

HAINES SURVEYING CO.

P. O. BOX 1031 GATESVILLE, TEXAS 76528
Cell 817-233-3846

FIELD NOTES FOR: Edward & Barbara Martin

Dated: December 19, 2023

All that certain 147.567 acres tract or parcel of land located in Coryell County, Texas out of the J. M. Baggett Survey Abstract No. 1310 and being a portion of Tract 5 (called 48.187 acres) and also part of Tract 6 (called 100.313 acres), conveyed to Barbara Lawrence Martin, by deed recorded in the Deed Records of Coryell County, Texas, Document No. 332906, same being more particularly described by metes and bounds as follows; to wit:

BEGINNING at the calculated northeast corner of said Martin Tract 6, on the occupied north line of said Baggett Survey A-1310 and the south line of the Waco Manufacturing Co. Survey Abstract No. 1109, same being in the west margin of County Road 136 and also being the easterly southeast corner of a 253.52 acres tract of land conveyed to Sonya Lynn Bonds Isbell, by deed recorded in the (D.R.C.C.T.), Document No. 318883. From which a 7 ½" dia. cedar fence corner post bears N72-03-56W 2.25'.

THENCE South 19 deg. 15 min. 00 sec. West along the fenced east line of said Martin Tract 6, same being the west margin of said CR. 136, a distance of 2916.95 feet (deed call S18-09-44W 2917.98') to a 2 ½" dia. pipe fence corner post for the occupied southeast corner of said Martin Tract 6, same being the occupied northeast corner of Tract 3, (called 89.199 acres), conveyed to Rhuben K. Weeks etux, by deed recorded in the (D.R.C.C.T.), Document No. 345715, Exhibit A.

THENCE North 68 deg. 55 min. 14 sec. West along the fenced or occupied south line of said Martin Tract 6, same being the fenced or occupied north line of said Weeks Tract 3, a distance of 775.56 feet (total deed call N69-28-47W 1545.57') to a 2 ½" dia. pipe fence corner post.

THENCE North 67 deg. 42 min. 27 sec. West along the fenced or occupied south line of said Martin Tract 6, same being the fenced or occupied north line of said Weeks Tract 3, a distance of 720.23 feet (total deed call N69-28-47W 1545.57') to a 3" dia. pipe fence corner post at the occupied southwest corner of said Martin Tract 6, the occupied northwest corner of said Weeks Tract 3 and also being in the occupied east line of Tract 2, (called 122.910 acres), conveyed to said Rhuben K. Weeks etux, by deed recorded in the (D.R.C.C.T.), Document No. 345715, Exhibit A.

THENCE North 19 deg. 08 min. 46 sec. East along the occupied or fenced west line of said Martin Tract 6 and the occupied east line of said Weeks Tract 2, a distance of 803.36 feet (Martin deed call N19-22-34E 802.05') (Weeks total call N19-22-35E 3305.04') to a 3 ½" dia. pipe fence corner post in the occupied west line of said Martin Tract 6, the occupied northeast corner of said Weeks Tract 2 and also being the occupied or fenced southeast corner of said Martin Tract 5.

THENCE North 65 deg. 11 min. 00 sec. West along the occupied or fenced northerly south line of Martin Tract 6 and the south line of said Martin Tract 5, same being the fenced or occupied north line of said Weeks Tract 2, a distance of 1628.95 feet (Martin Tract 6 deed call N65-57-31W 8.03', Martin Tract 5 call N65-57-31W 1592.07') (Weeks deed call N65-57-35W 1592.07') to a 3 ½" dia. pipe fence corner post at the occupied southwest corner of said Martin Tract 5, the occupied northwest corner of said Weeks Tract 2, the occupied east

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line of Tract 1 – 2nd Tract, (called 130.0 acres), conveyed to said Rhuben K. Weeks etux, by deed recorded in the (D.R.C.C.T.), Document No. 345715, Exhibit A, and also being in the occupied west line of said Baggett Survey and the east line of the H. T. & B. RR. Co. Survey Abstract No. 511.

THENCE North 19 deg. 59 min. 34 sec. East along the occupied or fenced west line of said Martin Tract 5 and said Baggett Survey, same being the occupied or east line of said Weeks Tract 1 – 2nd Tract and said H. T. & B. RR. Co. Survey, a distance of 1228.97 feet (Martin deed call N19-00-15E 1229.96') (Weeks total deed call N19-00E 3426.39') to a 3 ½" dia. pipe fence corner post at the occupied or fenced northwest corner of said Martin Tract 5 and also being the most westerly southwest corner of said Isbell 253.52 acres tract.

THENCE South 71 deg. 25 min. 17 sec. East along the fenced or occupied north line of said Martin Tract 5, same being the fenced or occupied westerly south line of said Isbell Tract, a distance of 1595.18 feet (Martin deed call S72-24-44E 1595.56') (Isbell deed call S71-00E 1583.33') to a 3/8" dia. iron pin found in the west line of said Martin Tract 6, the northeast corner of Martin Tract 5 and also being an ell corner in said Isbell Tract. From which a 3 ½" dia. pipe fence corner post bears N71-25-17W 3.69'.

THENCE North 19 deg. 10 min. 28 sec. East along the fenced or occupied west line of said Martin Tract 6, same being the lower east line of said Isbell Tract, a distance of 610.43 feet (Martin deed call N18-09-44E 610.78') (Isbell deed call N19-00E 611.11') to a 3 ½" dia. pipe fence corner post for the occupied or fenced northwest corner of said Martin Tract 6 on the occupied north line of said Baggett Survey A-1310, same being the south line of the J. M. Baggett Survey Abstract No. 1344 and also being an ell corner in said Isbell Tract.

THENCE South 72 deg. 03 min. 56 sec. East along the fenced or occupied north line of said Martin Tract 6 and said Baggett Survey A-1310, same being along the occupied or fenced easterly south line of said Isbell Tract and also being partially along the south line of said Baggett Survey A-1344 and partially along the south line of said Waco Manufacturing Co. Survey and in all a distance of 1507.31 feet (Martin deed call S73-03-04E 1507.15') (Isbell deed call S71-00E 1527.78') to the **PLACE OF BEGINNING and containing 147.567 acres of land.**

All iron pins set are 5/8" in diameter with orange plastic caps stamped RPLS 4327. All bearings shown are based on Geodetic (True) North and were derived from GPS observations made during this survey.

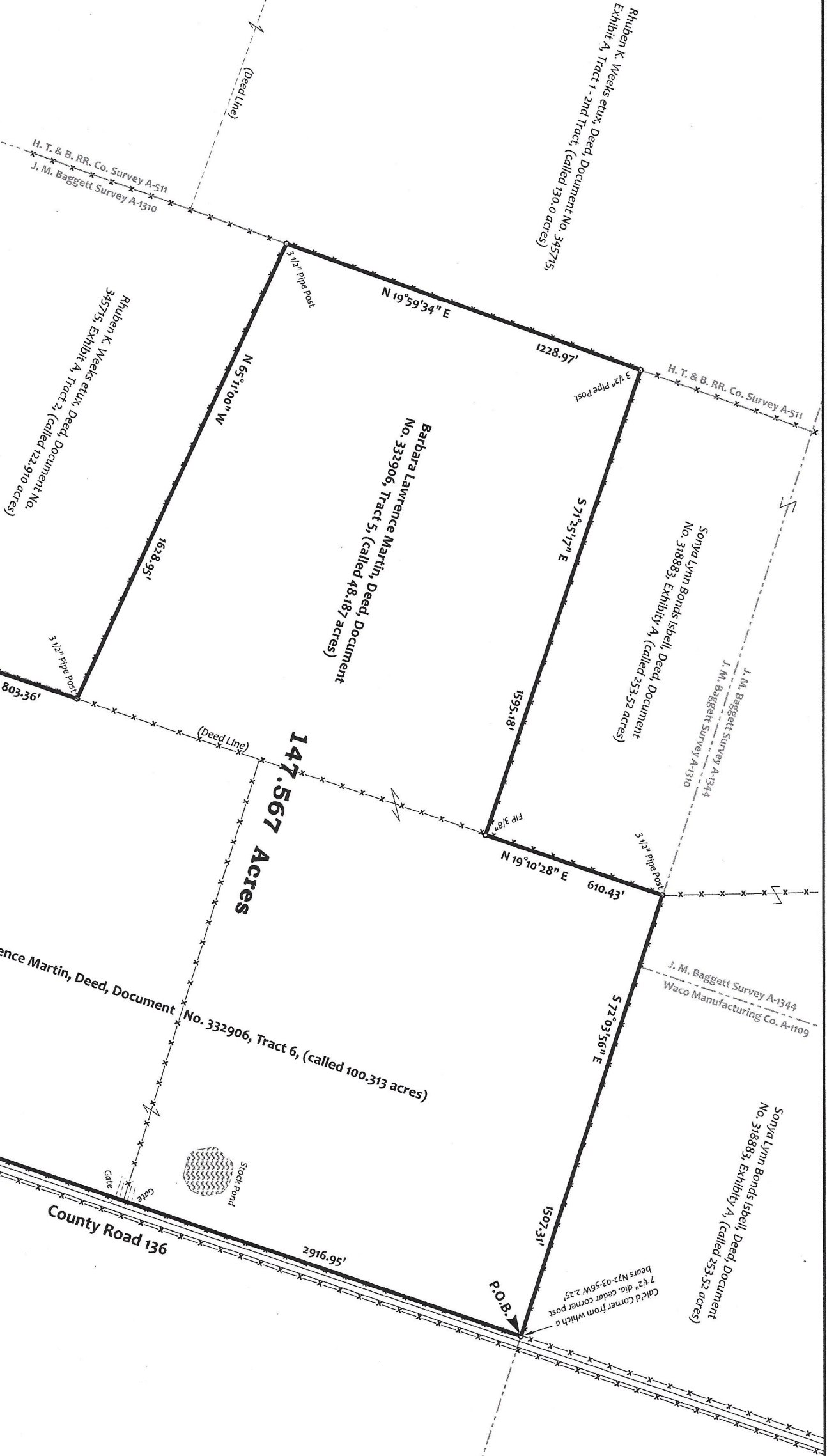
I, Mark A. Haines, Registered Professional Land Surveyor in and for the State of Texas, do hereby certify that the property legally described herein and on attached plat is a true, correct and accurate representation of the property legally described, there being no encroachments, conflicts or protrusions except as shown.

Surveyed on the ground October 11, 2023.

Mark A. Haines

Mark A. Haines, Registered Professional Land Surveyor No. 4327.





LEGEND

- SCIP Set 5/8" Dia. Capped Iron Pin RPLS 4327
 - FCIP Found Capped Iron Pin
 - FIP Found Iron Pin
 - CM Txdot Concrete Monument
 - X Fence Line
 - P Overhead Electric Line
 - PP Power Pole
 - P.O.B. Point Of Beginning
- All Bearings Are Based On Geodetic (True) North
And Were Derived From GPS Observations Made
During This Survey.

1 Inch = 400 Feet
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147.567 Acres

Barbara Lawrence Martin, Deed, Document No. 332906, Tract 6, (called 100.313 acres)

Barbara Lawrence Martin, Deed, Document No. 332906, Tract 5, (called 48.187 acres)

Rhuben K. Weeks et ux, Deed, Document No. 345715, Exhibit A, Tract 3, (called 122.910 acres)

Rhuben K. Weeks et ux, Deed, Document No. 345715, Exhibit A, Tract 1-2nd Tract, (called 130.0 acres)

Sonyia Lynn Bonds Isbell, Deed, Document No. 318883, Exhibit A, (called 353.52 acres)

Sonyia Lynn Bonds Isbell, Deed, Document No. 318883, Exhibit A, (called 353.52 acres)

Plat showing a 147.567 acres tract of land located in Coryell County, Texas out of the J. M. Baggett Survey Abstract No. 1310 and being part of Tract 5, (called 48.187 acres) and also a part of Tract 6, (called 100.313 acres), conveyed to Barbara Lawrence Martin, by deed recorded in the Deed Records of Coryell County, Texas, Document No. 332906.

Surveyed on the ground October 11, 2023.

Mark A. Haines, Registered Professional Land Surveyor No. 4327



First American Title Insurance Company
 CF No. C2391444
 Proposed Insured: Jimmie Cummings
 Schedule B
 10 (a) Right of Way Easement to Multit County Water Supply Inc. from Mrs. G. C. (Myrtle) Voss, recorded in Volume 463, Page 324 in the Deed Records of Coryell County, Texas does not affect the 147.467 acres tract surveyed by me and shown hereon.