



GENERAL NOTES

1. ○ SR = SET 5/8" STEEL ROD WITH ORANGE PLASTIC CAP STAMPED "J. BLUDAU, RPLS #6390"
2. ○ IRF = FOUND 1/2" IRON ROD WITH ORANGE PLASTIC CAP STAMPED "KOLACNY #5318"
3. ○ IR = FOUND 5/8" IRON ROD
4. ○ IP = FOUND 1" IRON PIPE
5. —X—X— EXISTING FENCE
6. —P—P— PROPERTY LINE
7. —P—P— EXISTING PIPELINE
8. L.C.D.R. = LAVACA COUNTY DEED RECORDS
L.C.O.R. = LAVACA COUNTY OFFICIAL RECORDS
9. P.O.B. = POINT OF BEGINNING L.C.R. = LAVACA COUNTY ROAD
10. THE BASIS OF BEARING IS GRID NORTH, TEXAS STATE PLANE COORDINATE SYSTEM NAD83(2011) (TEXAS SOUTH CENTRAL ZONE 4204) AS DERIVED FROM GPS OBSERVATIONS.
11. THE DISTANCES SHOWN HEREON ARE SURFACE AND MAY BE CONVERTED TO GRID BY DIVIDING BY THE SURFACE ADJUSTMENT FACTOR OF 1.00013.
12. PIPELINES SHOWN HEREON WERE LOCATED PER ABOVE GROUND EVIDENCE ONLY. MEI DOES NOT GUARANTEE THE LOCATIONS OF THE PIPELINES.

JOEL PONTON SURVEY
(A-356)

ANNE ASCHBACHER ALLEN
CALLED 67.82 ACRES
TRACT THREE, VOL. 570, PG. 60 L.C.O.R.

P.O.B.
TRACT THREE

P.O.B.
TRACT TWO

TRACT TWO

TRACT ONE
8.755 ACRES

P.O.B.
TRACT ONE

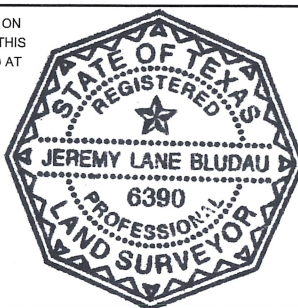
TRACT THREE
32.582 ACRES

TRACT TWO
15.074 ACRES

CALLED 67.70 ACRES
VOL. 716, PG. 108 L.C.O.R.

THE HOUCHINS RANCH TRUST
CALLED 991.5 ACRES
VOL. 555, PG. 127 L.C.O.R.

I HEREBY CERTIFY THIS SURVEY WAS PERFORMED ON
THE GROUND UNDER MY SUPERVISION, AND THAT THIS
PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT
THE TIME OF THE SURVEY.



JEREMY L. BLUDAU
REGISTERED PROFESSIONAL LAND SURVEYOR
LICENSE NO. 6390,
STATE OF TEXAS
SURVEYED MAY15, 2020

SURVEY PLAT OF A 8.755 ACRE TRACT, A 15.074 ACRE TRACT AND A 32.582 ACRE TRACT SITUATED APPROXIMATELY 6.4 MILES SOUTHEAST OF THE CITY OF HALLETTSVILLE, IN THE JOEL PONTON SURVEY (ABSTRACT NO. 356) IN LAVACA COUNTY, TEXAS AND BEING OUT OF AND A PART OF THAT CALLED 67.70 ACRE TRACT CONVEYED IN A SPECIAL WARRANTY DEED FROM COLVIN KIRK MORTON, TRUSTEE TO JOHN RANDOLPH MORTON AND ELIZABETH ANNE MORTON, DATED FEBRUARY 18, 2016, RECORDED IN VOLUME 716, PAGE 108 OF THE LAVACA COUNTY OFFICIAL RECORDS, AND SAID 67.70 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS SECOND TRACT IN A DEED FROM IMELDA A. SMITHER AND CHARLES F. ASCHBACHER TO MARIE A. MORTON, DATED SEPTEMBER 19, 1969, RECORDED IN VOLUME 255, PAGE 596 OF THE LAVACA COUNTY DEED RECORDS