Surveyor:
Maples & Associates
420 S. Liveoak, Ste 200
P.O. Box 893
Lampasas, Texas 76550
Firm No. 10097700
Tel (512) 556-2078
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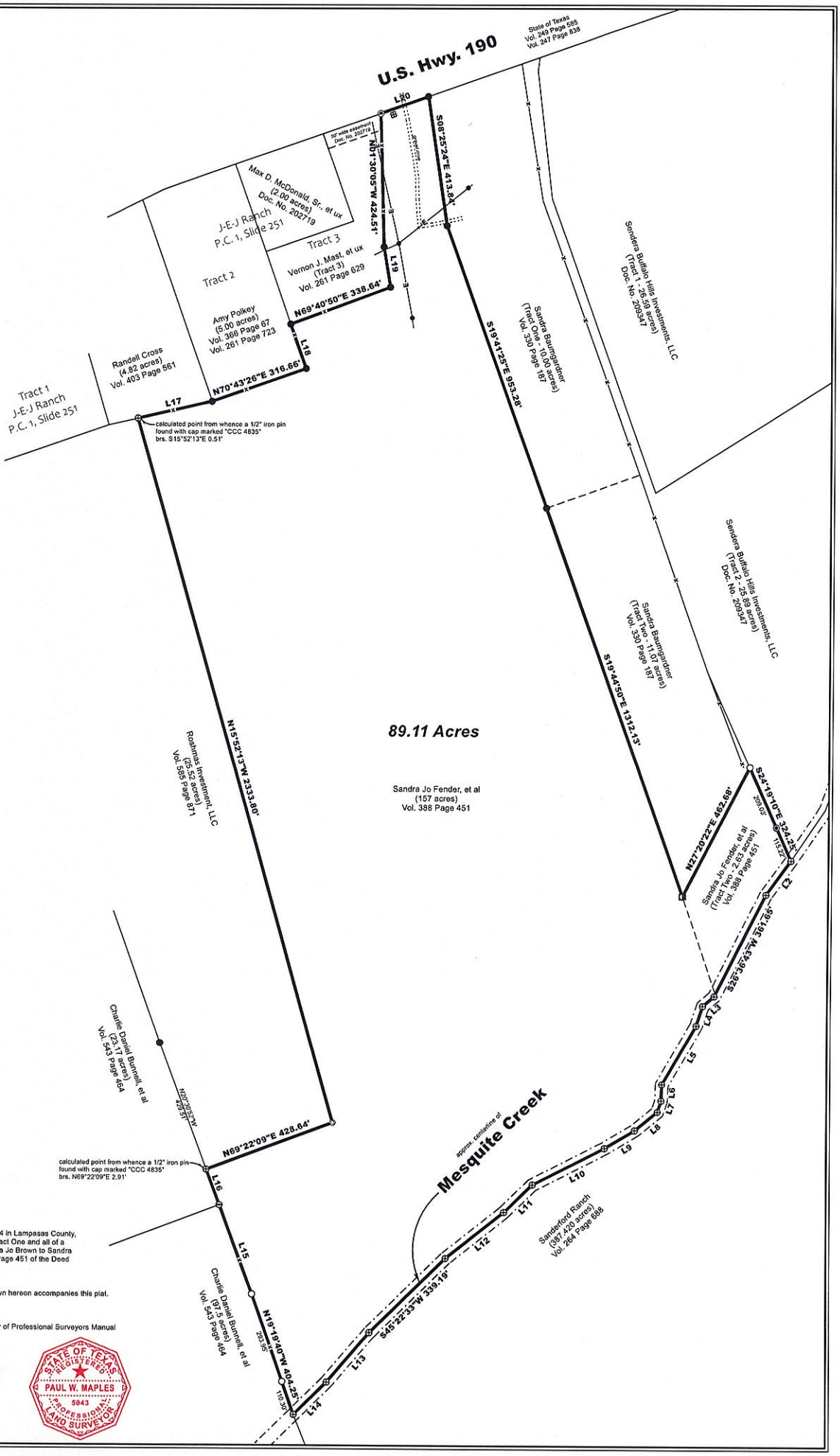

Basis of Bearings:
Texas State Plane Coordinate System
NAD83(2011) Texas Central Zone.
Distances are grid.

This survey was performed without the benefit of a Title Commitment.

LINE	BEARING	DISTANCE
L2	S36°06'50"W	134.03'
L3	S49°37'50"W	47.81'
L4	S17°35'53"W	66.79'
L5	S29°58'05"W	217.29'
L6	S1°55'59"W	51.62'
L7	S18°14'07"W	37.88'
L8	S50°28'46"W	93.84'
L9	S59°00'44"W	111.80'
L10	S62°52'26"W	257.33'
L11	S45°35'40"W	126.71'
L12	S51°40'10"W	236.90'
L13	S40°41'55"W	207.59'
L14	S45°34'35"W	147.40'
L15	N20°20'50"W	301.80'
L16	N20°30'52"W	120.79'
L17	N77°01'29"E	242.44'
L18	N19°21'27"W	150.74'
L19	N9°25'42"W	129.42'
L20	N70°42'31"E	160.96'

LEGEND

- 1/2" Iron Pin Set with cap marked "MAPLES RPLS 5043"
- Calculated Point
- 3/8" Iron Pin Found
- 1/2" Iron Pin Found
- 1/2" Iron Pin Found with cap marked "MAPLES RPLS 5043"
- 1/2" Iron Pin Found with cap marked "JM GOODSON RPLS 1960"
- 1/2" Iron Pin Found with cap
- 1/2" Iron Pin Found with cap marked "CCC 4835"
- 2.5" Pipe Post
- —x— Wire Fence
- —E— Overhead Electric
- Guy Wire
- Power Pole
- A/C Unit
- Water Meter
- ( ) Record Calls

LAND TITLE SURVEY

Being 89.11 acres of the Sarah Pennington Survey, Abst. No. 534 in Lampasas County, Texas, and being part of a 157 acre tract of land described as Tract One and all of a 2.63 acre tract of land described as Tract Two in a deed from Eva Jo Brown to Sandra Jo Fender, et al, dated June 10, 2003, as recorded in Vol. 388, Page 451 of the Deed Records of Lampasas County, Texas.

A legal description of even survey date herewith of the tract shown hereon accompanies this plat.

Surveyed on the ground on May 29, 2026.

This survey substantially complies with the current Texas Society of Professional Surveyors Manual of Practice requirements for a Category 1A, Condition 4 Survey.

Paul W. Maples, RPLS
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Job No. 260431

STATE OF TEXAS REGISTERED PAUL W. MAPLES 5043 PROFESSIONAL LAND SURVEYOR

Traverse PC