



TEXAS PROFESSIONAL SURVEYING, LLC.

3032 N. FRAZIER STREET, CONROE, TEXAS 77303
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FIRM REGISTRATION No. 100834-00

FIELD NOTE DESCRIPTION TRACT 7 11.600 ACRES IN THE I. & G.N. RR. CO. SURVEY, ABSTRACT NUMBER 661 POLK COUNTY, TEXAS

BEING a 11.600 acre tract of land situated in the I. & G.N. RR. Co. Survey, Abstract Number 661, Polk County, Texas, being a portion of that certain tract described as "Tract A15" in instrument to Raydient, LLC DBA Raydient Places & Properties, recorded in Volume 2311, Page 324 of the Official Public Records of Polk County, Texas (O.P.R.P.C.T.), said 11.600 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod with cap stamped "TPS 100834-00" set in the easterly right-of-way of Farm to Market Road 350 (100 feet wide), in the westerly line of said "Tract A15", for the northwesterly corner of the herein described 11.600 acre tract, from which a 1/2 inch iron rod with cap stamped "TPS 100834-00" found for the common westerly corner of said "Tract A15" and that certain called 26.000 acre tract described in instrument to Kane Carpenter, recorded in Volume 2271, Page 491, O.P.R.P.C.T., bears North 18°22'49" West, 380.46 feet, said **POINT OF BEGINNING** having a Texas State Plane Coordinate value of N: 10,310,417.02, E: 3,973,246.94, Central Zone, grid measurements;

THENCE severing, over and across said "Tract A15", the following three (3) courses and distances:

1. North 66°36'52" East, 1149.98 feet, to a 1/2 inch iron rod with cap stamped "TPS 100834-00" set for corner;
2. South 23°35'46" East, 439.99 feet, to a 1/2 inch iron rod with cap stamped "TPS 100834-00" set for corner;
3. South 66°40'41" West, 1150.25 feet, to a 1/2 inch iron rod with cap stamped "TPS 100834-00" set in the easterly right-of-way of said Farm to Market Road 350, in the westerly line of said "Tract A15", for the southwesterly corner of the herein described 11.600 acre tract;

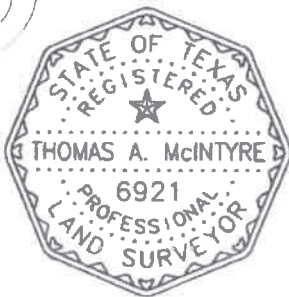
THENCE North 23°33'45" West, 438.71 feet, with the easterly right-of-way of said Farm to Market Road 350, the westerly line of said "Tract A15", to the **POINT OF BEGINNING** and containing a computed area of 11.600 acres of land within this Field Note Description.

This Field Note Description was prepared from a survey performed on the ground on August 19, 2024, by Texas Professional Surveying, LLC., Registered Professional Land Surveyors and referenced to Survey Drawing Project 27235.

All coordinates, bearings, distances, and areas shown hereon are grid measurements based on GPS observations and referenced to the North American Datum 1983 (NAD83), Texas State Plane Coordinate System, Central Zone, U.S. Survey Feet.

October 11, 2024

Date:



Thomas A. McIntyre
R.P.L.S. No. 6921

