



SHEPPARD SURVEYING COMPANY, INC.

TBPLS FIRM # 100277-00

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STATE OF TEXAS
COUNTY OF EASTLAND

RE-SURVEY OF TRACT 2

METES AND BOUNDS DESCRIPTION OF 10.00 ACRES OF LAND PREPARED AT THE REQUEST OF TONI BOLING BEING OUT OF THE SOUTHEAST QUARTER OF THE J. SHIELDS SURVEY, A-1555, DESCRIBED AS TRACT NUMBER 2, THIS TRACT NUMBER 2 BEING 10.00 ACRES AND DESCRIBED IN A SURVEY PLAT PREPARED BY NATIVE CO. LAND SURVEYING PER CAUSE NO. 23,748 IN THE 91ST DISTRICT COURT OF EASTLAND COUNTY, TEXAS, ALL NUMBERED TRACTS IN THIS DESCRIPTION ARE TAKEN FROM THIS PLAT. THIS 10.00 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED IN THE FOLLOWING METES AND BOUNDS.

BEGINNING AT AN IRON ROD WITH A CAP MARKED "NATIVE CO. LLC" RECOVERED IN THE CALLED WEST LINE OF THE J. SHIELD SURVEY, BEING THE NORTHWEST CORNER OF A CALLED 20.00 ACRE ORIGINAL TRACT NUMBER 3 AS SURVEYED BY NATIVE CO. LAND SURVEYING, THE SOUTHWEST CORNER OF TRACT NUMBER 2, AND THE SOUTHWEST CORNER OF THIS TRACT FROM WHICH A RECOVERED IRON ROD WITH A CAP MARKED "RPLS 5085" BEARS S 00°18'22" W AT 659.43', FOR THE SOUTHWEST CORNER OF THE J. SHIELDS SURVEY.

THENCE N 00°18'36" E ALONG THE WEST LINE OF THE J. SHIELDS SURVEY, THE WEST LINE OF TRACT NUMBER 2, AND THE WEST LINE OF THIS TRACT FOR A DISTANCE OF 329.68' TO AN IRON ROD WITH A CAP MARKED "NATIVE CO. LLC" RECOVERED FOR THE SOUTHWEST CORNER OF A CALLED 94.556 ACRE TRACT AS DESCRIBED IN DISTRIBUTION DEED TO TOMMY LARKIN RECORDED AS INSTRUMENT NUMBER 2025-0741, OFFICIAL PUBLIC RECORDS OF EASTLAND COUNTY (AKA TRACT NUMBER 1), FOR THE NORTHWEST CORNER OF TRACT NUMBER 2, AND FOR THE NORTHWEST CORNER OF THIS TRACT.

THENCE N 89°54'31" E ALONG THE WESTERN-MOST SOUTHERN LINE OF TRACT NUMBER 1, THE NORTH LINE OF TRACT NUMBER 2, AND THE NORTH LINE OF THIS TRACT, AT 376' CROSS A BARBED WIRE FENCE, CONTINUE FOR A TOTAL DISTANCE OF 1320.82' TO AN IRON ROD WITH A CAP MARKED "NATIVE CO. LLC" RECOVERED FOR AN ELL CORNER OF TRACT NUMBER 1, THE NORTHEAST CORNER OF TRACT NUMBER 2, AND THE NORTHEAST CORNER OF THIS TRACT.

THENCE S 00°17'47" W ALONG THE SOUTHERN-MOST WESTERN LINE OF TRACT NUMBER 1, THE EASTERN LINE OF TRACT NUMBER 2, AND THE EASTERN

LINE OF THIS TRACT FOR A DISTANCE OF 330.07' TO AN IRON ROD WITH A CAP MARKED "NATIVE CO. LLC" RECOVERED FOR THE SOUTHERNMOST SOUTHWEST CORNER OF TRACT NUMBER 1, THE NORTHWEST CORNER OF A CALLED 20.00 ACRE TRACT NUMBER 4, THE NORTHEAST CORNER OF THE ORIGINAL TRACT NUMBER 3, THE SOUTHEAST CORNER OF TRACT NUMBER 2, AND THE SOUTHEAST CORNER OF THIS TRACT.

THENCE S 89°55'33" W ALONG THE NORTH LINE OF THE ORIGINAL TRACT NUMBER 3, THE SOUTHERN LINE OF TRACT NUMBER 2, AND THE SOUTHERN LINE OF THIS TRACT, AT A DISTANCE OF 660.55' PASS A 1/2 INCH IRON ROD WITH A CAP MARKED "SHEPPARD 3697" SET FOR THE SUBDIVISION OF THE ORIGINAL TRACT NUMBER 3, AT 944' PASS A BARBED WIRE FENCE, CONTINUE FOR A TOTAL DISTANCE OF 1320.89' TO THE POINT OF BEGINNING, HAVING AN AREA OF 10.00 ACRES.

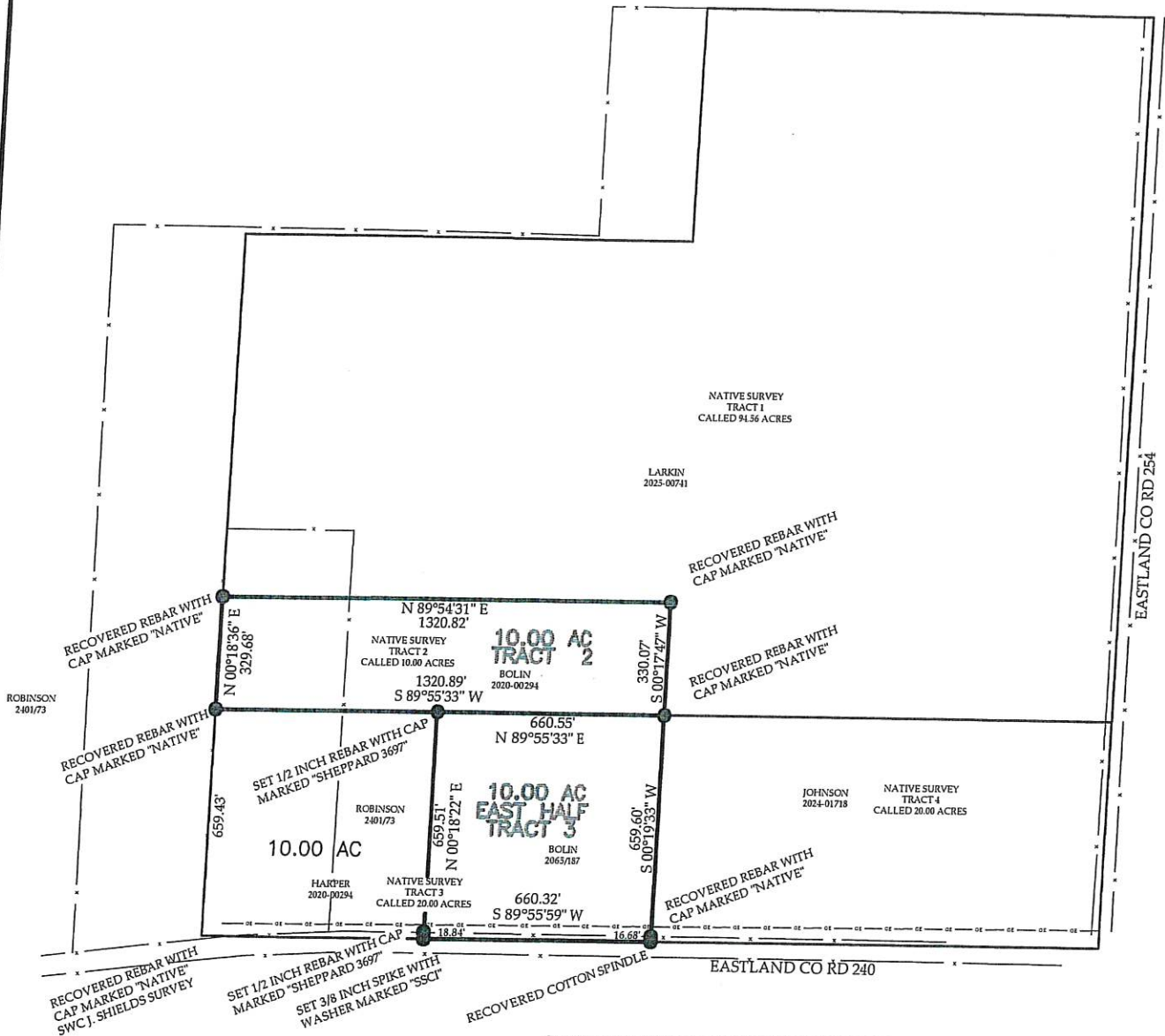
ALL BEARINGS AND DISTANCES ARE GRID NAD 83, TEXAS NORTH CENTRAL ZONE 4202 AS BASED UPON RTK NETWORK.

I, MAXEY SHEPPARD, A REGISTERED PROFESSIONAL LAND SURVEYOR OF TEXAS, HEREBY CERTIFY THAT THE FOREGOING DESCRIPTION AND ATTACHED PLAT REPRESENTS A SURVEY COMPLETED ON THE GROUND, UNDER MY DIRECT SUPERVISION, ON THE 14TH DAY OF MAY 2025.


MAXEY SHEPPARD, RPLS 3697



SKETCH OF TWO 10 ACRE TRACTS BEING ALL OF TRACT NUMBER 2 AND THE EAST HALF OF TRACT NUMBER 3, BEING OUT OF THE SOUTHEAST QUARTER OF THE J. SHIELDS SURVEY, A-1555, AS DESCRIBED IN A SURVEY PLAT PREPARED BY NATIVE CO. LAND SURVEYING PER CAUSE NO. 23,748 IN THE 91ST DISTRICT COURT OF EASTLAND COUNTY, TEXAS



SEE ATTACHED METES AND BOUNDS DESCRIPTION
 NOTE: BEARINGS AND DISTANCES ARE GRID NAD 83 TXNC 4202 FROM RTK NETWORK
 UNLESS OTHERWISE STATED, THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT. THERE MAY BE OTHER UTILITIES OR EASEMENTS BEYOND THOSE SHOWN.

SHEPPARD SURVEYING CO. INC. 1013 ENERGY DRIVE. ABILENE TX, 79602
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SCALE: 1"=500'

COMBINED GRID SCALE FACTOR = 0.999995	
STATE PLANE COORDINATES TXNC ZONE 4202	GEOID MODEL: CONUS99
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