LINE TABLE

LINE	BEARING	DISTANCE
L1	N 64°00'45" W	127.91'
L2	N 66°46'15" E	35.48'
L3	N 71°12'46" E	220.60'
L4	N 75°40'29" E	194.16'
L5	N 62°35'37" E	97.63'
L6	N 38°43'39" E	142.69'
L7	N 67°05'32" E	111.79'
L8	N 49°03'55" E	118.39'
L9	N 88°34'52" E	91.39'
L10	N 55°30'48" E	71.28'
L11	N 88°43'49" E	146.02'
L12	N 89°31'04" E	201.06'
L13	S 81°20'53" E	118.57'
L14	S 84°38'13" E	158.99'
L15	S 85°04'52" E	193.89'
L16	N 88°09'17" E	233.47'
L17	S 89°18'42" E	331.61'
L18	S 82°20'20" E	126.28'
L19	S 74°59'26" E	35.94'
L20	N 88°58'38" E	71.72'
L21	S 79°24'47" E	72.61'
L22	S 84°55'34" E	194.11'
L23	S 78°05'04" E	50.94'
L24	S 83°06'00" E	117.43'
L25	S 83°18'55" E	104.94'
L26	S 87°36'23" E	119.81'

LINE	BEARING	DISTANCE
L27	S 81°25'15" E	228.30'
L28	S 67°40'15" E	73.64'
L29	S 55°38'58" E	57.80'
L30	S 69°40'46" E	118.21'
L31	S 62°27'28" E	211.94'
L32	N 65°13'40" E	4.26'
L33	S 64°23'22" E	228.40'
L34	S 55°02'21" E	116.97'
L35	S 68°03'23" E	47.55'
L36	S 59°55'33" E	80.78'
L37	S 60°10'45" E	145.27'
L38	S 57°45'34" E	198.96'
L39	S 48°16'53" E	14.13'
L40	S 59°11'44" E	112.40'
L41	S 54°33'28" E	202.32'
L42	S 53°33'43" E	252.36'
L43	S 48°16'14" E	44.14'
L44	S 67°15'31" E	39.21'
L45	S 60°43'30" E	60.97'
L46	S 51°55'41" E	47.68'
L47	S 56°31'14" E	138.92'
L48	S 50°37'36" E	60.29'
L49	S 54°20'22" E	276.17'
L50	S 60°49'21" E	234.21'
L51	S 77°14'39" E	28.07'
L52	S 65°31'28" E	100.09'

SAN SABA RIVER

SAN SABA RIVER

EDGE OF WATER

EDGE OF WATER

CENTERLINE DIRT ROAD

AT A DISTANCE OF 5782.47' PASS A 1/2 INCH IRON ROD SET

REMAINS OF CONCRETE BRIDGE

FROM WHICH A CONCRETE MONUMENT FOUND BEARS N12°39'54"E 2525.56'

(N 13°41'47" E 3410.25')

CONCRETE BRIDGE

AT A DISTANCE OF 15.26 FEET PASS A 1/2 INCH IRON ROD SET

REMAINS OF OLD ROAD

PEN-L AREA

EDGE OF PAVEMENT

CENTERLINE DIRT ROAD

SMITH I-BAR RANCH PARTNERS, LTD (248 ACRES) 59TH TRACT 127/343 M.C.R.P.R.

JAMIE SMITH JACKSON (2218.34 ACRES) 209/750 M.C.O.P.R.

1,371 ACRES SURVEYED BY SEARCHERS LAND SURVEYING, LLC IN MAY 2017 BEING A PORTION OF (568 ACRES) 48TH TRACT 127/343 M.C.R.P.R. PORTION OF (124 ACRES) 50TH TRACT 127/343 M.C.R.P.R.

248.629 ACRES SURVEYED BY SEARCHERS LAND SURVEYING, LLC IN MAY 2017 BEING A PORTION OF (2218.34 ACRES) 209/750 M.C.O.P.R. PORTION OF (568 ACRES) 48TH TRACT 127/343 M.C.R.P.R. PORTION OF (333 ACRES) 53RD TRACT 127/343 M.C.R.P.R.

764.567 ACRES PORTION OF (2218.34 ACRES) 209/750 M.C.O.P.R. PORTION OF (568 ACRES) 48TH TRACT 127/343 M.C.R.P.R. PORTION OF (333 ACRES) 53RD TRACT 127/343 M.C.R.P.R. PORTION OF (248 ACRES) 59TH TRACT 127/343 M.C.R.P.R.

SMITH I-BAR RANCH PARTNERS, LTD (568 ACRES) 48TH TRACT 127/343 M.C.R.P.R.

F. FERDINAND SCHULZE SURVEY NO. 73, ABSTRACT NO. 1476

F. FERDINAND SCHULZE SURVEY NO. 74, ABSTRACT NO. 1383

CENTERLINE DIRT ROAD

CENTERLINE DIRT ROAD

SOPHIA CRAMM SURVEY NO. 75, ABSTRACT NO. 183

SMITH I-BAR RANCH PARTNERS, LTD (333 ACRES) 53RD TRACT 127/343 M.C.R.P.R.

EDGE OF PAVEMENT

RANCH ROAD NO. 1311

N 00°00'00" W 5863.26'

S 12°39'54" W 872.49'

C1

S 06°33'08" W 1823.95'

(N 06°59'08" E 3340.26')

S 06°31'49" W 1715.95'

C2

L1

S 89°53'53" W 5157.93'

LUDWIG NEEB SURVEY NO. 77, ABSTRACT NO. 605

(200 ACRES) EXHIBIT "A" 212/97 M.C.O.P.R.

(59.973 ACRES) EXHIBIT "B" 212/97 M.C.O.P.R.

(114.615 ACRES) EXHIBIT "C" 212/97 M.C.O.P.R.

JOHANN KAVELMAKER SURVEY NO. 8, ABSTRACT NO. 510

JOHANN KAVELMAKER SURVEY NO. 9, ABSTRACT NO. 1368

T.W.N.G. RR. CO. SURVEY NO. 1, ABSTRACT NO. 1414

P.O.B. FROM WHICH A 1/2 INCH IRON ROD FOUND BEARS S01°06'41"W 50.01', A CONCRETE MONUMENT FOUND BEARS S38°47'13"E 156.80' AND ANOTHER CONCRETE MONUMENT FOUND BEARS S01°33'06"E 4904.48'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	2914.79'	311.10'	310.95'	S 09°33'02" W	6°06'55"
C2	2914.79'	230.35'	230.29'	S 04°17'53" W	4°31'41"

RECORD CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	2914.79'	-----	300.35'	N 08°19'35" E	5°54'24"
C2	2914.79'	-----	----	----	----

STATE OF TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR ABRAHAM J. LEAMONS 6275

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE PLAT AS SHOWN HEREON WAS PREPARED FROM AN ON-THE-GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION AND COMPLETED ON AUGUST 10, 2017; NO WARRANTY IS MADE OR INTENDED FOR THE LOCATION OF ANY OR ALL EASEMENTS THAT MAY EXIST WITHIN THE BOUNDS OF THIS SURVEY.

08-14-2017

ABRAHAM J. LEAMONS
REGISTERED PROFESSIONAL LAND SURVEYOR #6275

DATE

SEARCHERS
LAND SURVEYING, LLC
MASON | FREDERICKSBURG

P.O. Box 528 Mason, TX 76856 | 325-347-7489 | TBPLS Firm #10193966
P.O. Box 1504 Fredericksburg, TX 78624 | 806-252-9810 | TBPLS Firm #10194211
www.searchers.com

LEGEND:

BOUNDARY LINE
ADJOINER LINE
SURVEY LINE
BURIED UTILITY LINE
OVERHEAD UTILITY LINE
FENCE
PIPE FENCE CORNER POST FOUND
WOOD FENCE CORNER POST FOUND
POINT
1/2" IRON ROD FOUND
1/2" IRON ROD SET
3/8" IRON ROD FOUND
IRON PIPE FOUND
60D NAIL FOUND
NAIL SET
XS MARKED
BENCH MARK
FIRE HYDRANT
UTILITY POLE
GUY
WATER WELL
ELECTRIC METER
GAS METER
AIR CONDITIONER
AS MARKED
PEDESTAL
WATER METER
U.E. – UTILITY EASEMENT
B.L. – BUILDING SETBACK LINE
(BRG.=DIST.) – RECORD CALL
P.O.B. – POINT OF BEGINNING
M.C.O.R. – MENARD COUNTY DEED RECORDS
M.C.O.P.R. – MENARD COUNTY OFFICIAL PUBLIC RECORDS
M.C.R.P.R. – MASON COUNTY REAL PROPERTY RECORDS

0' 400' 800' 1200'

SCALE: 1" = 400'

SURVEY NOTES:

1. BEARINGS, DISTANCES & ACREAGE ARE GRID, NAD 83 US TX CENTRAL ZONE 4203.
2. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT/COMMITMENT. THERE MAY BE EASEMENTS, RESTRICTIONS, AND/OR COVENANTS AFFECTING THIS PROPERTY, NOT SHOWN HEREON.
3. A METES AND BOUNDS DESCRIPTION ACCOMPANIES THIS PLAT.
4. A "1/2 INCH IRON ROD SET" IS A 1/2 INCH REBAR WITH PLASTIC CAP MARKED "SEARCHERS RPLS 6275."

BOUNDARY SURVEY

BEING 764.567 ACRES OUT OF THE SOPHIA CRAMM SURVEY NO. 75, ABSTRACT NO. 183, F. FERDINAND SCHULZE SURVEY NO. 74, ABSTRACT NO. 1383, F. FERDINAND SCHULZE SURVEY NO. 73, ABSTRACT NO. 1476 IN MENARD COUNTY, TEXAS.

REFERENCE: JAMIE JACKSON — JOB NO. 17-2163

REV. 0 — DRAWN BY: NJA/JTL