

Blakey Land Surveying

4650 Wilhelm Lane
Burton, Texas 77835-5794

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RANDALL LEE PATTERSON, TRUSTEE, ET AL
4.293 ACRE TRACT

ALL THAT TRACT OR PARCEL OF LAND containing 4.293 acres, situated in Washington County, Texas, being out of the Isaac Jackson Survey, Abstract No. 66, and being all or portion of a called 4.295 acre tract described in that deed from Texas National Bank to Randall Lee Patterson, Trustee, dated November 15, 1999, and recorded in Volume 944, Page 241 of the Official Records of Washington County, Texas, and also being all or portion of the same called 4.295 acre tract described in that deed from Randall and Linda S. Patterson to Joshua Seaman and Karissa Lewis, dated July 30, 2014, and recorded in Volume 1477, Page 0670 of the Official Records of Washington County, Texas, said 4.293 acre tract being more particularly described as follows:

BEGINNING at a found 3/8 inch iron rod, lying in the East margin of Jackson League Circle (county maintained public road), marking the Southwest corner of the Carmen E. Rast, et ux called 5.03 acre tract (Volume 1276, Page 908, Official Records of Washington County, Texas), the Northwest corner of the original called 4.295 acre tract (hereafter referred to as "original tract"), and the Northwest corner of the herein described 4.293 acre tract;

THENCE departing said road margin, along the South line of said Rast tract, with the North line of the original tract, N 83deg 25min 35sec E (record bearing for the original tract, this line being the BASIS OF BEARING LINE for this survey), 596.23 ft., to a found 3/8 inch iron rod at fence corner, lying in the West line of the Eddie E. Schmidt, et ux called 14.538 acre residue tract (Volume 317, Page 597, Deed Records of Washington County, Texas), marking the Southeast corner of said Rast tract, the Northeast corner of the original tract, and the Northeast corner of the herein described tract;

THENCE along a portion of the West line of said Schmidt tract, with the East line of the original tract, S 26deg 51min 54sec E, 160.81 ft., to a found 1/2 inch iron rod at fence corner, marking the Southwest corner of said Schmidt tract, the Northwest corner of the Deborah F. Hein called 2.870 acre tract (Volume 730, Page 470, Official Records of Washington County, Texas), the Northeast corner of the Alberto T. Rodriguez, et ux called 3.000 acre tract (Volume 1185, Page 586, Official Records of Washington County, Texas), the Southeast corner of the original tract, and the Southeast corner of the herein described tract;

THENCE along the North or Northwest line of said Rodriguez tract, with the South or Southeast line of the original tract, S 58deg 17min 41sec W, 652.20 ft., to a found 3/8 inch iron rod, lying in the Northeast margin of the aforementioned Jackson League Circle, marking the Northwest corner of said Rodriguez tract, the Southwest corner of the original tract, and the Southwest corner of the herein described tract;

THENCE along the Northeast margin of said road, with a Southwest line of the original tract, N 44deg 56min 49sec W, 63.26 ft., to a found 1/2 inch iron rod, marking an angle in said road margin, and marking a deed angle of the original tract;

THENCE along the East margin of said road, with the West line of the original tract, N 11deg 10min 28sec W, 88.96 ft., to a found 3/8 inch iron rod (bent), marking a deed angle of the original tract; and, N 09deg 33min 53sec W, 289.94 ft., to the **PLACE OF BEGINNING** and containing 4.293 acres of land.

September 26, 2014
W.O.#2014-2143



Michael J. Blakey
Michael J. Blakey
Registered Professional Land Surveyor

Plat prepared and made a part of this description.

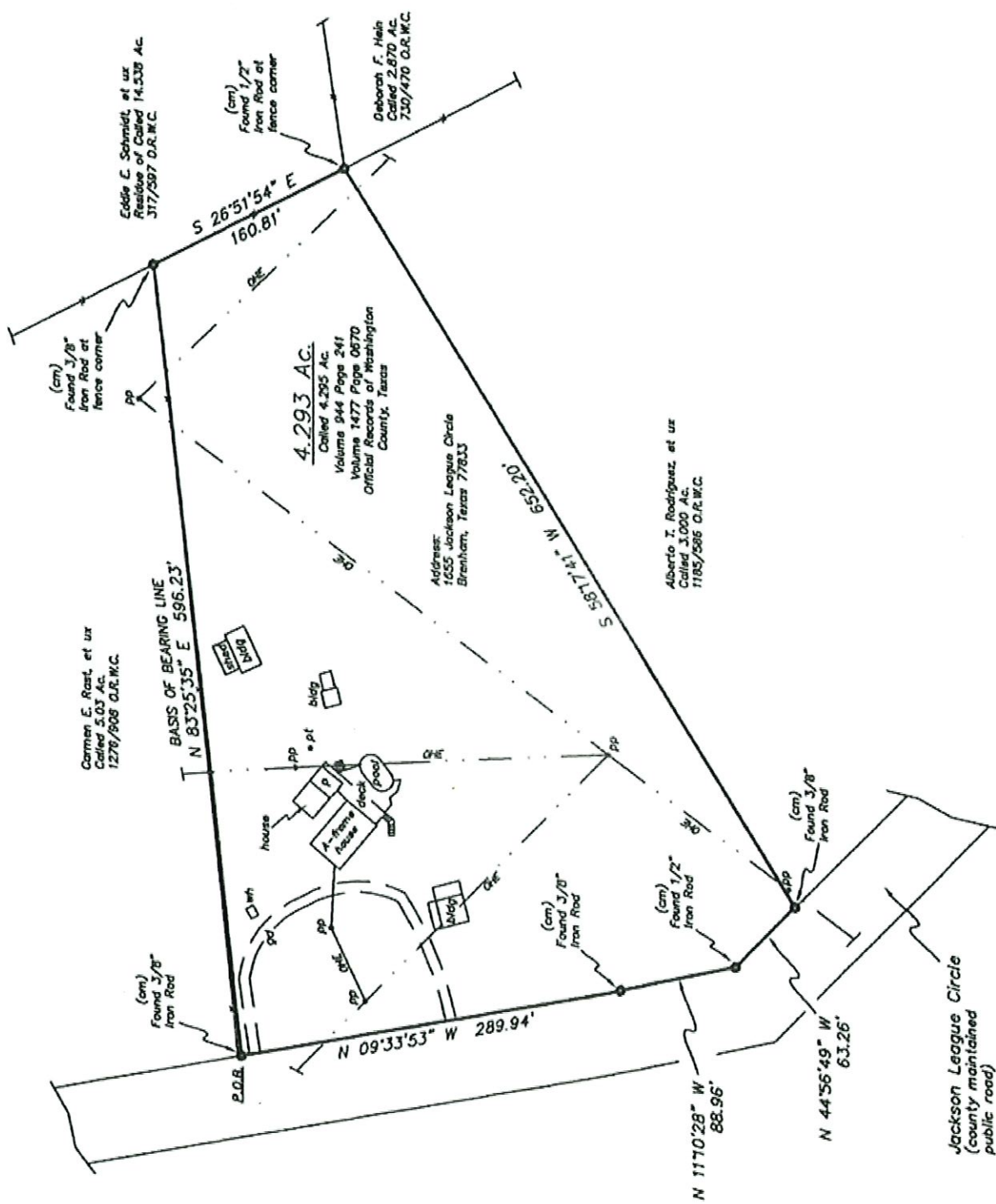
cm = control monument
pp = power (utility) pole
ChE = overhead electric line
gr = gravel drive
wh = well house
pt = propane tank
p = porch
bldg = building

The subject tract shown hereon does not lie within the Special Flood Hazard Area according to the FEMA Flood Insurance Rate Map for Washington County, Texas, Map Number 484770032C, effective date August 16, 2011.

Bearings shown hereon are based on the record bearing for the North line of the original called 4.293 acre tract, recorded in 944/241 O.R.W.C.

This plot accompanied by metes and bounds description.

Isaac Jackson Survey Abstract No. 66 Washington County, Texas



To: Randall Lee Patterson, Trustee, Joshua Seaman and Karlissa Lewis,
Brazos Valley Schools Credit Union, and Batts Title Company,
GF No. WA-14-268.

I, Michael J. Blakey, Registered Professional Land Surveyor, do hereby certify that this survey was made on September 26, 2014, on the ground of the property, legally described hereon, and is correct; and that there are no discrepancies, conflicts, shortages of area, boundary line conflicts, encroachments at ground level, overlapping of improvements, easements, or apparent rights-of-way, except as shown hereon, and said property has access to and from a dedicated roadway, except as shown hereon.



Michael J. Blakey
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Registered Professional Land Surveyor

W.O.#2014-2143

MORTGAGEE: BRAZOS VALLEY SCHOOLS CREDIT UNION
MORTGAGOR: JOSHUA SEAMAN
KARISSA LEWIS

Randall Lee Patterson, Trustee, et al

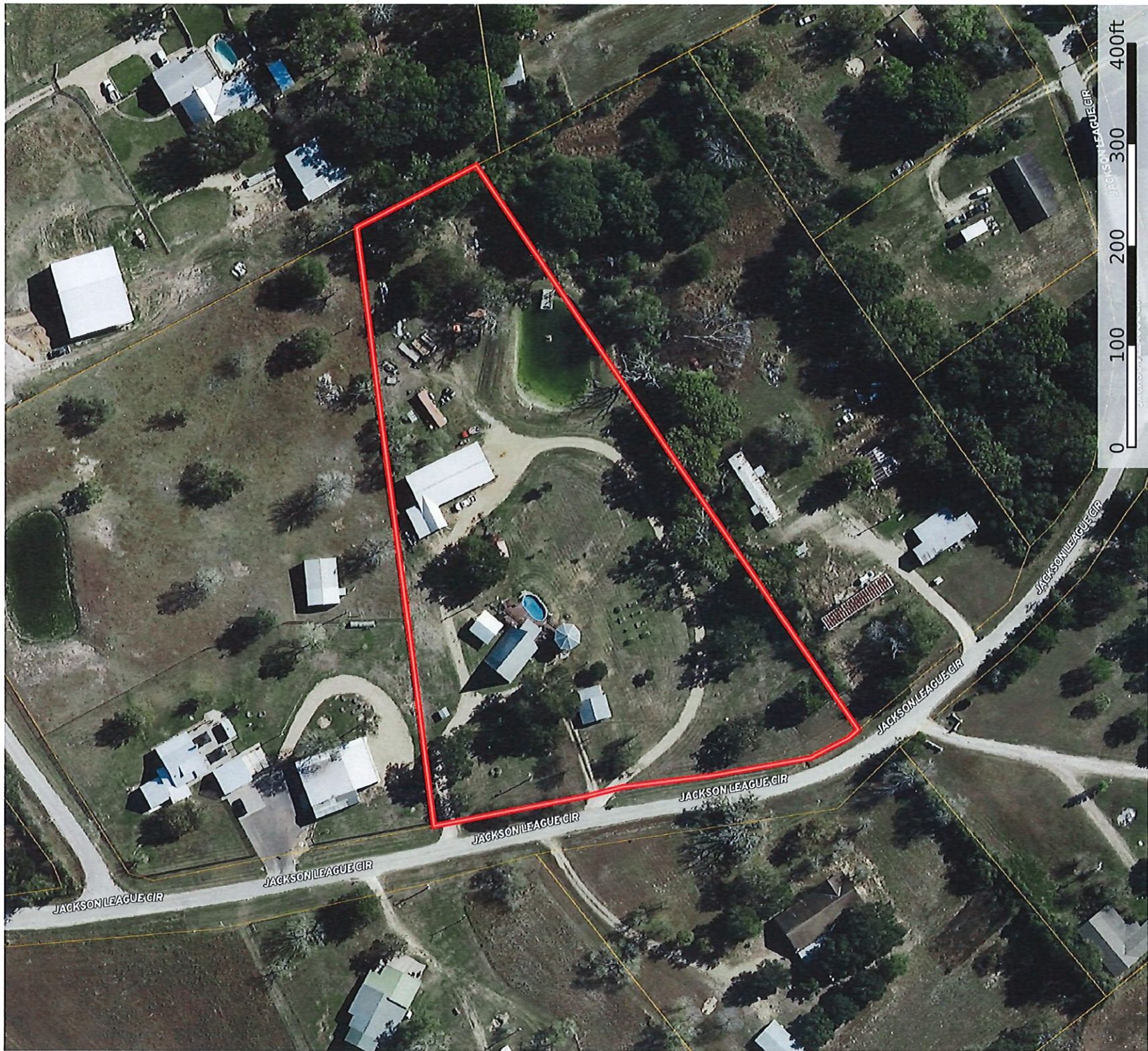
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RPLS 4052 RPLS 5935



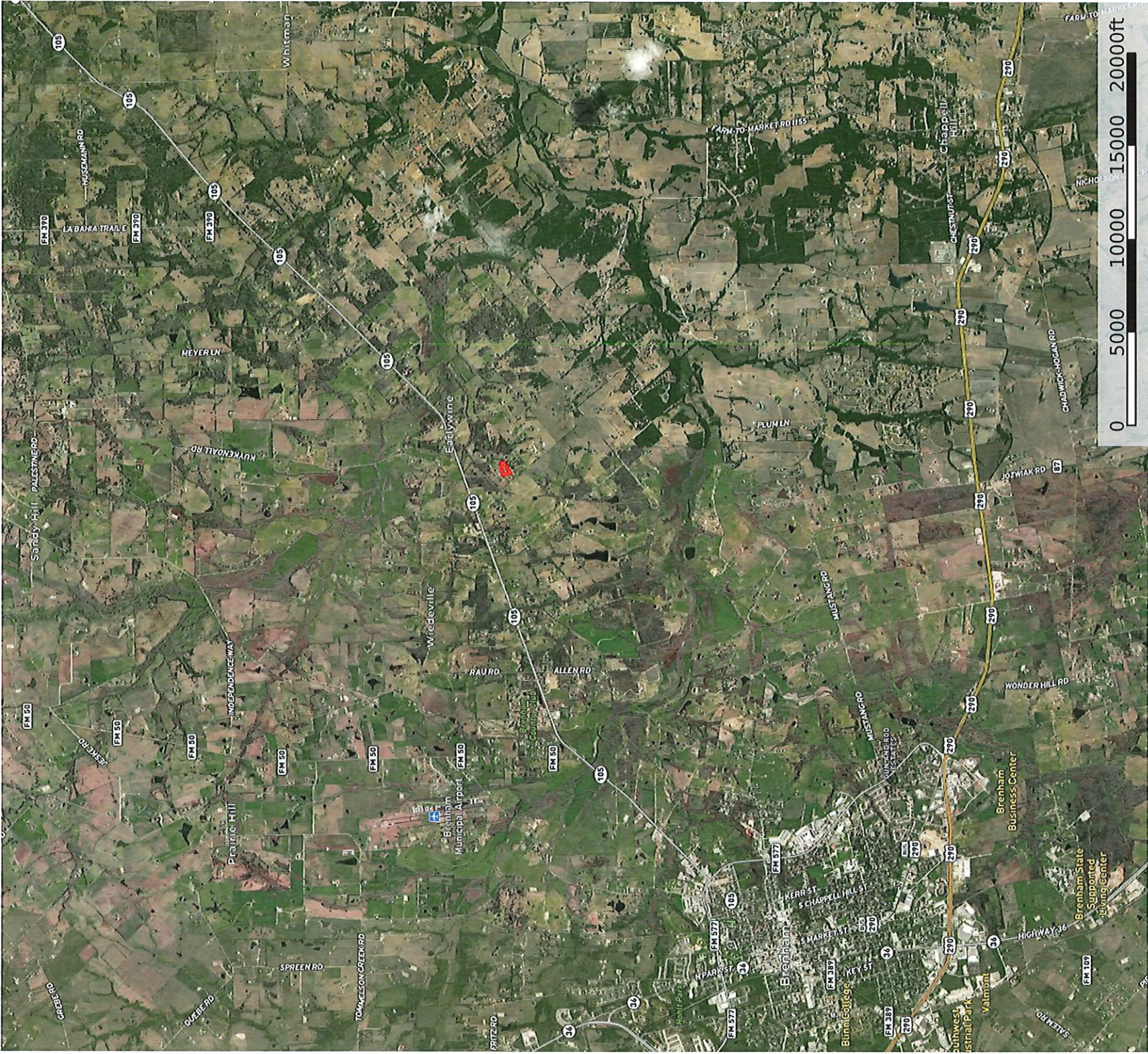
4850 Wilshire Lane
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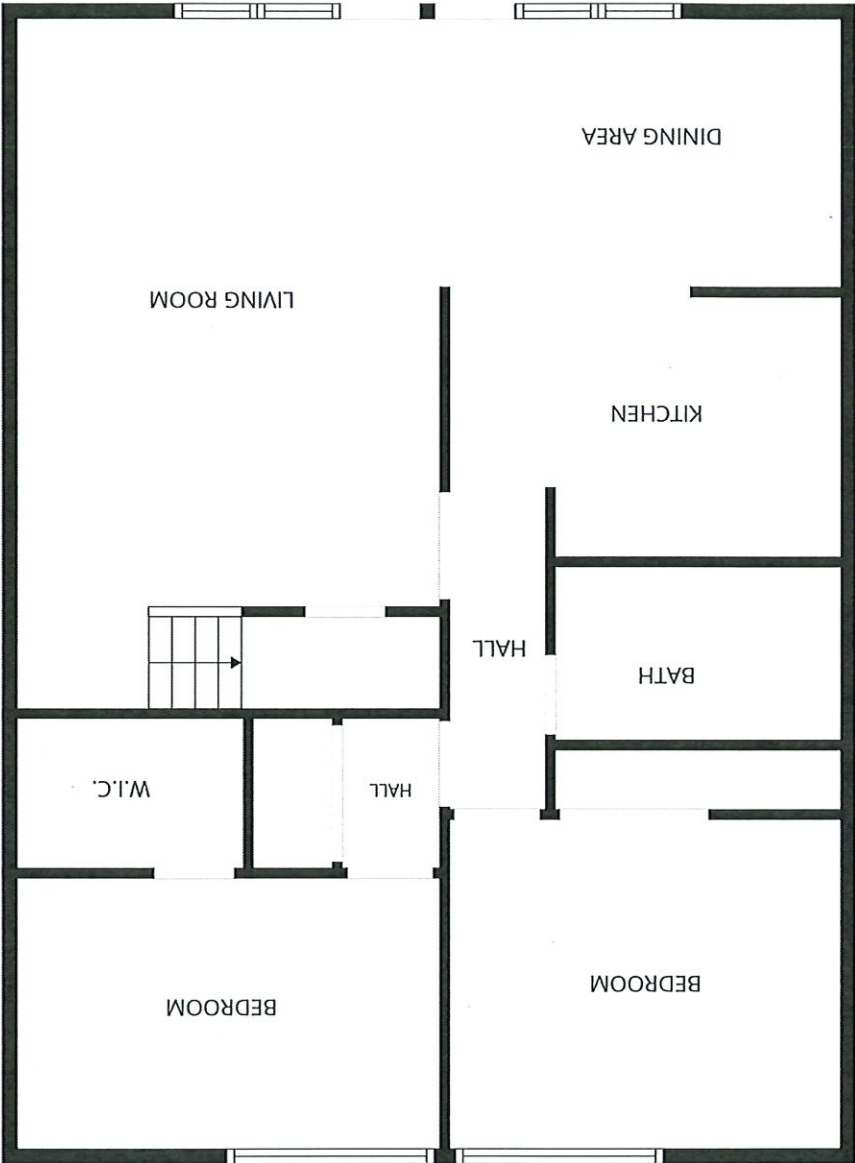
The information contained herein was obtained from sources deemed to be reliable. Land id's Services makes no warranties or guarantees as to the completeness or accuracy thereof.





Boundary

1st floor



2nd floor

