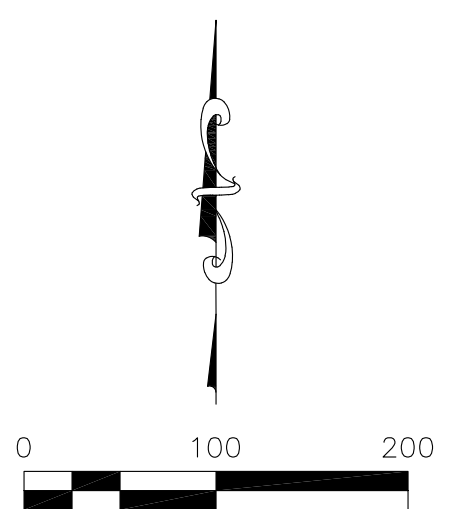


NOTES

- FENCES MEANDER.
- BEARINGS, DISTANCES AND AREAS IN PARENTHESIS ARE FROM RECORD INFORMATION.
- ACCORDING TO HORIZONTAL SCALING FROM THE CURRENT F.E.M.A. FLOOD INSURANCE RATE MAP NO. 48051C0450C, DATED JANUARY 6, 2011, THIS TRACT DOES NOT LIE WITHIN ZONE A OR ZONE AE.
- BEARING BASIS: GRID NORTH PER TEXAS STATE PLANE COORDINATE SYSTEM (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS. COORDINATES ARE GRID; HOWEVER, DISTANCES AND AREAS SHOWN HEREON ARE REPORTED AT SURFACE VALUES BASED ON THE SURFACE ADJUSTMENT FACTOR OF 1.00012000.
- THIS SURVEY WAS DONE IN CONJUNCTION WITH TITLE COMMITMENT G.F. NO. 250002, DATED DECEMBER 30, 2024 PROVIDED BY BURLESON COUNTY TITLE COMPANY. THIS SURVEYOR DID NOT RESEARCH THE DEED RECORDS FOR PREVIOUS CONFLICTS IN TITLE OR EASEMENT. THEREFORE, CERTAIN EASEMENTS MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON.
- ATTACHMENTS: METES AND BOUNDS DESCRIPTION 2349-001 11.04 ACRES(8)
- EASEMENTS SHOWN HEREON ARE APPROXIMATE AND IN SOME CASES SCALED PER OTHER RESOURCES.

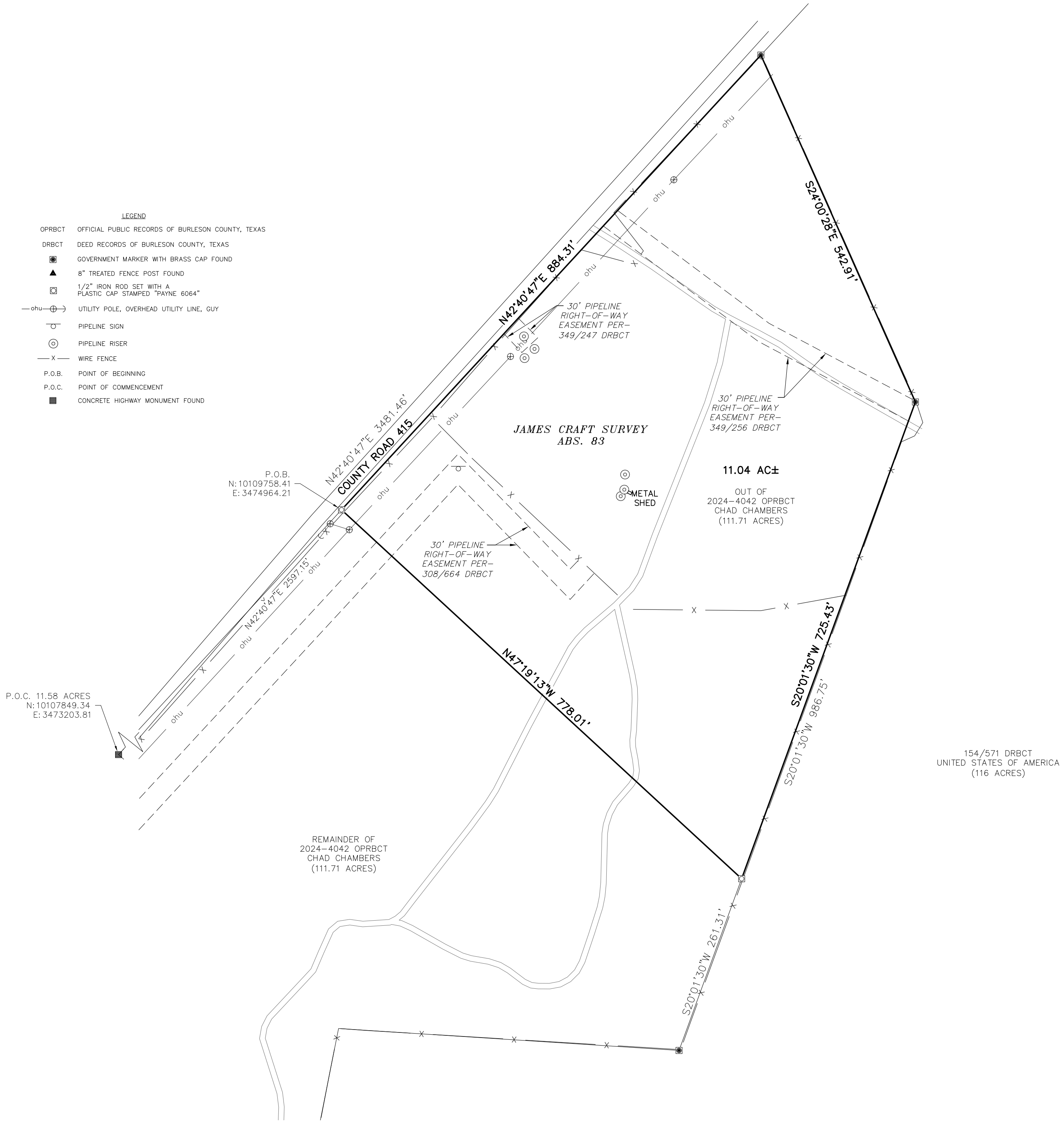
NOTES CORRESPONDING TO SCHEDULE B

- 10(g) 50' PIPELINE RIGHT-OF-WAY EASEMENT PER VOL. 289, PG. 726, DEED RECORDS OF BURLESON COUNTY, TEXAS. DOES NOT AFFECT SUBJECT TRACT.
- 10(k) 50' PIPELINE RIGHT-OF-WAY EASEMENT PER VOL. 299, PG. 87, DEED RECORDS OF BURLESON COUNTY, TEXAS. DOES NOT AFFECT SUBJECT TRACT.
- 10(i) 30' PIPELINE RIGHT-OF-WAY EASEMENT PER VOL. 308, PG. 664, DEED RECORDS OF BURLESON COUNTY, TEXAS. AFFECTS SUBJECT TRACT AND IS PLOTTED HEREON.
- 10(m) 30' PIPELINE RIGHT-OF-WAY EASEMENT PER VOL. 349, PG. 247, DEED RECORDS OF BURLESON COUNTY, TEXAS. AFFECTS SUBJECT TRACT AND IS PLOTTED HEREON.
- 10(n) 30' PIPELINE RIGHT-OF-WAY EASEMENT PER VOL. 349, PG. 256, DEED RECORDS OF BURLESON COUNTY, TEXAS. AFFECTS SUBJECT TRACT AND IS PLOTTED HEREON.



LEGEND

- OPRBCT OFFICIAL PUBLIC RECORDS OF BURLESON COUNTY, TEXAS
- DRBCT DEED RECORDS OF BURLESON COUNTY, TEXAS
- GOVERNMENT MARKER WITH BRASS CAP FOUND
- ▲ 8" TREATED FENCE POST FOUND
- ⊠ 1/2" IRON ROD SET WITH A PLASTIC CAP STAMPED "PAYNE 6064"
- ohu—⊕— UTILITY POLE, OVERHEAD UTILITY LINE, GUY
- PIPELINE SIGN
- ⊙ PIPELINE RISER
- x— WIRE FENCE
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- CONCRETE HIGHWAY MONUMENT FOUND



G.F. NO. 250002
 ADDRESS:
 TBD C.R. 415,
 SOMERVILLE, TEXAS
 JOB NUMBER: 2349-001
 CLIENT: JEREMY SWOPE
 DATE: 1/16/2025
 FIELD CREW: SG
 OFFICE: PP, LB



TO SCOTT FERGUSON AND BURLESON COUNTY TITLE COMPANY EXCLUSIVELY, AND FOR USE WITH THIS TRANSACTION ONLY:
 I HEREBY STATE TO THE BEST OF MY KNOWLEDGE: THAT THIS PLAT IS TRUE AND CORRECT ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND ON JANUARY 10, 2025; THAT ALL CORNERS ARE MONUMENTED AS SHOWN HEREON; AND THAT THERE ARE NO VISIBLE ENCROACHMENTS OR OVERLAPPING OF IMPROVEMENTS, EXCEPT AS SHOWN OR NOTED HEREON.

1/16/2025

PHILLIP C. PAYNE, R.P.L.S. NO. 6064
 FIRM NO. 10194453

11.04 ACRES,
 MORE OR LESS,
 IN THE
 JAMES CRAFT SURVEY,
 ABSTRACT 83,
 BURLESON COUNTY, TEXAS

