

FIELD NOTES

**6.34 ACRES OF LAND
PART OF THE ROACH TRACT**

**J.Y. AGUILERA SURVEY
ABSTRACT NO. 2**

**TRACT 3
FREESTONE COUNTY, TEXAS**

Being all of that certain lot, tract or parcel of land located in the J.Y. Aguilera Survey Abstract No. 2 Freestone County, Texas and being part of a called 20.69 acre tract of land as described in Deed to Dennis G. Roach, Jr., and wife, Laura Roach recorded in Volume 1632, Page 122 of the Official Records of Freestone County, Texas. Said lot, tract or parcel of land being more particularly described as follows:

BEGINNING at a 3/4" iron pipe found at the northerly corner of the said Roach tract, the easterly corner of a called 20.69 acre Tract One as described in Deed to Raborn L. Reader, Jr., and Loretta A. Reader recorded as Instrument No. 2401167 of the Official Records of Freestone County, Texas and in the southwesterly line of a called 165.093 acre tract of land as described in Deed to Sara Pearson Wirtz recorded in Volume 703, Page 74 of the Official Records of Freestone County, Texas;

THENCE, S 31° 19' 55" E, along the northeasterly line of the said Roach tract and the southwesterly line of the said Wirtz tract 202.88 feet to a 1/2" iron rod set (red cap "Shallow Creek") for the easterly corner of this tract;

THENCE, through the said Roach tract as follow: S 59° 00' 00" W, 1361.95 feet to a 1/2" iron rod set (red cap "Shallow Creek") for the southerly corner of this tract and N 31° 00' 00" W, 202.88 feet to a 1/2" iron rod set (red cap "Shallow Creek") for the westerly corner of this tract in the northwesterly line of the said Roach tract and the southeasterly line of the said Reader tract from which a 3/4" iron pipe found at the westerly corner of the said Roach tract bears S 59° 00' 00" W, 802.52 feet;

THENCE, N 59° 00' 00" E, along the northwesterly line of the said Roach tract and the southeasterly line of the said Reader tract 1360.78 feet to the POINT OF BEGINNING and CONTAINING 6.34 ACRES OF LAND MORE OR LESS.

***BASIS OF BEARINGS:** per northwesterly line of Vol. 1632, Pg. 122