

Bearings based on the "12.00 acres"

SEE SEPARATE DESCRIPTION

NOTE: This tract is in Zone X per the FEMA

NFIP FIRM of Leon County, Texas Map No. 48289C00400C effective November 20, 2013.

NOTE: The following are blanket easements and are not described:
 V. 1562 P. 861; V. 1630 P. 19; V. 1645 P. 268
 Visible electric line and water meter are shown hereon.

LEGEND

- X — fence
- — OH electric

- 1 S.25°39'16" E. 163.82'
- 2 S.30°05'00" E. 198.75'
- 3 S.13°02'54" E. 102.53'
- 4 S.01°53'04" E. 92.45'
- 5 S.16°05'52" W. 174.55'

B. E. Hilliard
 "12.00 acres"
 V. 1095 P. 560

N 89°55'15" E 1275.89'

(11)

22.00 ACRES

Lonnie D. Izard, Sr.
 "21.28 acres"
 V. 1514 P. 495

F. WHITE SURVEY, A-930

Michael Heimer
 "15.23 acres"
 V. 728 P. 602

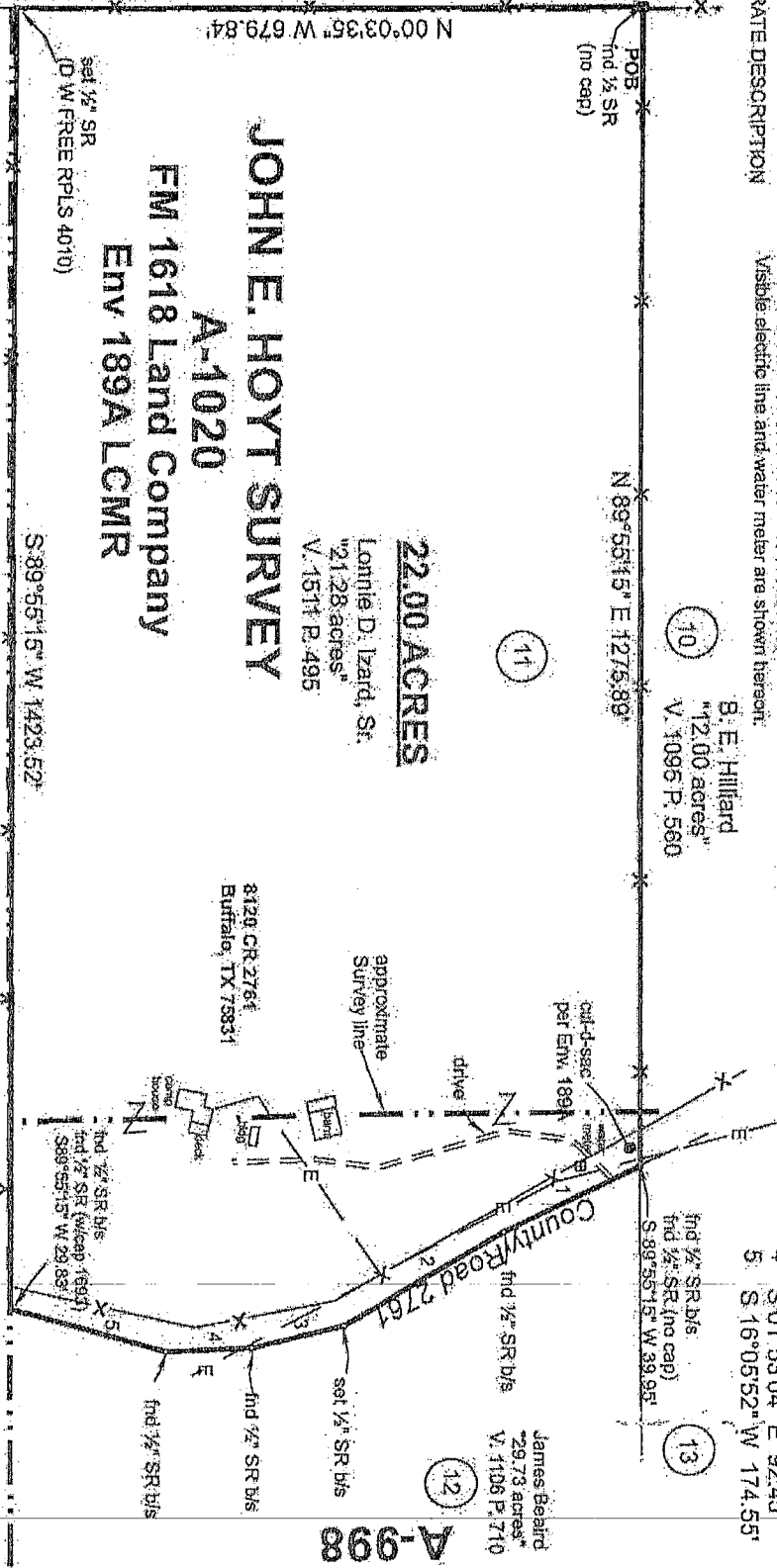
**JOHN E. HOYT SURVEY
 A-1020**
 FM 1618 Land Company
 Env 189A LCMR

Thomas Walkup
 "First Tr. - 291.4 acres"
 V. 290 P. 619

M. SMITH SURVEY, A-821

**SURVEY PLAT OF 22.00 ACRES IN THE
 JOHN E. HOYT SURVEY, A-1020
 FM 1618 LAND COMPANY
 LEON COUNTY, TEXAS**

SCALE: 1" = 200'
 MARCH 30, 2021
 REV: APRIL 6, 2021 to add easement information



**J. F. WILLIAMS SURVEY
 A-998**

James Beard
 "29.73 acres"
 V. 1106 P. 710

Dorothy Faye Long Beedlie
 "220 acres"
 V. 1723 P. 104

This survey substantially complies with the current Society of Professional Surveyors Manual of Practice requirements for a Category 1B, Conducing Standard Land Survey made without benefit of a title report.

David W. Reed
 DAVID W. REED
 No. 4010



John E. Hoyt
James Beard