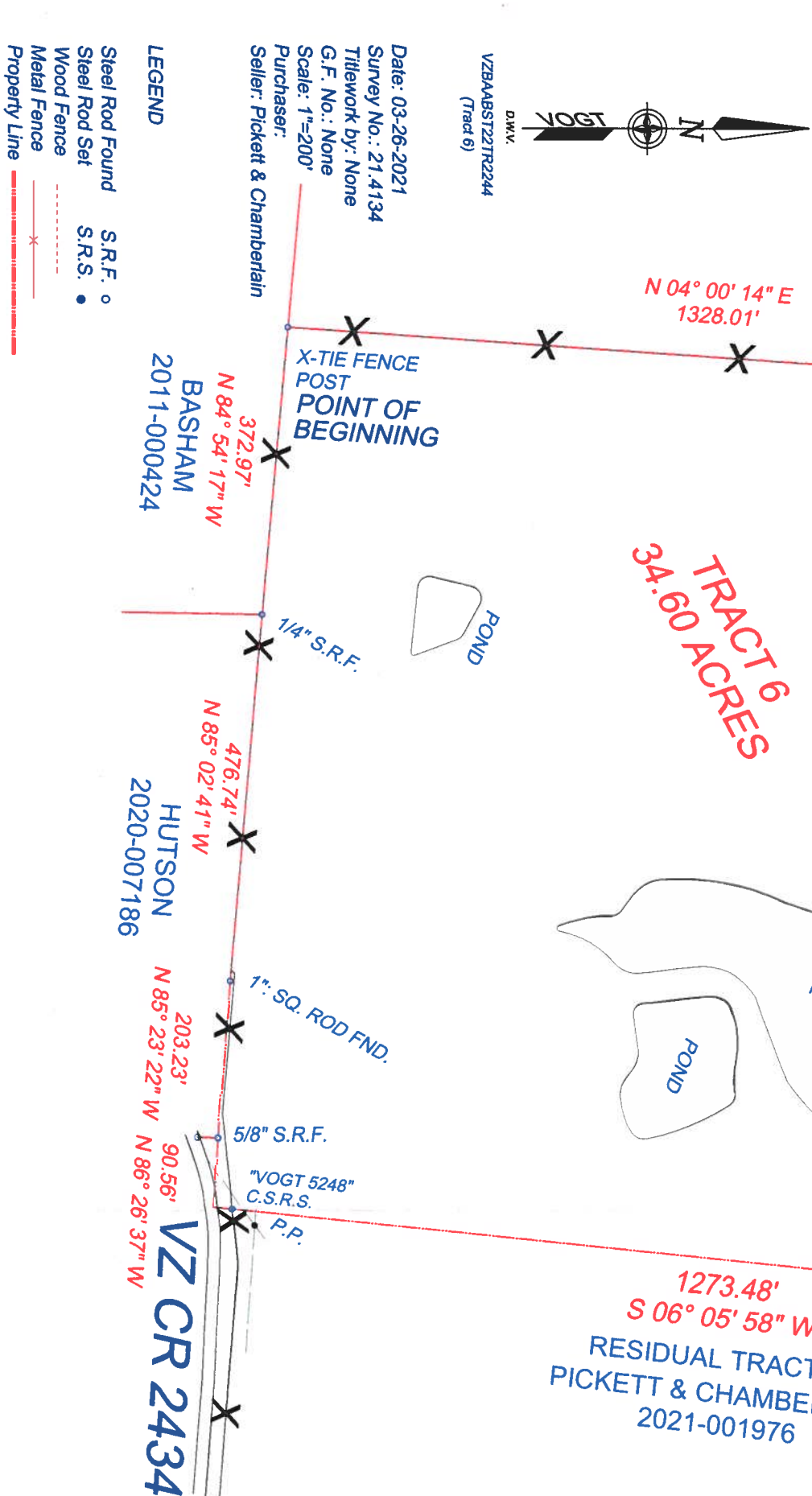


SURVEY NOTES:

1. BEARINGS BASED ON GPS OBSERVATIONS (NAD 83 - TRUE NORTH) HELD AS CONTROL.
2. COUNTY ROAD R.O.W. FROM VOLUME 168, PAGE 23, D.R.V.Z.C.T. AND LONG TERM PUBLIC USE.
3. F.M. 3227 R.O.W. PER VOLUME 787, PAGE 19 AND VOLUME 787, PAGE 433, D.R.V.Z.C.T. (AS SHOWN ON TXDOT MAPS).
4. THIS PROPERTY IS SUBJECT TO ANY EASEMENTS AND / OR RESTRICTIONS THAT MAYBE OF RECORD.

State Law (SEC 251.151) - Requires anyone digging deeper than 16 inches to call the ONE-CALL NOTIFICATION CENTER, two days prior to digging.



TRACT 6

ADDRESS : VZ CR 2434, Van Zandt County, Texas.

LEGAL : All that certain lot, tract or parcel of land situated within the Berry W. Anderson Survey, Abstract No. 22, Van Zandt County, Texas, being a part of that tract of land conveyed to John H. Pickett and Joseph Chamberlain in Document No. 2021-001976, Real Records of Van Zandt County, Texas, and being more particularly described as follows:

BEGINNING at a x-tie fence post found for the southwesterly most corner of said tract;

THENCE North 04 degrees 00 minutes 14 seconds East, 1328.01 feet to a point for corner;

THENCE South 85 degrees 05 minutes 19 seconds East, 400.16 feet to a 1/2 inch steel rod found for corner;

THENCE South 03 degrees 09 minutes 13 seconds West, 59.06 feet to a 1/2 inch steel rod set and capped "Vogt 5248" for corner;

THENCE South 85 degrees 31 minutes 39 seconds East, 788.96 feet to a 1/2 inch steel rod set and capped "Vogt 5248" for corner;

THENCE South 06 degrees 05 minutes 58 seconds West, passing a 1/2 inch steel rod set and capped "Vogt 5248" at 1248.48 feet, in all 1273.48 feet to a point for corner within the right-of-way of County Road No. 2434;

THENCE North 86 degrees 26 minutes 37 seconds West, within the right-of-way of County Road No. 2434, 90.56 feet to a 5/8 inch steel rod found for corner, from which a 60d nail found bears South 01 degrees 52 minutes 30 seconds West at 26.42 feet for witness;

THENCE North 85 degrees 23 minutes 22 seconds West, 203.23 feet to a 1 inch square steel rod found for corner;

THENCE North 85 degrees 02 minutes 41 seconds West, 476.74 feet to a 1/4 inch steel rod found for corner;

THENCE North 84 degrees 54 minutes 17 seconds West, 372.97 feet to the Point of Beginning and containing 34.60 acres of land.

The undersigned does hereby certify that this survey was this day made on the ground of the property legally described hereon and that there are no VISIBLE encroachments, overlapping of improvement, easements or rights-of-way, except as shown hereon and that said property appears to have access to a public roadway.

Dennis Vogt R.P.L.S. 5248

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