

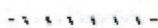
# LEGEND

These standard symbols will be found in the drawing.

- 3/8" IRON ROD FOUND
- ◆ CORNER POST
- ⊕ GAS METER
- 1/2" IRON ROD FOUND
- ⊕ TELEPHONE BOX
- ⊕ UTILITY POLE



CONCRETE



WOOD FENCE



A/C UNIT



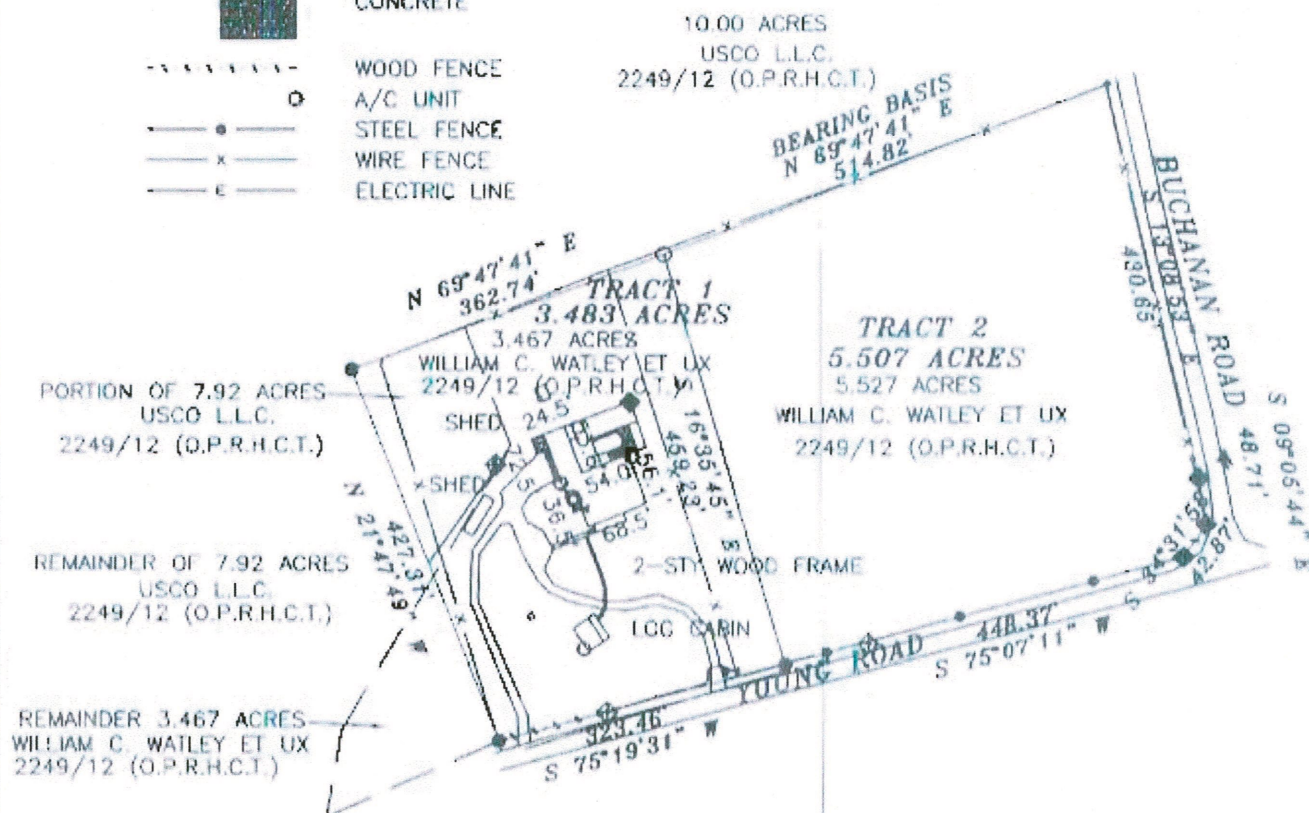
STEEL FENCE



WIRE FENCE



ELECTRIC LINE



## NOTES:

- 1) THE BEARINGS SHOWN HEREON ARE BASED THE RECORDED PLAT.
- 2) ALL ADJOINER DEED INFORMATION MAY NOT REPRESENT CURRENT OWNER OR OWNERS.
- 3) SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTED COVENANT, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- 4) FLOOD ZONE DETERMINED BY GRAPHIC PLOTTING ONLY. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.
- 5) THE UTILITIES SHOWN HEREON WERE LOCATED ON THE GROUND AT THE TIME OF THE SURVEY. ALL UTILITIES MAY NOT BE SHOWN.
- 6) ALL CORNER PROPERTY MARKERS ARE FOUND AT THE TIME OF THIS SURVEY UNLESS OTHERWISE NOTED HEREON.

## LEGAL DESCRIPTION

FIELD NOTES ATTACHED HERETO:

## RECORDATION:

2249/12 (O.P.R.H.C.T.)

## COUNTY:

HARRISON

## STATE:

TEXAS

## SURVEY: WILLIAM C. CRAWFORD

A-146

## LENDER:

## TITLE CO.:

## OWNER:

BOBBY MANNING

## ADDRESS:

516 YOUNG ROAD HALLSVILLE, TEXAS 75670

## GR NO.:

This lot DOES NOT lie in the 100

year flood plain, and is in

NON-HAZARD as located by

Federal Insurance Administration designated

Flood Hazard Area by Community Panel No.

4808470010

dated

11/07/1989

## JOB NO.

3066

## FIELD WORK

9/18/08M

## DRAFTED BY

9/18/08M

## CHECKED BY

32°31'01"

## ISSUED BY

94°34'11"

## REVISIONS



Mark V. Matthews, R.P.L.S. 5483

TO LEND HOLDERS OR OWNER AND TO LAND TITLE GUARANTY COMPANY LISTED ABOVE: THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS MADE THE 18TH DAY OF SEPTEMBER 2008 ON THE GROUND OF THE PROPERTY LEGALLY SHOWN HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS, OR SHORTAGES IN AREA AND BOUNDARY LINES, OR ANY VISIBLE ENCROACHMENTS OR ANY APPARENT EASEMENTS OR RIGHTS-OF-WAY, EXCEPT AS SHOWN HEREON; SAID PROPERTY HAS ACCESS TO & FROM A DEDICATED ROADWAY AS SHOWN.



# MSM

Surveying & Mapping

LONGVIEW, TEXAS

PH: 903 663-7663

FAX: 903 297-3881

www.msmsurveying.com

This is not a valid survey plot unless embossed and signed by the undersigned.





MSM MATTHEWS SURVEYING AND MAPPING  
LONGVIEW, TEXAS Ph: (903) 663-7663  
Fax: (903) 297-3881



METES AND BOUNDS DESCRIPTION OF

A 3.483-ACRE LOT, TRACT OR PARCEL OF LAND SITUATED IN THE WILLIAM C. CRAWFORD SURVEY, ABSTRACT NO. 146 HARRISON COUNTY, TEXAS, AND BEING PART OF THAT CERTAIN 7.92-ACRE TRACT OF LAND CONVEYED TO USCO LLC., AND RECORDED IN VOLUME 2249, PAGE 12, OF THE OFFICIAL PUBLIC RECORDS, HARRISON COUNTY, TEXAS, SAME BEING PART THAT CERTAIN 3.487-ACRE TRACT OF LAND CONVEYED TO USCO LLC., AND RECORDED IN VOLUME 2249, PAGE 12, OF THE OFFICIAL PUBLIC RECORDS, HARRISON COUNTY, TEXAS, SAID 3.483-ACRES BEING MORE FULLY DESCRIBED AS FOLLOWS:

NOTE: the north line of the herein described tract of land was used for the bearing basis herein.

**BEGINNING** at a 1/2-inch iron rod found in the north right-of-way line of Young Road, the southwest corner of a 5.527-acre tract of land conveyed to USCO LLC, in Volume 2249 Page 12 of said Records and the southeast corner of said 3.483-acre tract;

**THENCE** S 75°19'31" W north right-of-way line of Young Road a distance of 323.46 feet to 1/2-inch iron rod found for the southwest corner hereof;

**THENCE** N 21°47'49" W over and across said 7.92-acre tract and said 3.487-acre tract a distance of 427.31 feet to a 3/8-inch iron rod found in the north line of said 7.92-acre tract and the northwest corner hereof;

**THENCE** N 69°47'41" E with the north line of said 7.92-acre tract and said 3.487-acre tract a distance of 362.74 feet to a 1/2-inch iron rod set for northwest corner of said 5.527-acre tract and the northeast corner hereof;

**THENCE** S 16°35'45" E with the common line of said 3.487-acre tract and said 5.527-acre tract a distance of 459.23 feet to the **POINT OF BEGINNING**, having an area of 3.483 acres.

SEE SURVEY PLAT ATTACHED HERETO AND MADE PART OF.

SURVEYOR'S CERTIFICATION

I, MARK V. MATTHEWS, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY STATE THAT THIS DESCRIPTION IS BASED UPON AN ACTUAL SURVEY MADE ON THE 18TH DAY OF SEPTEMBER, 2008 ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREIN

MARK V. MATTHEWS, R.P.L.S.  
NO. 5483 STATE OF TEXAS

