

**BAKER
SURVEYING &
ENGINEERING**

102 Windsock
Marion, Texas 78124
Phone: 210-653-7270
FAX: 830-420-9213

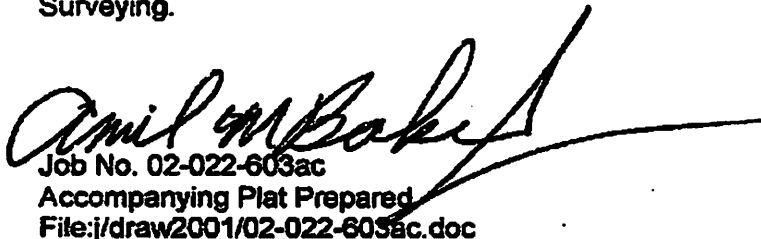
Field notes of a 0.603 of an acre tract of land situated in Blanco County, Texas out of the west $\frac{1}{2}$ of Subdivision 15 of the F. C. Gray Survey No. 20, being a part of that 5.364 acre tract conveyed to Howard Ray Koch and Beverly Elaine Porter-Koch and recorded in Volume 0281, Page 285 of the Official Public Records of Blanco County, Texas and being more particularly described by metes and bounds as follows: Note: All iron pins are $\frac{1}{2}$ " rebar with yellow plastic cap stamped "Baker Surveying".

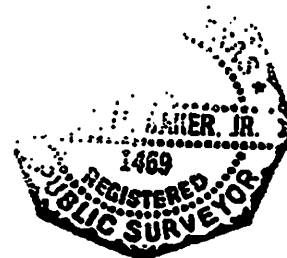
Beginning at an iron pin set in the west line of the Koch Tracts recorded in Volume 65, Page 31 of the Official Public Records of Blanco County, Texas and being at the intersection of the east line of U. S. 281 and the east line of Old Highway 66 for the south corner of this tract and the 5.364 acre tract.

Thence N $16^{\circ} 33' 58''$ E. 658.08 feet with the west line of this tract and the 5.364 acre tract, across Old Highway 66, to an iron pin set in the west line of Old Highway 66 for the northwest corner of this tract.

Thence S $69^{\circ} 18' 51''$ E. 76.49 feet across old Highway 66 and the 5.364 acre tract to an iron pin with Sultermier Surveying plastic cap found in the west line of the Koch Tracts, and the east line of Old Highway 66 and the 5.364 acre tract for the northeast corner of this tract.

Thence in a southerly direction with the east line of this tract, the 5.364 acre and Old Highway 66 and the west line of the Koch Tracts as follows:
S $20^{\circ} 41' 09''$ W. 85.80 to an iron pin found at the beginning of a curve to the right. Southerly with the arc of said curve to the right having a radius of 2914.90 feet and a central angle of $05^{\circ} 06' 58''$, a distance of 260.28 feet to an iron pin set at the end of said curve. Chord Bears: S $23^{\circ} 14' 04''$ W. 260.18 feet.
S $25^{\circ} 47' 36''$ W. 176.40 feet to an iron pin found at the beginning of a curve to the left. Southerly with the arc of said curve to the left having a radius of 904.61 feet and a central angle of $08^{\circ} 30' 54''$, a distance of 134.56 feet to the end of said curve, Chord bears: S $21^{\circ} 31' 17''$ W. 134.43 feet to the place of beginning and containing 0.603 of an acre of land according to a survey on the ground in October of 2003 by Baker Surveying.


Job No. 02-022-603ac
Accompanying Plat Prepared
File:j/draw2001/02-022-603ac.doc



NOTES:

- 1) ALL SET IRON PINS ARE 1/2" DIAMETER REBAR WITH A YELLOW PLASTIC CAP STAMPED "BAKER SURVEYING", EXCEPT AS NOTED;
- 2) BASIS OF BEARING IS THE EAST LINE OF U.S. 281.
- 3) NO CURRENT TITLE OPINION OF COMMITMENT FOR TITLE INSURANCE WAS FURNISHED AT THE TIME OF SURVEY; THEREFORE, NO CERTIFICATION IS MADE THAT ALL EASEMENTS AND DEDICATIONS OR OTHER ENCUMBRANCES ARE SHOWN ON THIS SURVEY.
- 4) CORRESPONDING METES AND BOUNDS DESCRIPTION PREPARED.

C1

D=05° 08' 58"

R=2914.90

L=260.28

CHORD=S 23° 14' 04"W 260.18'

C2

D=08° 50' 34"

R=904.61

L=134.58

CHORD= S21°31' 17" W 134.43'

SCALE 1"=100'

KOCH TRACTS
VOLUME 65, PAGE 31

4.791 AC
REMAINDER OF 5.884 ACRES
OLD HIGHWAY 66

N16°33'58"E
561.68'

FND 1/2" IP

SULTEMIER SURVEYING

S20°41'02"W 85.80'

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

0.603 AC

N16°33'58"E

**U.S. 281
(120' R/W)**

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

658.08'

N16°33'58"E

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

FND 1/2" IP

SULTEMIER SURVEYING

L=223.76'

R=2914.90

C1

176.48'

S25°47'35"W

F

Any provisions here-in which restrict the sale, rental or use of the described property because of color or race is illegal and unenforceable under Federal law
STATE OF TEXAS
COUNTY OF BLANCO
I hereby certify that this instrument was FILED in File Number Sequence on the date and the time stamped hereon by me and was duly RECORDED in Official Public records of Real Property of Blanco County, Texas on

JAN 14 2005



Karen Newman
COUNTY CLERK
BLANCO COUNTY, TEXAS

Seller *Richard M. Kim*

Seller *Vickie Cook*

Buyer _____

Buyer _____



A DESCRIPTION OF A 72.36 ACRE TRACT OF LAND OUT OF THE F. C. GRAY SURVEY NO. 20, ABSTRACT NO. 221, SITUATED IN BLANCO COUNTY, TEXAS; BEING PART OF THAT CERTAIN 144.8 ACRE (DEED/CALLED ACREAGE) TRACT OF LAND DESCRIBED IN VOLUME 72, PAGE 430 ET SEQ. OF THE DEED RECORDS OF SAID COUNTY; SAID 72.36 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a 3/8 inch diameter iron rod set on the east R.O.W. (Right-of-way) line of old Highway No. 66 at the southwest corner of the said 144.8 acre tract, being at the northwest corner of that certain 180.2 acre (Deed/called acreage) tract described in Volume 106, Page 490 et seq. of the said Deed Records, for the southwest corner hereof;

THENCE with the said east R.O.W. line of old Highway No. 66 and west line of the said 144.8 acre tract, the following seven (7) courses:

1. N 11° 18' 43" E, a distance of 388.60 feet to a concrete R.O.W. monument found at the beginning of a curve to the left,
2. A distance of 255.46 feet along the arc of said curve having a central angle of 14° 33' 29", a radius of 1005.40 feet and a chord bearing of N 04° 09' 05" E, a distance of 254.77 feet to a concrete R.O.W. monument found at the end of said curve,
3. N 03° 17' 10" W, a distance of 301.66 feet to a 3/8 inch diameter iron rod set at the beginning of a curve to the right,
4. A distance of 456.11 feet along the arc of said curve having a central angle of 28° 51' 49", a radius of 905.40 feet and a chord bearing of N 11° 06' 37" W, a distance of 451.30 feet to a 1/2 inch iron rod found at the end of said curve,
5. N 25° 45' 23" E, a distance of 176.43 feet to a 1/2 inch iron rod found at the beginning of a curve to the left,
6. A distance of 260.69 feet along the arc of said curve to the left having a central angle of 05° 07' 27", a radius of 2914.90 feet and a chord bearing of N 23° 16' 50" E, a distance of 260.60 feet to a 3/8 inch diameter iron rod set at the end of said curve, and
7. N 20° 38' 13" E, a distance of 85.80 feet to a 3/8 inch iron rod set for the westerly southwest corner of a 72.16 acre Tract "A" this day surveyed and the northwest corner hereof;

THENCE departing from said east R.O.W. line and passing over and across the said 144.8 acre tract with the following three (3) courses:

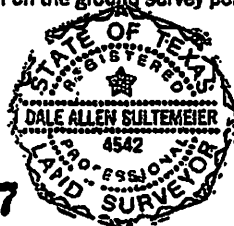
1. S 69° 21' 47" E, a distance of 100.00 feet to a 3/8 inch iron rod set,
2. S 09° 55' 20" E, a distance of 176.00 feet to a 3/8 inch iron rod set, and
3. S 90° 00' 00" E (BASE BEARING FOR DIRECTIONAL CONTROL), a distance of 1502.71 feet to a 3/8 inch iron rod set on the east line of the said 144.8 acre tract, being on the west line of that certain tract described in Volume 100, Page 352 et seq. of the said Deed Records, for the southeast corner of said Tract "A" and the northeast corner hereof;

THENCE with the said east line of the 144.8 acre tract, and generally along a meandering fence line, S 00° 46' 14" E, a distance of 1624.79 feet to a 3/8 inch iron rod found at the southeast corner thereof, being at the northeast corner of that certain 180.2 acre (Deed/called acreage) tract described in Volume 106, Page 490 et seq. of the said Deed Records, for the southeast corner hereof;

THENCE with the south line of the said 144.8 acre tract, S 89° 18' 22" E, a distance of 2022.87 feet along a fence line to the POINT OF BEGINNING, containing 72.36 acres of land, more or less.

I, Dale Allen Sultemeier, a Registered Professional Land Surveyor, do hereby certify that this description and accompanying plat were prepared from an on the ground survey performed under my direction and supervision.

SULTEMEIER SURVEYING
304 East Main
Johnson City, Texas 78636
(830) 888-7308




Dale Allen Sultemeier
Registered Professional
Land Surveyor
No. 4542 - State of Texas

VOL 0285 PAGE 457

Any provision herein which restricts the sale, rental or use of the described property because of color of race is illegal and unenforceable under Federal Law
STATE OF TEXAS
COUNTY OF BLANCO
I hereby certify that this instrument was FILED in File Number Sequence on the date and the 1966 Affidavit filed by me and was duly RECORDED in Official Public Records of Real Property of Blanco County, Texas on

SEP 30 2003



Robin Neumann
COUNTY CLERK
BLANCO COUNTY, TEXAS

Seller *Richard M. K*

Seller *Vickie Koch*

Buyer _____

Buyer _____