



Scale: 1" = 200'

LINE	BEARING	DISTANCE
L1	N 44°42'28" E	126.79'
L2	N 45°09'08" E	360.27'
L3	N 44°48'32" E	140.91'
L4	N 41°42'26" E	64.63'

SYMBOL LEGEND

— EDGE OF WATER
— X — WIRE FENCE
◎ CALCULATED CORNER
○ FOUND SURVEY MONUMENT
● SET SURVEY MONUMENT

REMAINDER OF
HAWTHORNE LAND, LLC
CALLED 158.077 ACRES
INSTRUMENT NO. 344463
ORGCT

**TRACT 4
11.000 ACRES**

PORTION OF
HAWTHORNE LAND, LLC
CALLED 158.077 ACRES
INSTRUMENT NO. 344463
O B G C T

SS 41°48'27" W 691.62

SET 1/2" I.R.
W/TPS CAP

REMAINDER OF
HAWTHORNE LAND, LLC
CALLED 158.077 ACRES
INSTRUMENT NO. 344463
O B C T

POB
SET $\frac{1}{2}$ " I.R.
W/TPS CAP
10,228,746.30

REMAINDER OF
HAWTHORNE LAND, LLC
CALLED 158.077 ACRES
INSTRUMENT NO. 344463
ORGCT

HAWTHORNE LAND, LLC
CALLED 158.077 ACRES
INSTRUMENT NO. 344463
O.R.G.C.T.

JAMES CAREY BARTON
CALLED 162.13 ACRES
INSTRUMENT No. 2021-320654
P R P G C T

REMAINDER OF
JOHN C. WEEKS
CALLED 161-1/4 ACRES
VOL. 1166, PG. 525
R. R. B. C. T.

JOHN FISHER SURVEY
ABSTRACT NO. 199
JAN
CA
INSTR

BOUNDARY SURVEY

GENERAL NOTES:

1) THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A CURRENT TITLE REPORT. SURVEYOR DID NOT ABSTRACT TITLE AND DOES NOT CERTIFY TO EASEMENTS OR RESTRICTIONS NOT SHOWN. CHECK WITH YOUR LOCAL GOVERNING AGENCIES FOR ANY ADDITIONAL EASEMENTS, BUILDING LINES OR OTHER RESTRICTIONS NOT REFLECTED ON SURVEY.

BEING AN 11.000 ACRE TRACT OF LAND SITUATED IN THE G.W. ROBINSON SURVEY,
ABSTRACT NUMBER 391, GRIMES COUNTY, TEXAS, BEING A PORTION OF THAT
CERTAIN CALLED 158.077 ACRE TRACT, DESCRIBED IN INSTRUMENT TO HAWTHORNE
LAND, LLC., RECORDED UNDER INSTRUMENT NUMBER 344463 OF THE OFFICIAL
RECORDS OF GRIMES COUNTY, TEXAS (O.R.G.C.T.), SAID 11.000 ACRE TRACT BEING
MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS DESCRIPTION

THIS SURVEY WAS CREATED FROM NOTES AND OBSERVATIONS TAKEN ON THE GROUND UNDER MY DIRECT SUPERVISION, AND IS TRUE AND CORRECT AT TIME OF SURVEY.

PROJECT	38754_TRACT 4
FIELD DATE	02-04-2025
DRAWN BY	ADV
CHECKED BY	MLS / CPP
FIELD CREW	SMP
REV 1	___-___-___
REV 2	___-___-___
REV 3	___-___-___

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN, PER GRAPHIC SCALING OF FEMA FIRM PANEL NO. 48185C0175C, HAVING AN EFFECTIVE DATE OF 04-03-2012.

ALL COORDINATES, BEARINGS, DISTANCES, AND AREAS SHOWN HEREON ARE GRID MEASUREMENTS BASED ON GPS OBSERVATIONS AND REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, U.S. SURVEY FEET

ADDRESS COUNTY ROAD 229, BEDIAS, TX, 77831
SURVEY G. W. ROBINSON, A-391
SUBJECT 11.000 ACRES

Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

