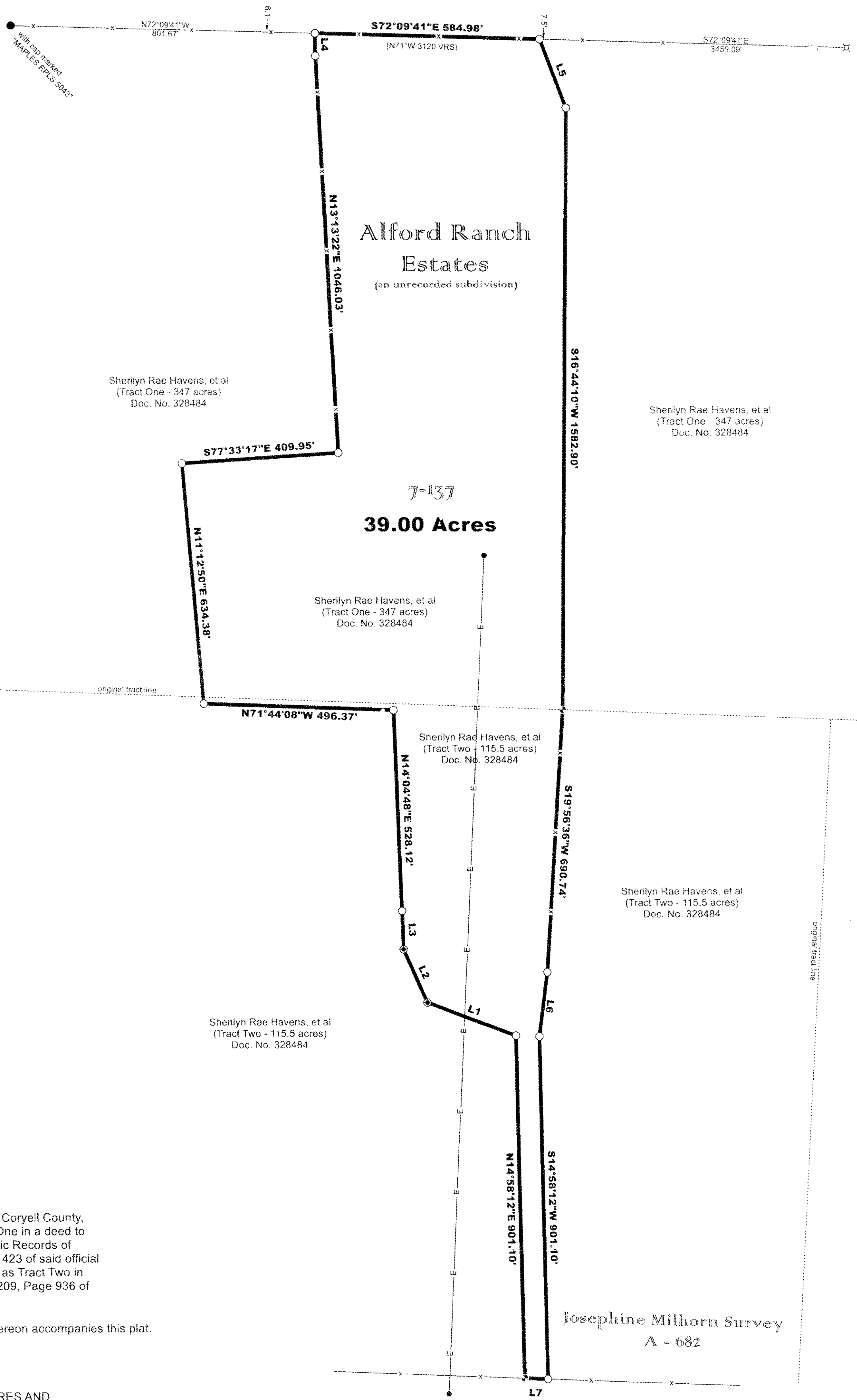
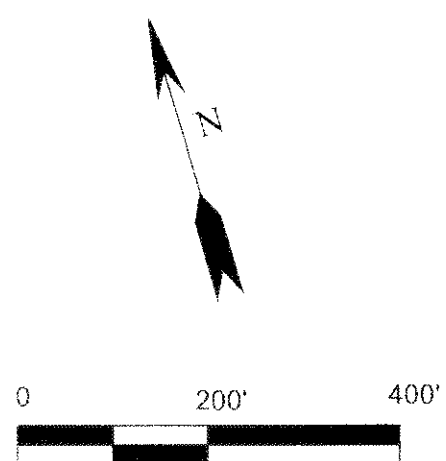


R.K. Necessary
 (310 acres)
 Vol. 58 Page 349



Alford Ranch Estates
 (an unrecorded subdivision)

39.00 Acres



Geodetic bearings derived from GPS observations.
 This survey was performed without the benefit of a Title Commitment.

LEGEND

- 1/2" Iron Pin Set with cap marked "MAPLES RPLS 5043"
- 1/2" Iron Pin Found
- ⊕ 3" Pipe Post
- ⊕ 4" Pipe Post
- x- Wire Fence
- E- Overhead Electric
- Power Pole
- Scale Break
- dist. Distance and direction from fence to deed line
- () Record Calls

RECORD LINE TABLE

LINE	BEARING	HORIZ DIST
L7	N71°W	109.1vrs
L1	N53°09'27"W	246.02'
L2	N7°45'54"W	152.89'
L3	N14°04'22"E	101.07'
L4	N15°36'48"E	59.10'
L5	S4°55'24"E	193.32'
L6	S23°33'21"W	170.06'
L7	N71°42'27"W	60.10'

BOUNDARY SURVEY

Being 39.00 acres of the Josephine Milhorn Survey, Abst. No. 682 in Coryell County, Texas, and being part of a 347 acre tract of land described as Tract One in a deed to Alford Family Trust, recorded as Doc. No. 256257 of the Official Public Records of Coryell County, Texas, and being further described in Vol. 163, Page 423 of said official public records; and being part of a 115.5 acre tract of land described as Tract Two in said deed to Alford Family Trust, and being further described in Vol. 209, Page 936 of said official public records.

A legal description of even survey date herewith of the tract shown hereon accompanies this plat.
 Surveyed on the ground on February 25, 2021.

This survey complies with the Professional and Technical Standards (Sections 663.13 - 663.21) of the GENERAL RULES OF PROCEDURES AND PRACTICES as promulgated by the Texas Board of Professional Engineers and Land Surveyors.

Paul W. Maples
 Paul W. Maples, RPLS
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 Job No. 210127-7-737



County Road 137
 Arthur Wells Survey No. 14
 A - 1017

Maples & Associates, Inc.

www.maplesinc.com • P.O. Box 893 • Lampasas, Texas 76550 • (512) 556-2078 • (512) 556-0500 fax • Firm No. 10097700

LEGAL DESCRIPTION OF A TRACT OF LAND IN CORYELL COUNTY, TEXAS.

Being 39.00 acres of the Josephine Milhorn Survey, Abst. No. 682 in Coryell County, Texas, and being part of a 347 acre tract of land described as Tract One in a deed to Alford Family Trust, recorded as Doc. No. 256257 of the Official Public Records of Coryell County, Texas, and being further described in Vol. 163, Page 423 of said official public records; and being part of a 115.5 acre tract of land described as Tract Two in said deed to Alford Family Trust, and being further described in Vol. 209, Page 936 of said official public records; said 39.00 acres being more particularly described as follows;

BEGINNING at a 1/2 inch iron pin set in a rock fence on the north line of said 347 acre tract and the south line of a 310 acre tract of land described in a deed to R.K. Necessary, as recorded in Vol. 58, Page 349 of said official public records, from whence a 1/2 inch iron pin set at fence corner on the west line of County Road 131 for the northeast corner of said 347 acre tract brs. South 72° 09' 41" East, 3459.09 feet;

THENCE South 04° 55' 24" East, along the general course of an old downed fence, 193.32 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set at a fence corner;

THENCE South 16° 44' 10" West, 1582.90 feet to a 4 inch pipe corner post on the occupied south line of said 347 acre tract and the occupied north line of said 115.5 acre tract;

THENCE South 19° 56' 36" West, along the general course of fence, 690.74 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set at a fence corner;

THENCE South 23° 33' 21" West, 170.06 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE South 14° 58' 12" West, 901.10 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set in fence on the north line of County Road 137;

THENCE North 71° 42' 27" West, with the north line of said County Road 137, 60.10 feet to a 4 inch pipe post

THENCE North 14° 58' 12" East, 901.10 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set at a fence corner;

THENCE North 53° 09' 27" West, 246.02 feet to a 3 inch pipe fence corner;

THENCE North 07° 45' 54" West, along the general course of a fence, 152.89 feet to a 3 inch pipe fence corner;

THENCE North 14° 04' 22" East, along the general course of a fence, 101.07 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 14° 04' 48" East, along the general course of a fence, 528.12 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 71° 44' 08" West, 496.37 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 11° 12' 50" East, 634.38 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;



THENCE South 77° 33' 17" East, 409.95 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 13° 13' 22" East, along the general course of a fence, 1046.03 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set;

THENCE North 15° 36' 48" East, along the general course of a fence, 59.10 feet to a 1/2 inch iron pin with cap marked "MAPLES RPLS 5043" set on the north line of said 347 acre tract and the south line of said 310 acre tract;

THENCE South 72° 09' 41" East, with the north line of said 347 acre tract and the south line of said 310 acre tract, 584.98 feet to the PLACE OF BEGINNING, as surveyed on the ground on March 2, 2021, by MAPLES & ASSOCIATES, INC., and as shown on an accompanying plat of even survey date herewith.



Paul W. Maples, RPLS
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