



SYMBOL LEGEND

- X— WIRE FENCE
- ⊙ CALCULATED CORNER
- FOUND SURVEY MONUMENT
- SET SURVEY MONUMENT

LINE	BEARING	DISTANCE
L1	N 01°56'33" W	263.39'
L2	N 11°34'01" W	177.70'

REMAINDER OF
HAWTHORNE LAND, LLC.
LOT 18, FRENCH AND FRAZEE'S
SUBDIVISION OF WEBER
BROS AND HERBERT LAND
VOL. 1, PG. 10, P.R.C.C.T.
C.F. No. 26-2705
O.P.R.C.C.T.

POB
CALCULATED
CORNER
N:13,785,560.24
E:2,756,241.44

GRAVEL
DRIVEWAY

60' ACCESS AND
UTILITY EASEMENT

REMAINDER OF
HAWTHORNE LAND, LLC.
LOT 20, FRENCH AND FRAZEE'S
SUBDIVISION OF WEBER
BROS AND HERBERT LAND
VOL. 1, PG. 10, P.R.C.C.T.
C.F. No. 26-2705
O.P.R.C.C.T.

FND MAG NAIL

S 04°43'25" W 5521.62'

@30.42'
SET ½" I.R.
W/TPS CAP

PORTION OF
HAWTHORNE LAND, LLC.
LOT 18, FRENCH AND FRAZEE'S
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BROS AND HERBERT LAND
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O.P.R.C.C.T.

@1273.72'
SET ½" I.R.
W/TPS CAP

REMAINDER OF
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O.P.R.C.C.T.

THOMAS FITZGERALD SURVEY
ABSTRACT NO. 214

N 87°58'26" E 1335.49'

TRACT 26
13.198 ACRES

PORTION OF
HAWTHORNE LAND, LLC.
LOT 20, FRENCH AND FRAZEE'S
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REMAINDER OF
HAWTHORNE LAND, LLC.
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O.P.R.C.C.T.

FIELDING SECREST SURVEY
ABSTRACT NO. 670

S 87°58'26" W 1303.72'

FND ⅝" I.R.
W/ALUMINUM CAP

FND ½" I.R.

N 01°40'22" W 887.71'

SET ½" I.R.
W/TPS CAP

7.5'

S 01°40'22" E 438.64'

2.8'

SET ½" I.R.
W/TPS CAP

S 01°40'22" E 441.38'

WILLIAM R. PAVLICEK
CALLED 114.861 ACRES
VOL. 447, PG. 121
O.P.R.C.C.T.

BOUNDARY SURVEY

BEING A 13.198 ACRE TRACT OF LAND SITUATED IN THE FIELDING SECREST SURVEY, ABSTRACT NUMBER 670, AND IN THE THOMAS FITZGERALD SURVEY, ABSTRACT NUMBER 214, COLORADO COUNTY, TEXAS, BEING A PORTION OF LOT 18 AND A PORTION OF LOT 20, BOTH OF THE FRENCH AND FRAZEE'S SUBDIVISION OF WEBER BROS AND HERBERT LAND, AS SHOWN ON THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 1, PAGE 10, OF THE PLAT RECORDS OF COLORADO COUNTY, TEXAS (P.R.C.C.T.) DESCRIBED IN INSTRUMENT TO HAWTHORNE LAND, LLC., RECORDED IN CLERK'S FILE NUMBER 26-2705, OF THE OFFICIAL PUBLIC RECORDS OF COLORADO COUNTY, TEXAS (O.P.R.C.C.T.), SAID 13.198 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.

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.

TEXAS PROFESSIONAL
SURVEYING

3032 N. Frazier, Conroe, Texas 77303
Ph: 936.756.7447 Fax: 936.756.7448
www.surveyingtexas.com
Firm No. 10083400

PROJECT	42685_TRACT 26
FIELD DATE	06-30-2026
DRAWN BY	CSP
CHECKED BY	CPP
FIELD CREW	GG
REV 1	---
REV 2	---
REV 3	---
REV 4	---

ADDRESS.....COLUMBUS, TX, 78934
SURVEY.....FIELDING SECREST, A - 670
SURVEY.....THOMAS FITZGERALD, A - 214.
SUBJECT.....13.198 ACRES
COUNTY.....COLORADO

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN, PER GRAPHIC SCALING OF FEMA FIRM PANEL NO. 48089C0270D, HAVING AN EFFECTIVE DATE OF 02-04-2011.

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, SOUTH CENTRAL ZONE, U.S. SURVEY FEET.

Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

