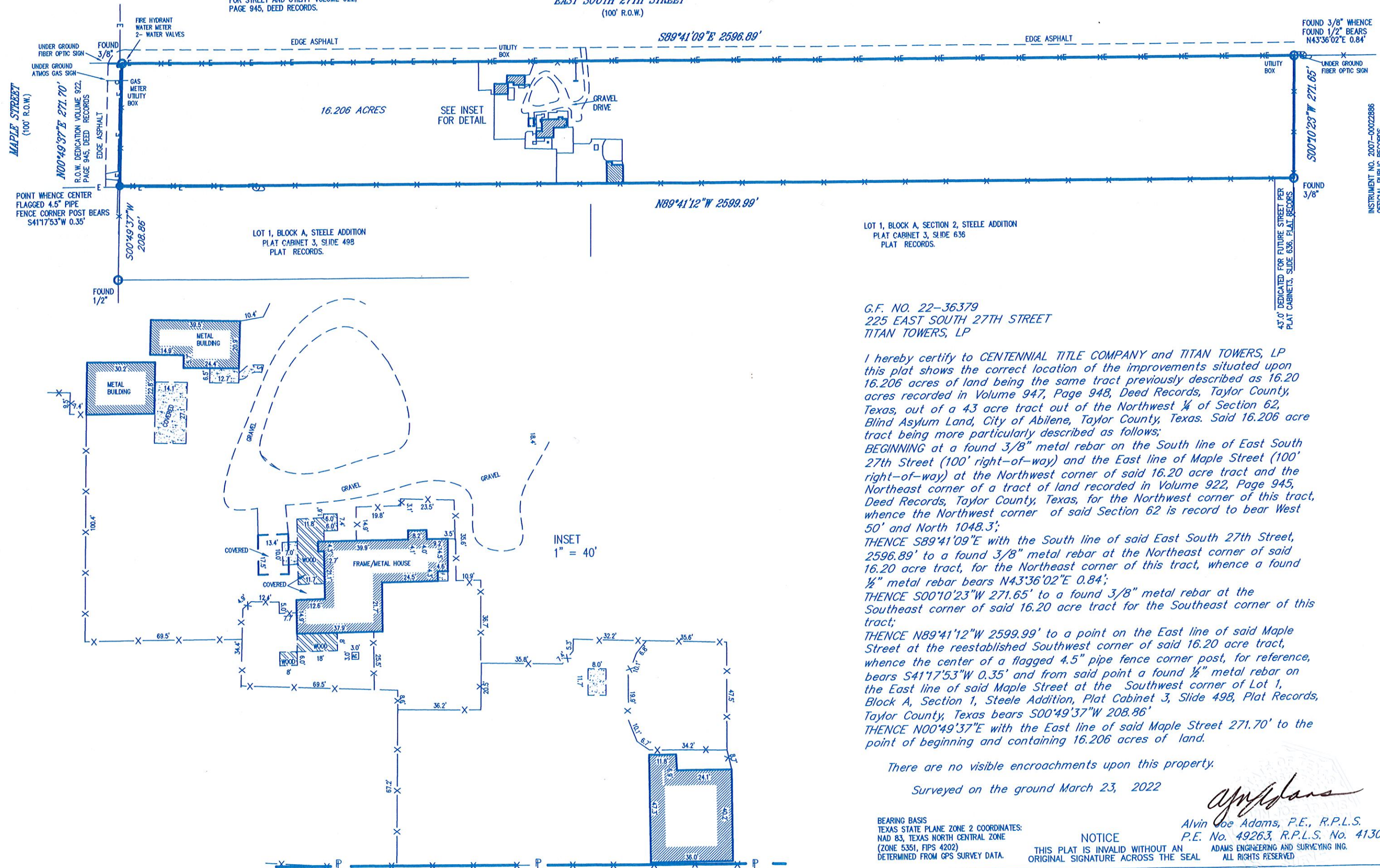


THIS TRACT NOT SUBJECT TO EASEMENT
FOR STREET AND UTILITY VOLUME 922,
PAGE 945, DEED RECORDS.

EAST SOUTH 27TH STREET
(100' R.O.W.)



G.F. NO. 22-36379
225 EAST SOUTH 27TH STREET
TITAN TOWERS, LP

I hereby certify to CENTENNIAL TITLE COMPANY and TITAN TOWERS, LP this plat shows the correct location of the improvements situated upon 16.206 acres of land being the same tract previously described as 16.20 acres recorded in Volume 947, Page 948, Deed Records, Taylor County, Texas, out of a 43 acre tract out of the Northwest $\frac{1}{4}$ of Section 62, Blind Asylum Land, City of Abilene, Taylor County, Texas. Said 16.206 acre tract being more particularly described as follows;
BEGINNING at a found $\frac{3}{8}$ " metal rebar on the South line of East South 27th Street (100' right-of-way) and the East line of Maple Street (100' right-of-way) at the Northwest corner of said 16.20 acre tract and the Northeast corner of a tract of land recorded in Volume 922, Page 945, Deed Records, Taylor County, Texas, for the Northwest corner of this tract, whence the Northwest corner of said Section 62 is record to bear West $50'$ and North $1048.3'$;
THENCE $S89^{\circ}41'09''E$ with the South line of said East South 27th Street, $2596.89'$ to a found $\frac{3}{8}$ " metal rebar at the Northeast corner of said 16.20 acre tract, for the Northeast corner of this tract, whence a found $\frac{1}{2}$ " metal rebar bears $N43^{\circ}36'02''E$ $0.84'$;
THENCE $S00^{\circ}10'23''W$ $271.65'$ to a found $\frac{3}{8}$ " metal rebar at the Southeast corner of said 16.20 acre tract for the Southeast corner of this tract;
THENCE $N89^{\circ}41'12''W$ $2599.99'$ to a point on the East line of said Maple Street at the reestablished Southwest corner of said 16.20 acre tract, whence the center of a flagged 4.5" pipe fence corner post, for reference, bears $S41^{\circ}17'53''W$ $0.35'$ and from said point a found $\frac{1}{2}$ " metal rebar on the East line of said Maple Street at the Southwest corner of Lot 1, Block A, Section 1, Steele Addition, Plat Cabinet 3, Slide 498, Plat Records, Taylor County, Texas bears $S00^{\circ}49'37''W$ $208.86'$
THENCE $N00^{\circ}49'37''E$ with the East line of said Maple Street $271.70'$ to the point of beginning and containing 16.206 acres of land.

There are no visible encroachments upon this property.
Surveyed on the ground March 23, 2022

BEARING BASIS
TEXAS STATE PLANE ZONE 2 COORDINATES:
NAD 83, TEXAS NORTH CENTRAL ZONE
(ZONE 5351, FIPS 4202)
DETERMINED FROM GPS SURVEY DATA.

NOTICE
THIS PLAT IS INVALID WITHOUT AN ORIGINAL SIGNATURE ACROSS THE SEAL.

Alvin Joe Adams
Alvin Joe Adams, P.E., R.P.L.S.
P.E. No. 49263, R.P.L.S. No. 4130
ADAMS ENGINEERING AND SURVEYING INC.
ALL RIGHTS RESERVED

JOB: 22-057