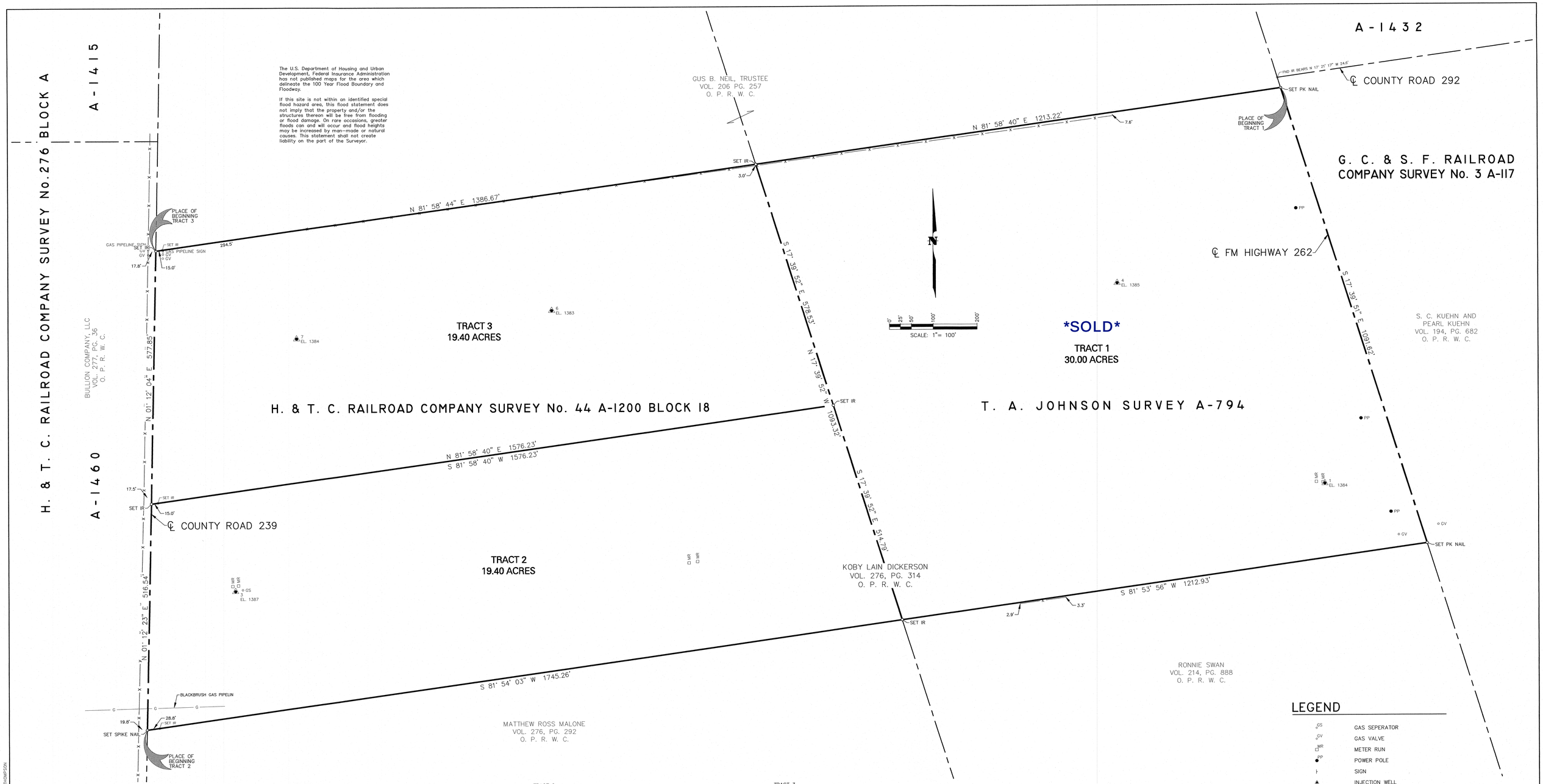

LEGEND

GS	GAS SEPERATOR
GV	GAS VALVE
MR	METER RUN
PP	POWER POLE
	SIGN
	INJECTION WELL
x	EXISTING FENCE
P	EXISTING PIPELINE
FND IR	PROPERTY CORNER (AS NOTED)

TRACT 1 FIELD NOTES

FIELD NOTES OF 30.00 ACRES OUT THE T. A. JOHNSON SURVEY, A–794, FOARD COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a pk nail set in the centerline of FM Highway 262, in the East line of said Johnson Survey, A–794, at the Southeast corner of a tract of land conveyed to Gus B. Neil, Trustee by deed recorded in Volume 206, Page 257, Official Public Records of Foard County and in the West line of a tract of land conveyed to S. C. Kuenh and Pearl Kuehn by deed recorded in Volume 194, Page 682, Official Public Records of Foard County, for the Northeast corner of this tract, from which an iron rod found at the intersection of the centerline of FM Highway 262 and the centerline of County Road 292 bears N 17° 21' 17" W 24.6 feet;

THENCE S 17° 39' 51" E, with the centerline of FM Highway 292 and the West line of said Kuehn tract, a distance of 1091.62 feet to a pk nail set at the Northeast corner of a tract of land conveyed to Ronnie Swan by deed recorded in Volume 214, Page 888, Official Public Records of Foard County, for the Southeast corner of this tract;

THENCE S 81° 53' 56" W, with the North line of said Swan tract, a distance of 1212.93 feet to an iron rod set in the West line of said Johnson Survey, A–794 at the Northwest corner of said Swan tract, the Northeast corner of a tract of land conveyed to Matthew Ross Malone by deed recorded in Volume 276, Page 292, Official Public Records of Foard County and at the Southeast corner of a herein described Tract 2, for the Southwest corner of this tract;

THENCE N 17° 39' 52" W, with the West line of said Johnson Survey, A–794 and the East line of said herein described Tract 2 at 514.79 pass an iron rod set at the Northeast corner of said herein described Tract 2 and the Southeast corner of a herein described Tract 3 at 1090.32 feet pass an East/West fence line and continuing on the same course a total distance of 1093.32 feet to an iron rod set in the South line of said Neil tract, for the Northwest corner of this tract;

THENCE N 81° 58' 40" E, with the South line of said Neil tract, a distance of 1213.22 feet to the PLACE of BEGINNING and containing 30.00 acres of land, of which 1.33 acres lies within the right–of–way of FM Highway 262.

TRACT 2 FIELD NOTES

FIELD NOTES OF 19.40 ACRES OUT OF THE H. & T. C. RAILROAD COMPANY SURVEY No. 44, A–1200, BLOCK 18, FOARD COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a spike nail set in the centerline of County Road 239, the West line of said Survey No. 44, A–1200, the East line of a tract of land conveyed to Bullion Company, LLC by deed recorded in Volume 277, Page 36, Official Public Records of Foard County and at the Northwest corner of a tract of land conveyed to Matthew Ross Malone by deed recorded in Volume 276, Page 292, Official Public Records of Foard County, for the Southwest corner of this tract;

THENCE N 01° 12' 23" E, with the centerline of County Road 239, the West line of said Survey No. 44, A–1200 and the East line of said Bullion Company, LLC tract, a distance of 516.54 feet to an iron rod set at the Southwest corner of a herein described Tract 3, for the Northwest corner of this tract;

THENCE N 81° 58' 40" E, with the South line of said herein described Tract 3, at 15.0 feet pass an iron rod set in the East line of County Road 239 and continuing on the same course a total distance of 1576.19 feet to an iron rod set in the East line of said Survey No. 44, A–1200, the West line of a herein described Tract 1 and at the Southeast corner of said herein described Tract 3, for the Northeast corner of this tract;

THENCE S 17° 39' 52" E, with the East line of said Survey No. 44, A–1200 and the West line of said herein described Tract 1, a distance of 514.79 feet to an iron rod set at the Northeast corner of said Malone tract and the Southwest corner of said herein describe Tract 1, for the Southeast corner of this tract;

THENCE S 81° 54' 03" W, with the North line of said Malone tract, at 1716.46 feet pass an iron rod set and continuing on the same course a total distance of 1745.26 feet to the PLACE of BEGINNING and containing 19.40 acres of land, of which 0.18 acre lies within the right–of–way of County Road 239.

TRACT 3 FIELD NOTES

FIELD NOTES OF 19.40 ACRES OUT OF THE H. & T. C. RAILROAD COMPANY SURVEY No. 44, A–1200, BLOCK 18, FOARD COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a spike nail set in the centerline of County Road 239, the West line of said Survey No. 44, A–1200, the East line of a tract of land conveyed to Bullion Company, LLC by deed recorded in Volume 277, Page 36, Official Public Records of Foard County and at the Southwest corner of a tract of land conveyed to Gus B. Neil, Trustee by deed recorded in Volume 206, Page 257, Official Public Records of Foard County, for the Northwest corner of this tract;

THENCE N 81° 58' 44" E, with the South line of said Neil tract at 15.0 feet pass an iron rod set in the East line of County Road 239, at 309.5 feet pass a 4" pipe fence corner and continuing on the same course a total distance of 1386.67 feet to an iron rod set in the East line of said Survey No. 44, A–1200 and at the Northwest corner of a herein described Tract 1, for the Northeast corner of this tract;

THENCE S 17° 39' 52" E, with the East line of said Survey No. 44, A–1200 and the West line of said herein described Tract 1, a distance of 578.53 feet to an iron rod set at the Northeast corner of a herein described Tract 2, for the Southeast corner of this tract;

THENCE S 81° 58' 40" W, with the North line of said herein described Tract 2, at 1561.23 feet pass an iron rod set in the East line of County Road 239 and continuing on the same course a total distance of 1576.23 feet to an iron rod set in the centerline of County Road 239, the West line of said Survey No. 44, A–1200, the East line of said Bullion Company, LLC tract and at the Northwest corner of said herein described Tract 2, for the Southwest corner of this tract;

THENCE N 01° 12' 04" E, with the centerline of County Road 239, the West line of said Survey No. 44, A–122 and the East line of said Bullion Company, LLC tract, a distance of 577.85 feet to the PLACE of BEGINNING and containing 19.40 acres of land, of which 0.20 acre lies within the right–of–way of County Road 239.

Text

Text

STATE OF TEXAS
REGISTERED
DEVIN G. SMITH
5849
PROFESSIONAL
LAND SURVEYOR

1/24/2020

DEVIN G. SMITH
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5849

BASIS OF BEARINGS ARE NAD 83 – TEXAS NORTH CENTRAL

BOUNDARY SURVEY

OF THREE TRACTS OUT OF THE T. A. JOHNSON SURVEY, A–794 AND THE H. & T. C. RAILROAD COMPANY SURVEY No. 44, A–1200 FOARD COUNTY, TEXAS

DRAWN	WAT
CHECKED	DGS
APPROVED	DGS

CORLETT, PROBST & BOYD, P.L.L.C.
ENGINEERS – SURVEYORS
4605 OLD JACKSBORO HIGHWAY
WICHITA FALLS, TEXAS 76302
PHONE (940)723–1455
FAX (940)397–0549
TBPE F–279
TBPLS–100541–00

SCALE: 1" = 100' | JANUARY, 2020 | SHEET 1 OF 1

S:\WALT\2022\21-135\21-135.DWG BOUNDARY P-1/14/2022 4:48 PM S-1/14/2022 4:48 PM WALTER THOMPSON