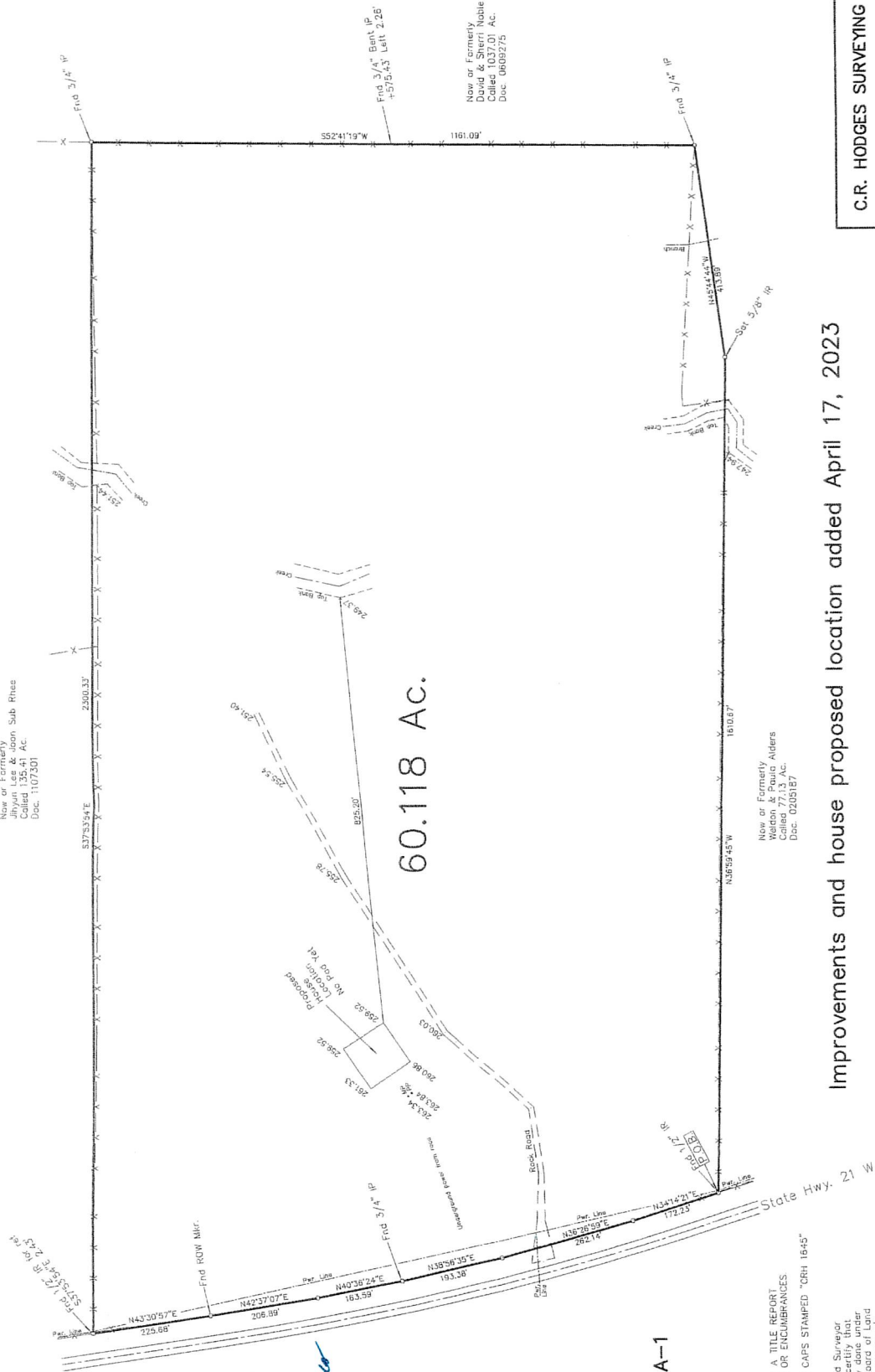


Now or Formerly
Jihyun Lee & Jason Sub Rhee
Called 135.41 Ac.
Doc. 1107301



60.118 Ac.



COLLIN ALDRICH SUR., A-1
Houston County, Texas
1" = 200'
April 13, 2022

THIS SURVEY WAS DONE WITHOUT BENEFIT OF A TITLE REPORT
AND MAY BE SUBJECT TO OTHER EASEMENTS OR ENCUMBRANCES.
ALL SET 1/2" IRON RODS ARE SET WITH RED CAPS STAMPED "CRH 1645"

I, C.R. Hodges, a Registered Professional Land Surveyor,
do hereby certify that this plat represents on the ground survey done under
my supervision and conforms to the Texas Board of Land
Surveying standards, and there are no viable easements,
overlaps, or encroachments except as shown.
Bearings, dimensions, and coordinates are based upon
Texas State Plane Grid System as derived from NAD 83.
Observations tied to the National Spatial Reference System.
Area calculations were made using the same datum as the
coordinates and are intended to be "area or bulk" acreages.
Projection: Texas Central Zone 4803
Datum: NAD83
Grid Units: US Survey Feet

C.R. HODGES SURVEYING

P.O. BOX 924
1212 EAST HOUSTON AVE.
CROCKETT, TEXAS 75835
PHONE: 936-544-7608
FAX: 936-544-7612
hodgessurveying@gmail.com

Improvements and house proposed location added April 17, 2023

Now or Formerly
Warden & Paula Alders
Called 17.11 Ac.
Doc. 0205187

Field Notes for 60.118 Acres
COLLIN ALDRICH SURVEY, A-1
Houston County, Texas

60.118 acres out of and a part of the COLLIN ALDRICH SURVEY, A-1, in Houston County, Texas and being the same land described in a deed to Timothy A. Johnson, recorded in Doc. No. 20211052, of the Official Records of Houston County, which 60.118 acres more particularly described by metes and bounds as follows:

BEGINNING on a found $\frac{1}{2}$ inch iron rod for the North West corner of this tract And being the North corner of the now or formerly Weldon and Paula Alders called 77.13 acres tract, recorded in Doc. No. 0205187 of the Official Records of Houston County, Texas;

THENCE along with the South East ROW of State Hwy. No. 21, West, N 34 deg. 14 min. 21 sec. E, 172.23 feet, N 36 deg. 26 min. 59 sec. E, 262.14 feet, N 38 deg. 56 min. 35 sec. E, 193.38 feet, N 40 deg. 36 min. 23 sec. E, 163.59 feet, N 42 deg. 37 min. 07 sec. E, 206.89 feet, and N 43 deg. 30 min. 57 sec. E, 225.68 feet, to a found $\frac{1}{2}$ inch iron rod for reference corner, S 37 deg. 53 min. 54 sec. E, 243.00 feet;

THENCE S 37 deg. 53 min. 54 sec. E, 2300.33 feet to a found $\frac{3}{4}$ inch iron pipe for the East corner of this tract, and being in the North West line of the now or formerly David and Sherri Noble called 1037.01 acres tract, recorded in Doc. No. 0609275 of the Official Records of Houston County;

THENCE S 52 deg. 41 min. 19 sec. W, 1161.09 feet to a found $\frac{3}{4}$ inch iron pipe for corner;

THENCE N 45 deg. 44 min. 44 sec. W, 413.89 feet to a $\frac{5}{8}$ inch iron rod set for corner;

THENCE N 36 deg. 59 min. 45 sec. W, 1610.67 feet to the place of beginning and containing 60.118 acres of land more or less.

Field Notes Prepared April 13, 2022.

