

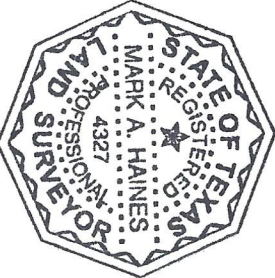
LEGEND

- SCIP Set 5/8" dia. capped iron pin RPLS 4327
- FCIP Found capped iron pin
- FIP Found iron pin
- Ctrn./Spin. Found cotton spindle
- 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 = 120 FEET

HAINES SURVEYING CO.
 P. O. BOX 1031
 GATESVILLE, TEXAS 76528
 817-233-3846



Plat showing boundaries and improvements on Tract 66, in the King Country Ranch Subdivision of the Damion Rodriguez Survey Abstract No. 858, recorded in Plat Cabinet A, Slide 219, Plat Records of Coryell County, Texas and being the same land conveyed to Jimmie Cummings, by deed recorded in the Deed Records of Coryell County, Texas Document No. 336076.

Surveyed on the ground November 24, 2021.

Mark A. Haines

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

HAINES SURVEYING CO.

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

FIELD NOTES FOR: Jimmie Cummings

Dated: November 28, 2021

All that certain 9.967 acres tract or parcel of land located in Coryell County, Texas out of the Damion Rodriguez Survey Abstract No. 858 and being Tract 66 (called 9.97 acres), in the King Country Ranch Subdivision, recorded in Plat Cabinet A, Slide 218, Plat Records of Coryell County, Texas and being the same tract of land conveyed to Jimmie Cummings, by deed recorded in the Deed Records of Coryell County, Texas, Document No. 336076, same being more particularly described by metes and bounds as follows; to wit:

BEGINNING at a 1/2" dia. capped iron pin "Maples" found for an ell corner in the center of King Ranch Road, same being the southwest corner of said Tract 66, the southeast corner of Tract 55 and also being in the north line of Tract 54 in said King Country Ranch Subdivision. From which a magnetic nail set in asphalt pavement for a right of way corner in said road, bears N59-33-24E 37.99'.

THENCE North 18 deg. 24 min. 25 sec. East along the center of said King Ranch Road (as platted), same being the west line of said Tract 66 and the east line of said Tract 55, a distance of 363.83 feet (plat call N19-00E 362.8') to a 5/8" dia. cotton spindle found in asphalt for the northwest corner of said Tract 66, the northeast corner of said Tract 55, the southeast corner of Tract 56 and the southwest corner of Tract 65.

THENCE South 71 deg. 38 min. 30 sec. East along the partially fenced north line of said Tract 66 and its projection, same being the south line of said Tract 65, at 25.00 feet pass a 5/8" dia. capped iron pin RPLS 4327, set in the east right of way of said road for a corner and line reference and in all a distance of 1098.86 feet (plat call S71-00E 1100.0') to a 1/2" dia. iron pin found at a fence corner for the northeast corner of said Tract 66, the southeast corner of said Tract 65, the southwest corner of Tract 72 and the northwest corner of Tract 73. From which a 3/8" dia. iron pin found at a fence corner for the northeast corner of Tract 65, bears N18-28-57E 399.35' (plat call N19-00E 400.0').

THENCE South 18 deg. 28 min. 57 sec. West along the fenced east line of said Tract 66 and the west line of said Tract 73, at 396.59 feet pass a 5/8" dia. capped iron pin RPLS 4327 set in the north right of way of King Country Road, for a corner and line reference and in all a distance of 426.60 feet (plat call S19-00W 426.6') to a magnetic nail set in asphalt on the center of said King Country Road, for the southeast corner of Tract 66, the southwest corner of said Tract 73, the northwest corner of Tract 92 and the northeast corner of Tract 93.

THENCE North 68 deg. 22 min. 13 sec. West along the center of said King Country Road and King Ranch Road (as platted), same being the south line of said Tract 66 and the north lines of said Tracts 93 & 54, a distance of 1100.03 feet (plat call N67-40W 1101.85') to the **PLACE OF BEGINNING and containing 9.967 acres of land. Of which 0.95 acres are within the right of way of said roads.**

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 and the tract or tracts of land described are shown to be in Zone X, according to FEMA Panel 480768 - 0400 - F, dated February 17, 2010.

Surveyed on the ground November 24, 2021.

Mark A. Haines

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

