.
CALLED 191.22 ACRES
C.F. NO. 151778
O.P.R.H.C.T.

REMAINDER
HAWTHORNE LAND, LLC.
CALLED 191.22 ACRES
C.F. NO. 151778
O.P.R.H.C.T.

POB

SET 1/2" I.R.
W/TPS CAP
N:6732676.23
E:2392004.35

SANDRA SUE BRACKIN, ET AL.
CALLED 411 ACRES
VOL. 1971, PG. 674
O.P.R.H.C.T.

COUNTY ROAD 4255
(GRAVEL)

JOHN K. McDONALD SURVEY
ABSTRACT NO. 628

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
FIRST AMERICAN TITLE GUARANTY COMPANY
G.F. NO. TA-23-4043E
EFFECTIVE DATE: SEPTEMBER 19, 2023

THE SUBJECT TRACT(S) AS SHOWN HEREON MAY BE SUBJECT TO THE
FOLLOWING ITEM LISTED IN SCHEDULE B, OF SAID TITLE COMMITMENT:

- 10b. EASEMENT PER VOL. 200, PG. 421, D.R.H.C.T. (MAY OR MAY NOT AFFECT)
- 10c. EASEMENT PER VOL. 282, PG. 102, D.R.H.C.T. (MAY OR MAY NOT AFFECT)
- 10d. EASEMENT PER VOL. 311, PG. 10, D.R.H.C.T. (MAY OR MAY NOT AFFECT)
- 10e. EASEMENT PER VOL. 346, PG. 394, D.R.H.C.T. (MAY OR MAY NOT AFFECT)
- 10f. EASEMENT PER VOL. 518, PG. 600, D.R.H.C.T. (MAY OR MAY NOT AFFECT)
- 10g. EASEMENT PER VOL. 1044, PG. 365, O.P.R.H.C.T. (MAY OR MAY NOT AFFECT)

BOUNDARY SURVEY

BEING A 12.966 ACRE TRACT OF LAND SITUATED IN THE ALEXANDER WELLS SURVEY, ABSTRACT NUMBER 988, AND IN THE ALBERT HENDRIX SURVEY, ABSTRACT NUMBER 412, HILL COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 191.22 ACRE TRACT DESCRIBED IN INSTRUMENT TO HAWTHORNE LAND, LLC., RECORDED UNDER CLERK'S FILE NUMBER 151778, OF THE OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS (O.P.R.H.C.T.), SAID 12.966 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 | 34634_TR 14 |
| DATE | 10/16/2023 |
| DRAWN BY | ADV |
| CHECKED BY | MMS / MJW |
| FIELD CREW | GG |
| REVISION 1 | — |
| REVISION 2 | — |
| REVISION 3 | — |
| REVISION 4 | — |

TEXAS PROFESSIONAL SURVEYING
3032 N. Frazier, Conroe, Texas 77303
Ph: 936.756.7447 Fax: 936.756.7448
www.surveyingtexas.com
Firm No. 10083400

A PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48217CO120D HAVING AN EFFECTIVE DATE OF 12/20/2019.

ALL COORDINATES, BEARINGS AND DISTANCES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983 (2011 ADJUSTMENT), NORTH CENTRAL ZONE (TXNC-4202), U.S. SURVEY FEET, AND ARE BASED ON GPS OBSERVATIONS MADE BY TEXAS PROFESSIONAL SURVEYING, LLC.

PURCHASER.....HAWTHORNE LAND LLC.
ADDRESS.....COUNTY ROAD 4255, ITASCA, TX, 76055
SURVEY.....ALBERT HENDRIX, A - 412
SUBJECT.....12.966 ACRES
COUNTY.....HILL

Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

