

LAMPE SURVEYING, INC  
PROFESSIONAL LAND SURVEYORS

2724-13

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THE STATE OF TEXAS

SURVEYOR'S DESCRIPTION

CALVIN F. JANNER, ET UX

COUNTY OF WASHINGTON

13.930 ACRES

All that certain tract or parcel of land, lying and being situated in Washington County, Texas in the J. F. Perry Survey, A-93, being a resurvey of the same land called 14.000 acres and described in a deed from Otto Janner, et ux to Calvin Janner, et ux, dated December 5, 1975, recorded in Volume 341, Page 115, Deed Records of Washington County, Texas (341/115, D.R.W.C.,Tx.), and being more fully described by metes and bounds as follows, to-wit:

BEGINNING at a 1/2" iron rod set 3 feet north of a fence corner and on a southeast margin of Mound Hill Road for the north or northeast corner hereof and of said original tract (341/115), and for the west corner of an Otto Janner, Jr. tract called 14.000 acres (341/117);

THENCE along the east or northeast line of this tract, common with the southwest line of said Otto Janner, Jr. tract, South 26 degrees 47 minutes 18 seconds East, 1539.47 feet to a 1/2" iron rod set at the base of a telephone pedestal and on a north margin of F. M. Highway 390 for the southeast corner hereof and for the southwest corner of said Otto Janner, Jr. tract;

THENCE along the north margin of F. M. Highway 390, as follows:

South 86 degrees 32 minutes 10 seconds West, 271.74 feet to a 1/2" iron rod set at the beginning of a curve;

Along a counterclockwise curve, having a radius of 756.20 feet, an arc length of 171.80 feet and a chord of South 80 degrees 01 minutes 40 seconds West, 171.43 feet to a 1/2" iron rod set; and

South 73 degrees 31 minutes 10 seconds West, 62.00 feet to a 1/2" iron rod set at a fence corner and on a north margin F. M. Highway 390 for the southwest corner hereof and for the southeast corner of an original Gilbert Janner tract called 14.000 acres (341/123);

THENCE along the west line hereof, common with the east line of said original Gilbert Janner tract, North 21 degrees 35 minutes 25 seconds West, 1395.86 feet to a 3/8" iron rod found at a fence corner and on a southeast margin of Mound Hill Road for the northwest corner hereof, being the north or northeast corner of said original Gilbert Janner tract and being the north corner of a Bluebonnet Rural Water Corporation tract called 0.22 acre (1256/688), said 0.22 acre tract originally being a part of said original Gilbert Janner tract, a 1/2" iron rod found for the east corner of a Bluebonnet Rural Water Corporation tract called 0.426 acre (1256/688) bears South 21 degrees 35 minutes 25 seconds East, 149.09 feet;

THENCE along the southerly margin of Mound Hill Road, being fenced as follows:

North 58 degrees 11 minutes 38 seconds East, 184.25 feet to a 16" live oak tree fence corner;

North 77 degrees 52 minutes 39 seconds East, 149.74 feet to a 1/2" iron rod set; and

North 54 degrees 57 minutes 56 seconds East, 19.97 feet to the PLACE OF BEGINNING and containing 13.930 ACRES of land, more or less.


Set iron rods are fitted with plastic cap stamped Lampe Surveying.

Prepared in conjunction with a separate survey plat.

Bearings are based on the Texas Coordinate System of 1983-Central Zone 4203-as obtained by GPS observations.

I, Matt D. Lampe, Registered Professional Land Surveyor No. 5429 of the State of Texas, do hereby certify that this description accurately represents the results of an on the ground survey made under my direction.

Dated this the 8th day of January, 2012.

  
Matt D. Lampe  
R.P.L.S. No. 5429  
Lampe Surveying, Inc.

