

FIELDNOTE DESCRIPTION

6.018 Acre Tract
William Wisener Survey, A-890
Cherokee County, Texas
Job No. 428962, Map No. C-8962BNDRY-A, July 29, 2022

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FIELDNOTES to all that certain tract or parcel of land being 6.018 acres, located in the William Wisener Survey, A-890 in Cherokee County, Texas, and being all of the called 6.015 acres tract described in a Warranty Deed from Valerie L. Louviere to Amanda Lynn Lane Buck and Gregory Allen Stahlman, dated March 22, 2021 and recorded in Volume 2606, Page 107 of the Official Records of Cherokee County, Texas (ORCCT). Said 6.018 acre tract being more particularly described as follows:

BEGINNING at a 1/2-inch iron rod with cap (Berry 4825) found in the north margin of County Road 4319 for the southeast corner of said called 6.015 acre tract, same being the southwest corner of the residue of a called 18 acre tract referenced as Tract One in a Special Warranty Deed from Timothy Barton Stafford and Douglas Brent Stafford to Joyce Nell Stafford, dated April 16, 2018 and recorded in Volume 2430, Page 664 ORCCT (said called 18 acre tract being described in Volume 760, Page 365 of the Deed Records of Cherokee County, Texas (DRCCT)), from which a 6-inch fence corner post bears North 75°50' East a distance of 3.6 feet;

THENCE South 87°58'35" West a distance of **376.77 feet** along said north margin of County Road 4319 to a 1/2-inch iron rod with cap (Berry 4825) found for the southwest corner of said called 6.015 acre tract, same being located in the east line of a called 19.84 acre tract described in a Warranty Deed from Albert William Traweck and Carole Ann Traweck to Allen B. Bourque and Sheri L. Bourque, dated October 20, 2015 and recorded in Volume 2296, Page 788 ORCCT, from which a X-Tie fence corner bears South 05°44' West a distance of 6.9 feet;

THENCE North 02°18'44" West a distance of **692.43 feet** along the common line of said called 6.015 acre tract and said called 19.84 acre tract to a 1/2-inch iron rod with cap (Illegible) found at a T-Post for the northwest corner of said called 6.015 acre tract, same being the southwest corner of the residue of a called 15 acre tract referenced in a Special Warranty Deed from Verna H. Whitaker to Clifford Darrell Whitaker, dated January 19, 2000 and recorded in Volume 1449, Page 128 ORCCT (said called 15 acre tract being described in Volume 670, Page 612 DRCCT);

THENCE North 87°57'09" East a distance of **380.33 feet** along the common line of said called 6.015 acre tract and said residue of called 15 acre tract to a 1/2-inch iron rod with cap (Berry 4825) found for the northeast corner of said called 6.015 acre tract, same being the southeast corner of said residue of called 15 acre tract, same being located in the west line of a called 2.190 acre tract described in a Warranty Deed With Vendor's Lien from Wesley Beard to Dorian Clayborn and Cristina Clayborn, dated November 9, 2010 and recorded in Volume 2043, Page 606 ORCCT;

THENCE South 02°01'02" East along the east line of said called 6.015 acre tract, the west line of said called 2.190 acre tract and the west line of said residue of called 15 acre tract, at a distance of 238.23 feet pass a 3/8-inch iron rod found for the southwest corner of said called 2.190 acre tract and the northwest corner of said residue of called 15 acre tract, and continuing a **total distance of 692.57 feet** to the **POINT OF BEGINNING** and containing 6.018 acres.

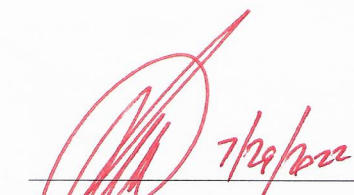
Basis of Bearings is referenced to the Texas State Plane Coordinate System, Texas Central Zone (4203) NAD83 (2011) as derived from GPS observations.

A plat accompanies these field notes.

Iron rods described herein as set are 1/2-inch iron rods with yellow plastic cap stamped "ELS Surveying".

I, Connor G. Brown, Registered Professional Land Surveyor, do hereby certify these field notes to be written from an actual on the ground survey made under my direction and supervision during July 2022.

GIVEN UNDER MY HAND AND SEAL, this the 29th day of July, 2022.



Connor G. Brown
Registered Professional Land Surveyor
State of Texas No. 6366

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