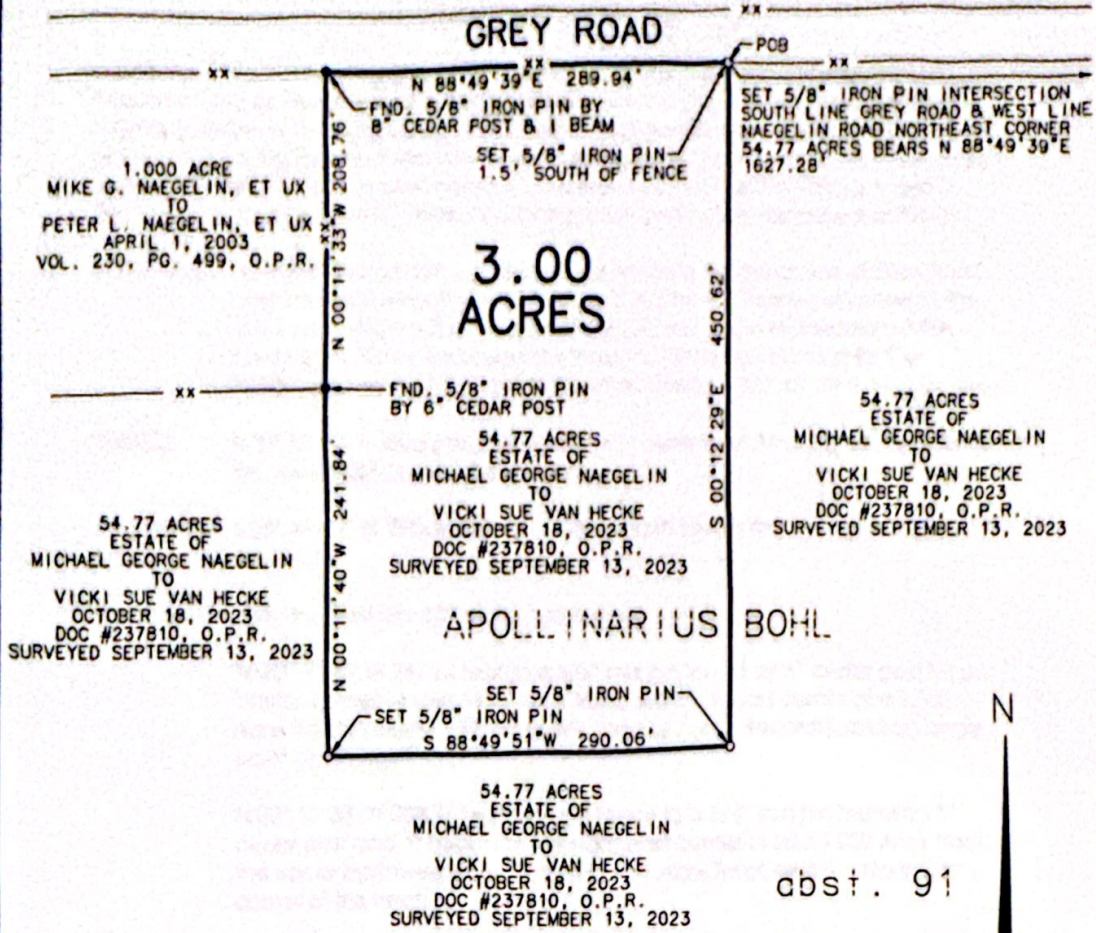


ATASCOSA COUNTY, TEXAS

Sur. 518



1.000 ACRE
MIKE G. NAEGELIN, ET UX
TO
PETER L. NAEGELIN, ET UX
APRIL 1, 2003
VOL. 230, PG. 499, O.P.R.

54.77 ACRES
ESTATE OF
MICHAEL GEORGE NAEGELIN
TO
VICKI SUE VAN HECKE
OCTOBER 18, 2023
DOC #237810, O.P.R.
SURVEYED SEPTEMBER 13, 2023

54.77 ACRES
ESTATE OF
MICHAEL GEORGE NAEGELIN
TO
VICKI SUE VAN HECKE
OCTOBER 18, 2023
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SURVEYED SEPTEMBER 13, 2023

LEGEND:

- xx — FENCE LINE
- POB POINT OF BEGINNING
- O.P.R. OFFICIAL PUBLIC RECORDS ATASCOSA COUNTY, TEXAS

SCALE 1" = 100'

BEARINGS SHOWN HEREON ARE FROM GPS OBSERVATIONS TEXAS COORDINATE SYSTEM NAD (83).

THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.

PREPARED FOR: VICKI VAN HECKE - SELLER
MADISON DERAY - BUYER
SURVEYED ON THE GROUND: APRIL 17, 2024

A PLAT OF A 3.00 ACRE TRACT OF LAND SITUATED ABOUT 24.4 MILES N 38° W OF JOURDANTON IN ATASCOSA COUNTY, TEXAS.

I HEREBY CERTIFY THAT THE FOREGOING PLAT AND ACCOMPANYING FIELD NOTE DESCRIPTION WERE PREPARED FROM AN ACTUAL SURVEY PERFORMED ON THE GROUND, UNDER MY SUPERVISION, AND THAT THEY ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. HOWARD SURVEYING ACCEPTS RESPONSIBILITY FOR THIS PLAT ONLY TO THE ORIGINAL CLIENTS FOR WHICH IT WAS PREPARED.

THIS THE 21ST DAY OF MAY 2024.

Keith Howard
KEITH HOWARD, R.F.L.S. NO. 5949
HOWARD SURVEYING
TBPELS FIRM NO. 10125700
402 STATE HWY 173 SOUTH
HONDO, TEXAS 78861
830-426-4776



FIELD NOTES TO DESCRIBE

A 3.00 Acre Tract of land being situated about 24.4 miles N 38° W of Jourdanton in Atascosa County, Texas, being out of Survey No. 518, Abstract No. 91, Apollinarius Bohl, original grantee, and being out of a 54.77 Acre Tract (surveyed September 13, 2023) as described from the Estate of Michael George Naegelin to Vicki Sue Van Hecke in deed dated October 18, 2023 and recorded in Document #237810 of the Official Public Records of Atascosa County, Texas, and being more particularly described as follows:

BEGINNING: At a 5/8" iron pin set 1.5 South of the fence in the South line of Grey Road and the North line of said 54.77 Acre Tract for the Northeast corner of this tract from which a 5/8" iron pin previously set at the intersection of the South line of Grey Road and the West line of Naegelin Road for the Northeast corner of said 54.77 Acre Tract bears N 88° 49' 39" E 1627.28 feet;

THENCE: S 00° 12' 29" E 450.62 feet into said 54.77 Acre Tract to a 5/8" iron pin set for the Southeast corner of this tract;

THENCE: S 88° 49' 51" W 290.06 feet to a 5/8" iron pin set for the Southwest corner of this tract;

THENCE: With the West line of this tract as follows:

N 00° 11' 40" W 241.84 feet to a 5/8" iron pin found by 6" cedar post for an interior corner of said 54.77 Acre Tract, the Southeast corner of a 1.000 Acre Tract (Volume 230, Page 499, Official Public Records), and an angle point of this tract;

N 00° 11' 33" W 208.76 feet along a fence to a 5/8" iron pin found by 8" cedar post and 'I' beam for the Northeast corner of said 1.000 Acre Tract, the upper Northwest corner of said 54.77 Acre Tract, and the Northwest corner of this tract;

THENCE: N 88° 49' 39" E 289.94 feet along a fence with the South line of Grey Road and the North line of said 54.77 Acre Tract to the POINT OF BEGINNING.

Bearings shown herein are from GPS observations Texas Coordinate System NAD (83).

I hereby certify that the foregoing field note description and accompanying plat were prepared from an actual survey performed on the ground, under my supervision and that to the best of my belief and knowledge they are true and correct.

This the 21st day of May 2024.

Keith Howard
Keith Howard, R.P.L.S. No. 5949
Howard Surveying
TBPELS Firm No. 10125700
402 State Hwy 173 South
Hondo, Texas 78861
(830) 426-4776

