



Scale: 1" = 200'

**MAP LEGEND**

- Set Iron Rod w/ TPS Cap
- Found Survey Monument
- Calculated Corner
- ⊗ Found Fence Corner Post
- OHP — Overhead Power Line
- PP Power Pole
- Telephone Pedestal
- Edge of Road - Asphalt/Gravel
- x — Wire Fence
- ⚡ Pipeline Marker

**GEORGE H. LITTLE SURVEY**  
**ABSTRACT No. 662**  
 FARM TO MARKET ROAD 2761  
 (VOL. 231, PG. 271, D.R.C.C.T.)

POC  
 FND 3/4" I.P.

APPARENT SURVEY LINE

S 19°45'02" E 1159.84'

POB  
 SET 1/2" I.R.  
 W/TPS CAP

COUNTY ROAD 48 - 1/2  
 N 19°45'02" W 414.44'

SET 1/2" I.R.  
 W/TPS CAP

N 41°55'23" E 1119.64'

REMAINDER OF  
 HAWTHORNE LAND, LLC  
 CALLED 379.34 ACRES  
 VOL. 978, PG. 259  
 D.R.C.C.T.

SET 1/2" I.R.  
 W/TPS CAP

**TRACT 15**  
**10.100 Acres**  
 PORTION OF  
 HAWTHORNE LAND, LLC  
 CALLED 379.34 ACRES  
 VOL. 978, PG. 259  
 D.R.C.C.T.

SET 1/2" I.R.  
 W/TPS CAP

REMAINDER OF  
 HAWTHORNE LAND, LLC  
 CALLED 379.34 ACRES  
 VOL. 978, PG. 259  
 D.R.C.C.T.

ENTERPRISE PIPELINE  
 (PER RRC GIS)

**PETER K. BARTLESON SURVEY**  
**ABSTRACT No. 84**

BOUNDARY SURVEY

BEING a 10.100 acre tract situated in the Peter K. Bartleson Survey, Abstract Number 84, Colorado County, Texas, being a portion of that certain called 379.34 acre tract described in instrument to Hawthorne Land, LLC, recorded in Volume 978, Page 259 of the Deed Records of Colorado County, Texas (D.R.C.C.T.), said 10.100 acre tract being more particularly described by attached metes and bounds description.

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.

Purchaser .....  
 Survey ..... Peter K. Bartleson Survey, A-84  
 Area ..... 10.100 Acres  
 Colorado County, Texas  
 Job No.: ..... K213-02\_Tract 15-NEW  
 Scale: ..... 1" = 200'  
 Date: ..... 2/07/2021  
 Drawn By: ..... LEG/DED  
 Field Crew: ..... TC  
 Checked By: ..... MGG  
 Revised: ..... -/-/-

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.

No portion of this property appears to lie within the 100 Year Floodplain per graphic scaling of Community Panel No. 48089C0300D having an effective date of 02/04/2011.

Basis of Bearings:

Bearings shown hereon are based on GPS observations and are referenced to the NAD83, Texas State Plane Coordinate System, South Central Zone (4204).



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 FIRM REGISTRATION No. 100834-00



*Carey A. Johnson*  
 Registered Professional Land Surveyor No. 6524