

0' 200' 400' 600'

Scale: 1" = 200'

**SYMBOL LEGEND**

- X— WIRE FENCE
- OE— OVERHEAD ELECTRIC
- //// EDGE OF ASPHALT
- SET SURVEY MONUMENT
- FOUND SURVEY MONUMENT
- ⊙ POWER POLE

LUIS ORDAZ AND  
HEATHER ELAINE ORDAZ  
CALLED 42.000 ACRES  
VOL. 1649, PG. 511  
O.P.R.C.C.T.

TOAN BAO LUU  
CALLED 10.00 ACRES  
DOCUMENT No. 2019-14005  
O.P.R.C.C.T.

NGA NGUYEN  
CALLED 10.00 ACRES  
VOL. 707, PG. 636  
O.P.R.C.C.T.

HIEP DINH NGUYEN  
CALLED 10.10 ACRES  
VOL. 708, PG. 72  
O.P.R.C.C.T.

**TRACT 21**  
**15.248 ACRES**

PORTION OF  
HAWTHORNE LAND, LLC  
CALLED 297.961 ACRES  
DOCUMENT No. 2022-187435  
O.P.R.C.C.T.

**G.B. GARRARD SURVEY**  
**ABSTRACT No. 105**

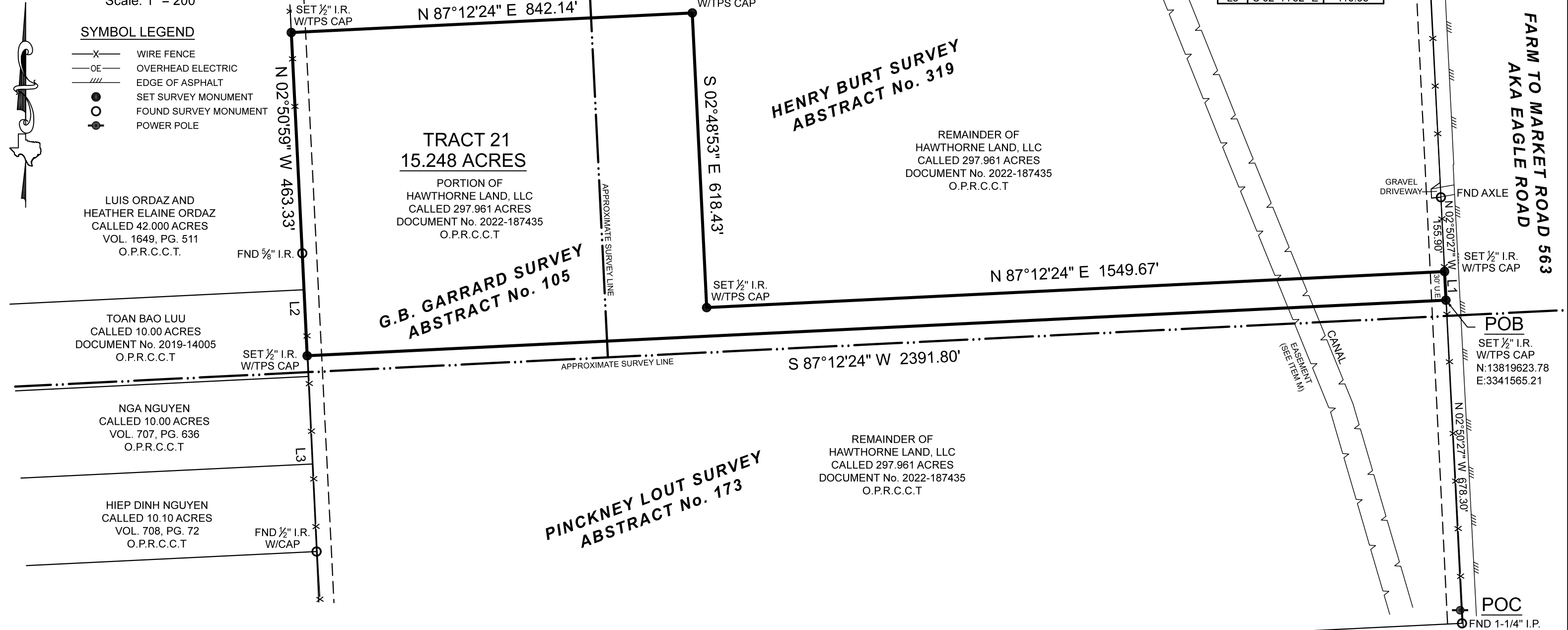
**PINCKNEY LOU SURVEY**  
**ABSTRACT No. 173**

**HENRY BURT SURVEY**  
**ABSTRACT No. 319**

REMAINDER OF  
HAWTHORNE LAND, LLC  
CALLED 297.961 ACRES  
DOCUMENT No. 2022-187435  
O.P.R.C.C.T.

REMAINDER OF  
HAWTHORNE LAND, LLC  
CALLED 297.961 ACRES  
DOCUMENT No. 2022-187435  
O.P.R.C.C.T.

LINE	BEARING	DISTANCE
L1	S 02°50'27" E	60.00'
L2	N 02°44'52" W	215.10'
L3	S 02°44'52" E	410.95'



THE PARENT TRACT IS SUBJECT TO THE FOLLOWING ITEM(S) LISTED IN SCHEDULE B OF ITS TITLE COMMITMENT:

- 10M. EASEMENT WATER CANAL PER VOL. 107, PG. 453, D.R.C.C.T. (BLANKET / DEED IS ONLY FOR THE S.P. DONLEY SURVEY, A-356)
- 10W. EASEMENT PIPELINE PER VOL. 284, PG. 622, D.R.C.C.T. AND C.F. No. 2008-38955, O.P.R.C.C.T. (BLANKET \*)
- 10Z. EASEMENT PIPELINE PER VOL. 109, PG. 171, D.R.C.C.T. AND VOL. 143, PG. 668, D.R.C.C.T. (BLANKET)
- 10FF. EASEMENT UTILITY PER VOL. 99, PG. 465, D.R.C.C.T. (MAY OR MAY NOT AFFECT / DEED DOES NOT GIVE A REFERENCE AS TO WHAT TRACT THE EASEMENT IS ON)
- 10GG. EASEMENT UTILITY PER VOL. 99, PG. 473, D.R.C.C.T. (MAY OR MAY NOT AFFECT / DEED DOES NOT GIVE A REFERENCE AS TO WHAT TRACT THE EASEMENT IS ON)
- 10HH. EASEMENT R.O.W. PER VOL. 152, PG. 527, D.R.C.C.T. (DOES NOT AFFECT)
- 10II. EASEMENT R.O.W. PER VOL. 192, PG. 287, D.R.C.C.T. (DOES NOT AFFECT)
- 10JJ. EASEMENT PIPELINE PER VOL. 284, PG. 618, D.R.C.C.T. AND C.F. No. 2008-38955, O.P.R.C.C.T. (BLANKET \*)
- 10KK. R.O.W. PER VOL. 301, PG. 364, D.R.C.C.T. (DOES AFFECT / SHOWN HEREON)
- 10LL. EASEMENT R.O.W. PER VOL. 307, PG. 467, D.R.C.C.T. (DOES AFFECT / SHOWN HEREON)
- 10MM. EASEMENT R.O.W. PER VOL. 320, PG. 418, D.R.C.C.T. (DOES NOT AFFECT)
- 10RR. EASEMENT PIPELINE PER VOL. 188, PG. 849, O.P.R.C.C.T. (BLANKET \*)

\* NO EVIDENCE OF PIPELINES ON THE GROUND AND THE TEXAS RAILROAD COMMISSION GIS DOES NOT SHOW ANY PIPELINES ON THIS PROPERTY)

<b>PROJECT NUMBER</b>	27332_TR21
<b>DATE</b>	09-21-2022
<b>DRAWN BY</b>	AJD
<b>CHECKED BY</b>	MJW
<b>FIELD CREW</b>	JN
<b>REVISION 1</b>	12/12/22 LABEL CANAL
<b>REVISION 2</b>	- - -
<b>REVISION 3</b>	- - -
<b>REVISION 4</b>	- - -

PURCHASER.....HAWTHORNE LAND, LLC  
ADDRESS.....WEST BAYSHORE DRIVE, ANAHUAC, TX, 77514  
SURVEY.....HENRY BURT, A-319, G.B. GARRARD, A-105  
SUBJECT.....15.248 ACRES  
COUNTY.....CHAMBERS

**BOUNDARY SURVEY**

BEING A 15.248 ACRE TRACT OF LAND SITUATED IN THE HENRY BURT SURVEY, ABSTRACT NUMBER 319 AND THE G.B. GARRARD SURVEY, ABSTRACT NUMBER 105, CHAMBERS COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN CALLED 297.961 ACRE TRACT DESCRIBED IN INSTRUMENT TO HAWTHORNE LAND, LLC, RECORDED UNDER DOCUMENT NUMBER 2022-187435 OF THE OFFICIAL PUBLIC RECORDS OF CHAMBERS COUNTY, TEXAS (O.P.R.C.C.T.), SAID 15.248 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS DESCRIPTION.

ALL OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48071C0395E HAVING AN EFFECTIVE DATE OF 5/4/2015.

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (TXSC-4204), GRID MEASUREMENTS.

I HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE UNDER MY SUPERVISION ON THE GROUND OF THE ABOVE DESCRIBED PROPERTY, AND THAT THE ABOVE PLAT 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.

Thomas A. McIntyre  
Registered Professional Land Surveyor No. 6921

