



SYMBOL LEGEND

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



**SAMUEL PATE SURVEY
ABSTRACT NO. 515**

ROY LEONEL HERNANDEZ
AND MARIA HERNANDEZ
30' ACCESS EASEMENT
INSTRUMENT No. 2022-00428941
O.P.R.A.C.T.

ROY LEONEL HERNANDEZ
AND MARIA HERNANDEZ
CALLED 12.502 ACRES
INSTRUMENT No. 2022-00428941
O.P.R.A.C.T.

JEFFREY ARMENTA AND
TATIANA ARMENTA
CALLED 72.91 ACRES
"TRACT ONE"
INSTRUMENT NO. 2022-00419954
O.P.R.A.C.T.

POB

"32.00 ACRES &
30' ACCESS
EASEMENT"
FND ½" I.R.
W/TPS CAP
N:10403563.76
E:4097993.89

**T. & N.O. RR. CO. SURVEY
ABSTRACT NO. 732**

REMAINDER OF
RAYONIER FOREST RESOURCES, LP.,
CALLED 130.7 ACRES
"TRACT 34"
INSTRUMENT No. 2006-00221665
O.P.R.A.C.T.

PORTION OF
RAYONIER FOREST RESOURCES, LP.,
CALLED 130.7 ACRES
"TRACT 34"
INSTRUMENT No. 2006-00221665
O.P.R.A.C.T.

LINE	BEARING	DISTANCE
L1	S 08°12'34" E	45.87'
L2	S 12°19'25" E	55.63'
L3	S 15°38'27" E	53.67'
L4	S 19°37'43" E	54.72'
L5	S 24°50'03" E	50.98'
L6	S 30°43'55" E	45.06'
L7	S 33°34'30" E	222.71'
L8	S 31°14'15" E	34.21'
L9	S 24°41'02" E	45.87'
L10	S 13°39'02" E	56.03'
L11	S 03°47'53" E	52.25'
L12	S 03°05'05" W	72.77'
L13	S 02°51'43" W	126.68'
L14	S 08°08'00" W	38.35'
L15	S 12°21'42" W	32.84'
L16	S 23°21'40" W	23.84'
L17	S 38°52'19" W	36.94'
L18	S 49°42'48" W	75.20'
L19	S 46°02'37" W	59.09'
L20	S 40°32'34" W	79.93'
L21	S 42°44'05" W	127.90'
L22	S 44°06'44" W	83.23'
L23	S 48°29'46" W	32.04'
L24	S 52°49'24" W	58.63'
L25	S 57°35'15" W	59.85'
L26	S 54°36'34" W	66.50'
L27	S 43°39'23" W	58.11'
L28	S 30°10'09" W	61.18'

FND CONCRETE
MONUMENT

S 72°32'30" W 864.84'

SET ½" I.R.
W/TPS CAP

3.2'

N 72°32'30" E 758.42'

@708.42'
SET ½" I.R.
W/TPS CAP

N 63°19'02" E 947.84'

32.00 ACRES

PORTION OF
RAYONIER FOREST RESOURCES, LP.,
CALLED 140 ACRES
"TRACT 31"
INSTRUMENT No. 2006-00221665
O.P.R.A.C.T.

N 55°51'24" W 1503.80'

APPROXIMATELY 0.249 ACRES
LIES WITHIN THE ROADBED
OF ROBBINS CAMP ROAD

REMAINDER OF
RAYONIER FOREST RESOURCES, LP.,
CALLED 140 ACRES
"TRACT 31"
INSTRUMENT No. 2006-00221665
O.P.R.A.C.T.

@30.00'
SET ½" I.R.
W/TPS CAP

POT

"30' ACCESS
EASEMENT
SET ½" I.R.
W/TPS CAP

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
TEXAN TITLE INSURANCE COMPANY
G.F. NO.: NAC10804
EFFECTIVE DATE: MAY 26, 2023

THE SUBJECT TRACT(S) AS SHOWN HEREON MAY BE SUBJECT TO THE
FOLLOWING ITEM(S) LISTED IN SCHEDULE B, OF SAID TITLE COMMITMENT:

1. THOSE AS PER ITEM 1, SCHEDULE B, OF SAID TITLE COMMITMENT.
- 10i) R.O.W. EASEMENT TO ATLANTIC REFINING CO, PER VOL. 215, PG. 379, O.R.A.C.T. (MAY OR MAY NOT AFFECT / NO EVIDENCE OF PIPELINES ON GROUND)
- 10j) CONVEYANCE TO PEOPLES GULF COAST NATIONAL GAS PIPELINE CO. PER VOL. 238, PG. 62, D.R.A.C.T. (BLANKET / NO EVIDENCE OF PIPELINES ON GROUND)
- 10k) TERMS, CONDITIONS AND STIPULATIONS TO PLYCHAMP COMPANY PER VOL. 348, PG. 539, D.R.A.C.T. (MAY OR MAY NOT AFFECT / RIGHTS EXPIRE IN 99 YEARS STARTING FROM JUNE 28, 1968)
- 10l) AGREEMENT TO GULF REFINING COMPANY PER VOL. 363, PG. 890, D.R.A.C.T. (BLANKET)
- 10m) ASSIGNMENT TO CITIES SERVICE PIPE LINE AND TEXAS PIPE LINE CO. PER VOL. 425, PG. 107, D.R.A.C.T. (MAY OR MAY NOT AFFECT / NO EVIDENCE OF PIPELINES ON GROUND)
- 10r) UNRECORDED PIPELINE EASEMENT DESCRIBED IN INSTRUMENT FROM INTERNATIONAL PAPER COMPANY, A NEW YORK CORPORATION TO CLASSIC OIL & GAS, INC. (MAY OR MAY NOT AFFECT / NO EVIDENCE OF PIPELINES ON GROUND)
- 10u) R.O.W. EASEMENT TO TEXAS LAND CONSERVANCY PER INSTRUMENT No. 2008-00248878, O.R.A.C.T. (DOES NOT AFFECT)

BEING A 32.00 ACRE TRACT OF LAND SITUATED IN THE SAMUEL PATE SURVEY, ABSTRACT NUMBER 515, AND THE T. & N.O. RR. CO. SURVEY, ABSTRACT NUMBER 732, ANGELINA COUNTY, TEXAS, BEING COMPRISED OF A PORTION OF THAT CERTAIN CALLED 140 ACRE TRACT DESCRIBED AS "TRACT 31" AND A PORTION OF THAT CERTAIN CALLED 130.7 ACRE TRACT DESCRIBED AS "TRACT 34", BOTH DESCRIBED IN INSTRUMENT TO RAYONIER FOREST RESOURCES, LP., RECORDED UNDER INSTRUMENT NUMBER 2006-00221665 OF THE OFFICIAL PUBLIC RECORDS OF ANGELINA COUNTY, TEXAS (O.P.R.A.C.T.), SAID 32.00 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY DESCRIBED METES AND BOUNDS DESCRIPTION.

TOGETHER HERewith THE FOLLOWING 30 FOOT WIDE ACCESS EASEMENT:

BEING A 30 FOOT ACCESS EASEMENT (EASEMENT) SITUATED IN THE SAMUEL PATE SURVEY, ABSTRACT NUMBER 515 AND THE T. & N.O. RR. CO. SURVEY, ABSTRACT NUMBER 732, ANGELINA COUNTY, TEXAS, BEING OVER AND ACROSS THAT CERTAIN CALLED 140 ACRE TRACT DESCRIBED AS "TRACT 31" AND THAT CERTAIN CALLED 130.7 ACRE TRACT DESCRIBED AS "TRACT 34", BOTH IN INSTRUMENT TO RAYONIER FOREST RESOURCES, LP., RECORDED UNDER INSTRUMENT NUMBER 2006-00221665 OF THE OFFICIAL PUBLIC RECORDS OF ANGELINA COUNTY, TEXAS (O.P.R.A.C.T.) SAID EASEMENT BEING 30 FEET WESTERLY OF THE ATTACHED METES AND BOUNDS DESCRIPTION.

THE SURVEY WAS CREATED FROM NOTES AND OBSERVATIONS TAKEN ON THE GROUND UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT AT TIME OF 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 NUMBER	27814_32.000 AC
DATE	06/16/2023
DRAWN BY	TNK
CHECKED BY	MHC
FIELD CREW	GR
REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	

PURCHASER.....WILLIAM R. KING
ADDRESS.....ROBBINS CAMP ROAD, HUNTINGTON, TX 75949
SURVEY.....SAMUEL PATE, A - 515
SURVEY.....T. & N.O. RR. CO., A - 732
SUBJECT.....32.00 ACRES
COUNTY.....ANGELINA

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48005C0600E HAVING AN EFFECTIVE DATE OF 09/29/2010.

ALL COORDINATES, BEARINGS AND DISTANCES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983 (2011 ADJUSTMENT), CENTRAL ZONE (TXC-4203), U.S. SURVEY FEET, AND ARE BASED ON GPS OBSERVATIONS MADE BY TEXAS PROFESSIONAL SURVEYING, LLC.

Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

