

STEPHENS COUNTY, TEXAS

**TRACT 1:** Survey of a 638.75 acres of land out of and part of Section 35, Block 7, T. & P. RR. Co. Survey, Abstract No. 234, Stephens County, Texas, and 638.75 acres being out of and part of the remaining portion of that tract of land described in a deed to Vera Mae Clark recorded in Vol. 1269, Pg. 85, Official Public Records, Stephens County, Texas, being further described by metes and bounds and attached hereto for reference.

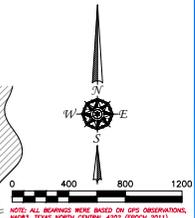
**TRACT 2:** Survey of a 638.75 acres of land out of and part of Section 35, Block 7, T. & P. RR. Co. Survey, Abstract No. 234, and out of and part of the William A. Parker Survey, Abstract No. 1829, of Section 40, of said Block 7, Stephens County, Texas, and 638.75 acres being out of and part of the remaining portion of that tract of land described in a deed to Vera Mae Clark recorded in Vol. 1269, Pg. 85, Official Public Records, Stephens County, Texas, being further described by metes and bounds and attached hereto for reference.

**BAYLAND ORPHAN HOME SURVEY,**  
ABSTRACT NO. 1140  
JOY A. ROBERTS, TRUSTEE  
VOL. 814, PG. 478 OPRRECT  
(TRACT NO. 4)

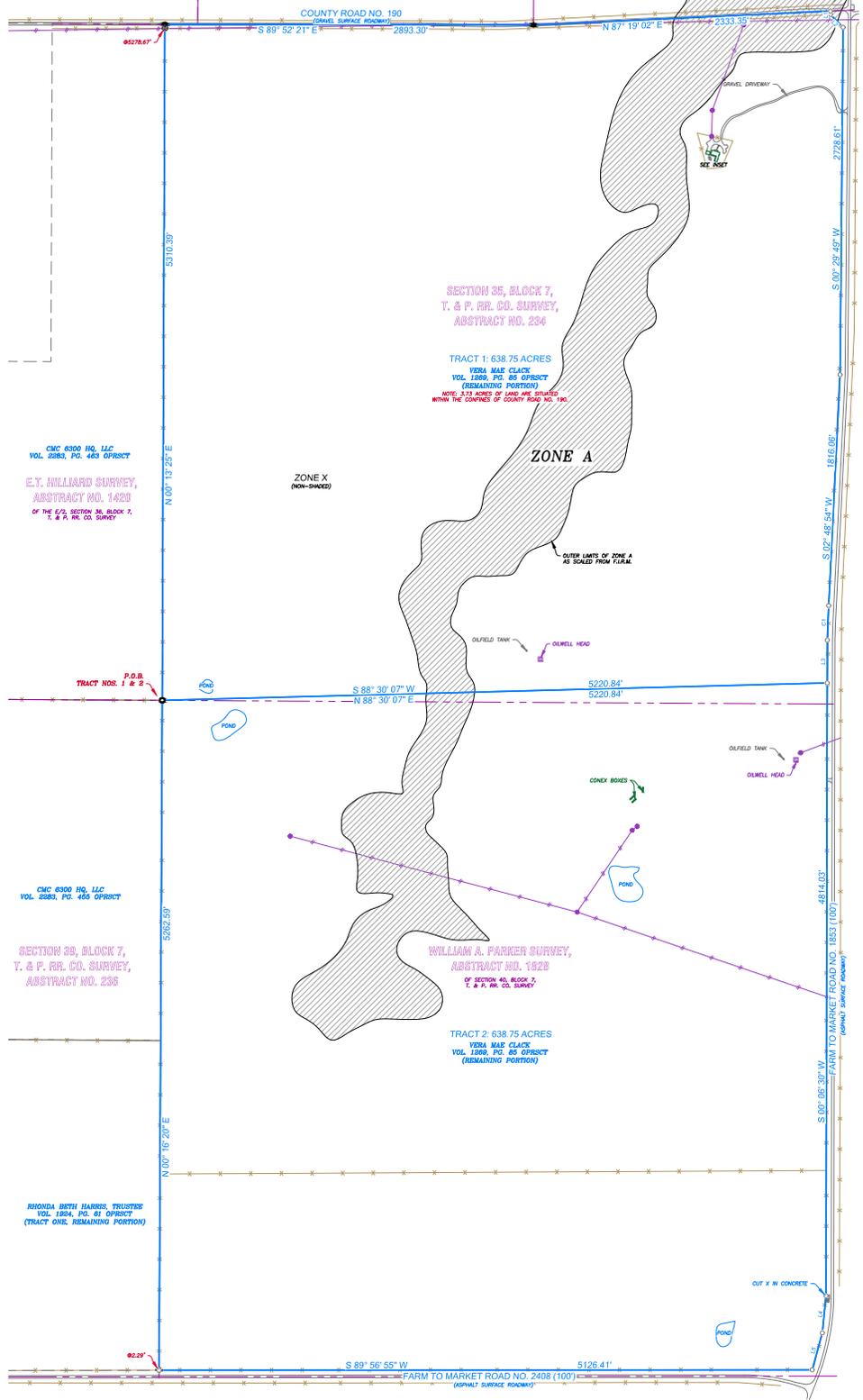
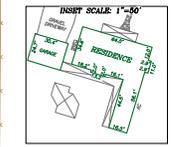
**W.T. THOMASON SURVEY,**  
ABSTRACT NO. 2405  
OF THE S/4, SECTION 37,  
BAYLAND ORPHAN HOME SURVEY

**TERRY HYLES ET. UX,**  
VOL. 3006, PG. 236 OPRRECT

**D.M. BARTLEY SURVEY,**  
ABSTRACT NO. 2283  
OF THE S/4, SECTION 36,  
BAYLAND ORPHAN HOME SURVEY



NOTE: ALL BEARINGS WERE BASED ON GPS OBSERVATIONS. ANGLES NORTH CORNER, 4303 (PROJ. 011).



**CMC 6300 HQ, LLC**  
VOL. 2283, PG. 463 OPRRECT

**E.T. HILLIARD SURVEY,**  
ABSTRACT NO. 1420  
OF THE E/2, SECTION 36, BLOCK 7,  
T. & P. RR. CO. SURVEY

**CMC 6300 HQ, LLC**  
VOL. 2283, PG. 458 OPRRECT

**SECTION 38, BLOCK 7,  
T. & P. RR. CO. SURVEY,**  
ABSTRACT NO. 236

**RHONDA BETH HARRIS, TRUSTEE**  
VOL. 1384, PG. 81 OPRRECT  
(TRACT ONE, REMAINING PORTION)

**SECTION 35, BLOCK 7,  
T. & P. RR. CO. SURVEY,**  
ABSTRACT NO. 234

**TRACT 1: 638.75 ACRES**  
VERA MAE CLARK  
VOL. 1269, PG. 85 OPRRECT  
(REMAINING PORTION)

NOTE: 1.75 ACRES OF LAND ARE SHOWN WITHIN THE CONFINES OF COUNTY ROAD NO. 190.

**ZONE X**  
(NON-SHADOWED)

**ZONE A**

**WILLIAM A. PARKER SURVEY,**  
ABSTRACT NO. 1829  
OF SECTION 40, BLOCK 7,  
T. & P. RR. CO. SURVEY

**TRACT 2: 638.75 ACRES**  
VERA MAE CLARK  
VOL. 1269, PG. 85 OPRRECT  
(REMAINING PORTION)

**LEGEND**

- SET 1/4" IRON ROD
- STANDARD 1/4" GALV UNLESS OTHERWISE NOTED HEREON
- SET COTTON ON SPRING
- FOUND STONE MONUMENT
- FOUND 4" PIPE POST
- FOUND 6" PIPE POST
- FOUND 8" PIPE POST
- FOUND 10" PIPE POST
- FOUND 12" PIPE POST
- FOUND 14" PIPE POST
- FOUND 16" PIPE POST
- FOUND 18" PIPE POST
- FOUND 20" PIPE POST
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- FOUND 636" PIPE POST
- FOUND 638" PIPE POST
- FOUND 640" PIPE POST
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- FOUND 644" PIPE POST
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- FOUND 666" PIPE POST
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- FOUND 698" PIPE POST
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- FOUND 898" PIPE POST
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- FOUND 902" PIPE POST
- FOUND 904" PIPE POST
- FOUND 906" PIPE POST
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- FOUND 1000" PIPE POST

NOTE: A limited title search on this property has been done to determine contiguous property owners but an in depth search to determine encumbrances has not been done at this time. Encumbrances that might affect this property can be added to this sketch if and when an in depth search is done.

Notes: According to the Flood Insurance Rate Map for Stephens County, Texas, Unincorporated Area, Community Panel No. 46194-0105-C and Map No. 46190-0105-C, dated January 2nd, 1991, the shaded portion of this property is in Zone A, which is defined as a Special Flood Hazard Area bounded by 100 year flood, the remaining unshaded portion of this property is in Zone X (non-shaded), which is defined as an area determined to be outside 500 year floodplain.



L. Barry Dan Arnold, State P.L.S. No. 6274, do hereby certify that this sketch accurately represents as of the ground survey done under my supervision and direction, in all ways to the best of my knowledge and belief, the true and correct location of the land described herein. There are no visible encumbrances, easements or attachments noted on this sketch.

10-31-2025



OFFICIAL RECORDS - PUBLIC RECORDS - PUBLIC RECORDS - PUBLIC RECORDS  
STEPHENS COUNTY, TEXAS  
DATE: 10/31/2025  
JOB NO: 2025-131