

18.79 ACRES
GREGORIO RIOS
VOL. 526, PG. 491
D.R.L.C.,TX.

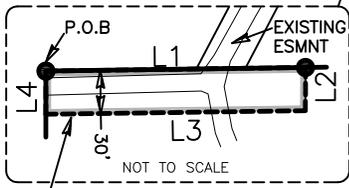
35.87 ACRES
WILLIAM R. SCHMIDT, III
& GAYLE YVONNE SCHMIDT
VOL. 231, PG. 644
O.R.L.C.,TX.

35.76 ACRES
STEPHEN & AZAILIA
TENNIS REVOCABLE
LIVING TRUST
VOL. 770, PG. 356
O.R.L.C.,TX.

POINT OF BEGINNING
FOUND ANGLE IRON
Y = 13,720,658.49
X = 2,700,988.13

(N 89°49'15" E 1338.25')
N 88°09'45" E 1336.88'

FOUND FENCE
CORNER POST



**30' WIDE
ACCESS
EASEMENT**

29.45 ACRES
KEITH A RABEL &
H. WAYNE RABEL
VOL. 137, PG. 176
O.R.L.C.,TX.

WH
LIVING
HEIRS
A-284

**88.22
ACRE TRACT**

29.45 ACRES
MICHAEL J BEYETTE
VOL. 757, PG. 191
O.R.L.C.,TX.

(N 00°38'30" E 2877.78')
N 01°01'53" W 2871.66'

FENCE
(TYP.)

WATER
WELL

S 01°02'41" E 2876.33'
(N 00°38'30" E 2877.78')

88.30 ACRES
WILLIAM E KEY
VOL. 230, PG. 248
O.R.L.C.,TX.

29.45 ACRES
RUSSELL P ZAVESKY
VOL. 167, PG. 35
O.R.L.C.,TX.

FOUND 1/2"
IRON PIPE

S 88°21'46" W 1337.48'
(S 90°00'00" W 1338.19')

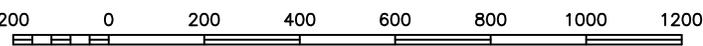
FOUND 2"
IRON PIPE

146.72 ACRES
JOE W & SHERRYL D KLIMPLE
VOL. 605, PG. 787
O.R.L.C.,TX.

149.00 ACRES
DELBERT JANIK &
SANDRA WADE
VOL. 300, PG. 746
O.R.L.C.,TX.

NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS COORDINATE SYSTEM OF 1983, (NAD83) SOUTH CENTRAL ZONE, PER GPS OBSERVATIONS.
2. (BEARING DISTANCE) INDICATES RECORD BEARING AND DISTANCE.



SCALE: 1" = 400 FEET

I HEREBY STATE THAT THIS PLAT SHOWS THE SUBJECT LOCATION AS SURVEYED ON THE GROUND 2/24/21. THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

COLE E. BARTON
REGISTERED PROFESSIONAL LAND SURVEYOR
LICENSE NO. 6368



LINE	BEARING	DISTANCE
L1	N 88°09'45" E	181.13'
L2	S 01°01'53" E	30.00'
L3	S 88°09'45" W	181.13'
L4	N 01°01'53" W	30.00'



**BARTON
& ASSOCIATES**
LAND SURVEYING

2321 TROPICAL WIND DRIVE, CORPUS CHRISTI, TX 78414 | (361) 208-4284
TEXAS LICENSED SURVEYING FIRM 10194009
THE INTERSECTION OF QUALITY AND EFFICIENCY

88.22 ACRE TRACT

88.22 ACRES OF LAND OUT OF THE W.H. LIVING HEIRS SURVEY, ABSTRACT 284, LAVACA COUNTY, TEXAS, BEING THAT SAME TRACT CONVEYED BY EARLENE M. BOTARD TO WARREN G. AND KATHRYN J. BOTARD IN WARRANTY DEED WITH VENDOR'S LIEN DATED APRIL 8, 2002 AND RECORDED IN VOLUME 256, PAGE 359 OF THE OFFICIAL RECORDS OF LAVACA COUNTY, TEXAS.

Completion Date:	03/03/21	File Name:	88.22AC
Scale:	1"=400'	Surveyed by:	CB/LB
Drawn by:	DJ	Checked by:	AF/CB

JOB #: 2102018