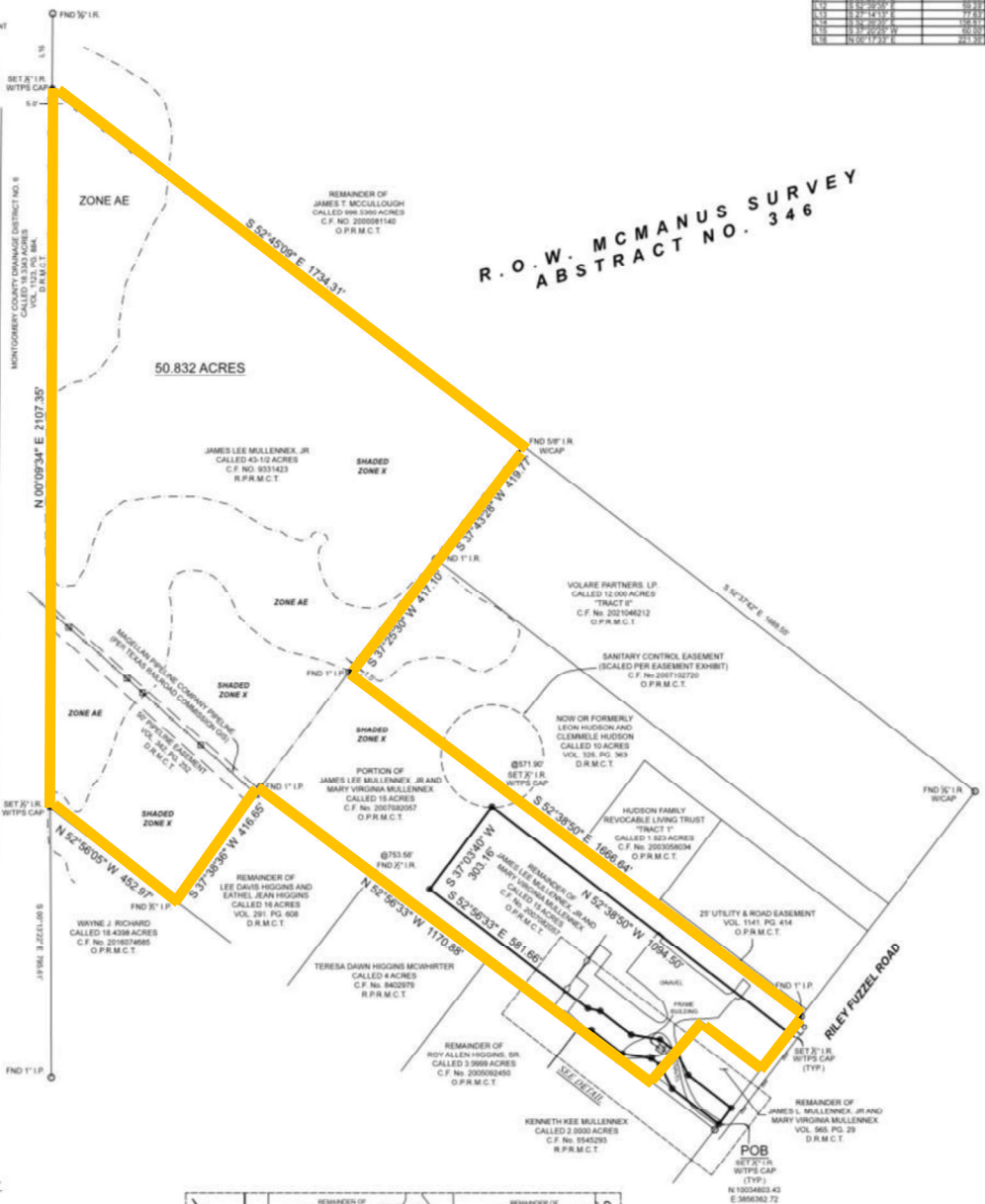
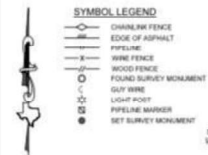


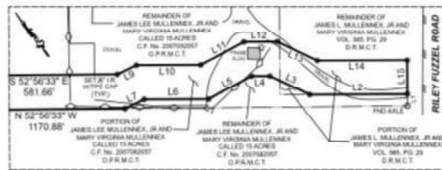


#### BOUNDARY SURVEY

BEING A 50.832 ACRE TRACT OF LAND SITUATED IN THE R. O. W. McMANUS SURVEY, ABSTRACT NUMBER 346, MONTGOMERY COUNTY, TEXAS, BEING COMPRISED OF ALL OF THAT CERTAIN CALLED 40-ACRE TRACT DESCRIBED IN INSTRUMENT TO JAMES L. MULLENBACH, JR., RECORDED UNDER CLERK'S FILE NUMBER 201703037, OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS, IN P.M.C.T. 1, AND A PORTION OF THAT CERTAIN TRACT DESCRIBED IN INSTRUMENT TO JAMES L. MULLENBACH, JR. AND MARY VIRGINIA MULLENBACH, RECORDED UNDER CLERK'S FILE NUMBER 201703037, OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS, IN P.M.C.T. 1, AND A PORTION OF THAT CERTAIN TRACT DESCRIBED IN INSTRUMENT TO JAMES L. MULLENBACH, JR. AND MARY VIRGINIA MULLENBACH, RECORDED IN VOLUME 966, PAGE 70, OF THE SAID RECORDS OF MONTGOMERY COUNTY, TEXAS, (S.A.M.C.T. 1, 540) AS 300 ACRES TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS DESCRIPTION PREPARED ON THIS DATE HEREWITH.

#### 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 MAP.



DETAIL NOT TO SCALE

I HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE UNDER MY SUPERVISION ON THE GROUNDS OF THE ABOVE DESCRIBED PROPERTY AND THAT THE ABOVE PLAN OR DRAWING REFLECTS THE FINDINGS ON THE GROUND OF THE PROPERTY AT THIS TIME AND THAT THIS SURVEY MEETS THE MINIMUM STANDARDS OF PRACTICE AS APPROVED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.



|                |                |
|----------------|----------------|
| PROJECT NUMBER | JR254 88 80240 |
| SURVEY DATE    | 01-07-2022     |
| DRAWN BY       | TSM            |
| CHECKED BY     | TSM            |
| FIELD CREW     |                |
| REVISION 1     |                |
| REVISION 2     |                |
| REVISION 3     |                |
| REVISION 4     |                |

FORWARDER: REE MULLENBACH  
ADDRESS: 1000 RILEY FUZZEL ROAD, BAYVIEW, TX 77586  
SURVEY: R.O.W. McMANUS, S.A.M.C.T. 1, 540  
SUBJECT: 50.832 ACRES  
COUNTY: MONTGOMERY

A PORTION OF THIS PROPERTY APPEARS TO BE WITHIN THE 100 YEAR FLOODPLAIN FOR DRAINAGE SCALING OF COMMUNITY PANEL NO. 4833C08000 HAVING AN EFFECTIVE DATE OF 08/16/2014.  
ALL BEARINGS, DISTANCES AND AREA ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983 (2011 ADJUSTMENT) CENTRAL ZONE (10-4303).  
U.S. SURVEY FEET AND ARE BASED ON GPS OBSERVATIONS MADE BY TEXAS PROFESSIONAL SURVEYING, LLC.

Michael D. McGuinness  
Professional Land Surveyor No. 16655  
01-14-2022

