



I HEREBY CERTIFY THIS PLAT TO BE AN ACCURATE
REPRESENTATION OF AN ON THE GROUND SURVEY
COMPLETED UNDER MY SUPERVISION IN NOVEMBER,
1982. SURVEY ORDERED BY MRS. ROBERT VANCE.

Wayne Woelfel
WAYNE WOELFEL
REGISTERED PUBLIC SURVEYOR # 1930
ROCKDALE, TEXAS
W. O. # 394

Healy's

WAYNE WOELFEL
REGISTERED PUBLIC SURVEYOR
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STATE OF TEXAS 1

TRACT 1

COUNTY OF LEE 1

59.37 ACRES

ALL THAT CERTAIN tract or parcel of land lying and being situated in Lee County, Texas, a part of the Pat T. Curneal League, A-61, and being a part of a tract described as 110 acres in a deed from Carrie Y. Nettles to R. L. Vance, Jr. dated December 23, 1940 and of record in Volume 77, Page 393 of the Deed Records of Lee County and being more fully described by metes and bounds as follows;

BEGINNING at a $\frac{1}{2}$ inch steel pin set at a corner post at the Northwest corner of the 110 acre tract for the Northwest corner of the herein described tract;

THENCE with the upper North line of the 110 acre tract North 70° 39' East 1055.38 feet to a $\frac{1}{2}$ inch steel pin set at a corner post for the upper Northeast corner hereof;

THENCE with an East line of the 110 acre tract South 19° 20' East 1194.44 feet to a $\frac{1}{2}$ inch steel pin set at a re-entrant corner of the 110 acre tract and a re-entrant corner hereof;

THENCE with the lower North line of the 110 acre tract North 70° 35' East 1823.33 feet to a point in a county road in the approximate East line of the said Curneal League for the lower Northeast corner of the 110 acre tract and the lower Northeast corner of the herein described tract from which a 60d nail set in the base of a 18" post oak tree bears South 70° 35' West 100.46 feet;

THENCE with the East line of the Curneal League and the most easterly line of the 110 acre tract along the approximate center of the said county road South 19° 06' East 857.33 feet to a point for the most Easterly Southeast corner hereof from which a $\frac{1}{2}$ inch steel pin bears South 68° 02' West 22.50 feet;

THENCE across the 110 acre tract South 68° 02' West 787.71 feet to a $\frac{1}{2}$ inch steel pin set for a corner; North 25° 07' West 354.26 feet to a $\frac{1}{2}$ inch steel pin set for a re-entrant corner; South 71° 00' West 987.29 feet to a $\frac{1}{2}$ inch steel pin set for a corner; North 20° 23' West 469.36 feet to a $\frac{1}{2}$ inch steel pin set for a re-entrant corner; and South 70° 35' West 1069.51 feet to a $\frac{1}{2}$ inch steel pin set in the West line of the 110 acre tract for the most Westerly Southwest corner hereof;

THENCE with the West line of the 110 acre tract North 19° 27' West 302.35 feet to a 15' post oak tree for an angle point and North 18° 32' West 956.81 feet to the POINT OF BEGINNING and containing 59.37 acres.

Prepared from a survey completed in November, 1982 and certified to be true and correct.

Wayne Woelfel

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