

**METES AND BOUNDS DESCRIPTION OF
0.469 ACRE (TRACT FOUR)
WRIGHT EDMUNDSON SURVEY, A-203
NACOGDOCHES COUNTY, TEXAS**

Being 0.469 acre of land situated in the Wright Edmundson Survey, A-203, Nacogdoches County, Texas, and being part of a called 10 acre tract described in a deed recorded in Volume 75, Page 308, Nacogdoches County Deed Records, (NCDR), said 0.469 acre tract being more particularly described by metes and bounds as follows and identified as "Tract 4" on the plat prepared by MTX Surveying, LLC on file as Job No. 220677, and Drawing No. 220677-4, (Bearing Basis: SPC Texas Central 4203, NAD83, GRID):

BEGINNING at a ½ inch iron rod with plastic cap stamped "MTX Surveying" set for northeast corner of this tract said point being the point of intersection of the west right of way line of U. S. Hwy. 59 with the north line of said Wright Edmundson Survey, A-203, said point being a curve which is concave to the northwest, and which is defined as follows: Radius = 2814.79 feet, Delta = 7° 48' 41", Chord = S 61° 41' 00" W, a distance of 383.46 feet;

THENCE in a southwesterly direction and with the arc of said curve, a distance of 383.76 feet to a ½" iron rod found in place at the southwest corner of this tract, same being the southeast corner of a called 1.039 acre tract described in a deed to Michael W. Outlaw and wife, Tiffany A. Outlaw, recorded in Document No. 2010-14231;

THENCE N 30° 44' 16" E, with the west line of this tract and the east line of said outlaw tract, a distance of 190.21 feet to a ½" iron rod found for the northwest corner of this tract, same being the northeast corner of said Outlaw tract and in the north line of said Edmundson survey;

THENCE N 85° 37' 16" E, with the north line of this tract and of said Edmundson survey, a distance of 241.06 feet to the **PLACE OF BEGINNING** and containing 0.469 acre of land, more or less.

I, Mark Henry Tooke, Registered Professional Land Surveyor No. 6474, do hereby certify that these field notes were prepared from an actual survey made on the ground, under my supervision, during the month of November, 2022.

GIVEN UNDER MY HAND AND SEAL this the 7th day of December, 2022

Mark Henry Tooke
Registered Professional Land Surveyor
Texas Registration No. 6474

