

**GRIMES COUNTY, TEXAS**  
ALLEN VINCE SURVEY, A- 96

POINT OF BEGINNING  
SET 5/8" IRON ROD WITH CAP STAMPED N89°02'29"E 30.91'

CALLLED 5 ACRES VOL. 1456 PAGE 194 D.R.G.C.T.

CONTROLLING FOUND 5/8" IRON ROD

CALLLED 10 ACRES VOL. 1718 PAGE 781 D.R.G.C.T.

N89°00'28"E 1047.69'

10'X10' LIVESTOCK SHELTER

BARN

5'X12' WELL HOUSE

50 FOOT EASEMENT VOL. 275, PG. 630 D.R.G.C.T.

50 FOOT EASEMENT VOL. 369, PG. 333 D.R.G.C.T.  
VOL. 372, PG. 120 R.P.R.G.C.T.  
VOL. 509, PG. 640 R.P.R.G.C.T.

S80°59'17"E 281.67'

CALLLED 9.007 ACRES VOL. 1319 PAGE 641 D.R.G.C.T.

2-STORY WOOD SHED SEE DETAIL

1488 ACRE (650,003 SQUARE FEET)

2-STORY METAL COVERED AREA  
GRAVEL DRIVEWAY

FOUND 5/8" IRON ROD N89°01'57"E 30.10'

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FOUND 5/8" IRON ROD N89°01'57"E 30.10'

S00°59'17"E 281.67'

CALLLED 10.48 ACRES VOL. 1183 PAGE 81 D.R.G.C.T.

FOUND 5/8" IRON ROD

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S00°59'17"E 281.67'

CALLLED 12 ACRES VOL. 1035 PAGE 422 D.R.G.C.T.

CALLLED 5.818 ACRES VOL. 1602 PAGE 135 D.R.G.C.T.

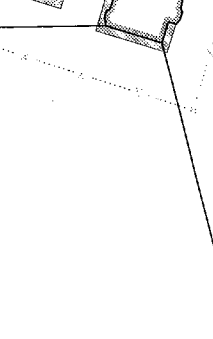
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S88°00'15"W 879.93'

POINT OF BEGINNING N89°00'15"E 30.89'

FOUND FENCE POST N89°00'15"E 30.89'

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**NOTES:**

1. THE SURVEYOR HAS RELIED UPON THE COMMITMENT FOR TITLE INSURANCE ISSUED BY CHICAGO TITLE INSURANCE COMPANY, G.P.O. NO. 1177580077, EFFECTIVE DATE AUGUST 12, 2008, WITH REGARD TO ANY RECORDED EASEMENTS, RIGHTS-OF-WAY OR RESTRICTIONS, OR OTHER MATTERS OF RECORD HAS BEEN PERFORMED BY THE SURVEYOR. THE SURVEYOR HAS NO KNOWLEDGE OF ANY UNRECORDED EASEMENTS, RIGHTS-OF-WAY OR RESTRICTIONS, OR OTHER MATTERS OF RECORD.
2. THIS SURVEY DOES NOT PROVIDE A DETERMINATION OR OPINION CONCERNING THE LOCATION OR EXISTENCE OF WETLANDS, FAULT LINES, TOXIC OR HAZARDOUS WASTE AREAS, SUBSURFACE, OVERHEAD, SUBSURFACE AND ENVIRONMENTAL CONDITIONS OR OTHER MATTERS WHICH IS MADE CONCERNING THE SUITABILITY OF THE SUBJECT TRACT FOR ANY INTENDED USE, PURPOSE OR DEVELOPMENT.
3. DATE OF SURVEY: 02/07/2010
4. BASIS OF BEARING IS BASED ON VOLUME 1318, PAGE 641 OF THE (GEO) RECORDS OF GRIMES COUNTY, TEXAS
5. THIS SURVEY PLAT IS ACCOMPANIED BY A METES AND BOUNDS OF EISEN DATE.

**SCHEDULE B ITEMS:**

100. Easements set forth in instrument dated May 12, 1956, recorded in Volume 275, Page 630 of the (Geo) Records of Grimes County, Texas. (As shown)

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TO: CHICAGO TITLE INSURANCE COMPANY AND DAREN COBBY AND STACEY COBBY AND PHILIP W. BOURLAND REGISTERED PROFESSIONAL LAND SURVEYOR

THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 3A, CONDITION III SURVEY.

PHILIP W. BOURLAND  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 6488 - STATE OF TEXAS

09/11/2010  
DATE

1"=60'

GRAPHIC SCALE

0 30 60 90 120

N  
W  
E  
S

GRIMES COUNTY, TEXAS  
PHILIP W. BOURLAND  
REGISTERED PROFESSIONAL LAND SURVEYOR  
NO. 6488

BOURLAND  
LAND SURVEYING, LLC  
2400 FM 308  
WALLIS, TEXAS 77378  
(281) 752-3013  
THIS FIRM REG. # 024235