

S.M. GARVIN SURVEY
A-233

Residue of called 292.39 Acres
Douglas Lewis
(1445-355)

Residue of called 30.339 Acres
Santiago GP LLC
(1553-678)

Called 19.973 Acres
State of Texas
(2021-315486)

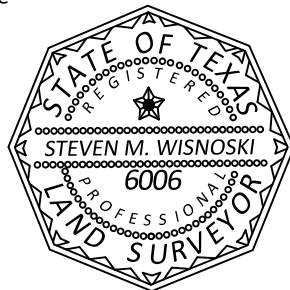
I, Steven M. Wisnoski, Registered Professional Land
Surveyor No. 6006 of the State of Texas do hereby certify
that this plat represents an on the ground survey made
under my personal and direct supervision.


Steven M. Wisnoski
R.P.L.S. 6006

Date: July 21, 2025

Wisnoski Land Surveying LLC
PO Box 1744
Navasota, Texas 77868
936-870-7100
TBPELS Firm #: 10085300 ©

Job #:
2016-02-02-01



LEGEND

FENCE	— x — x —
POWER POLE	•
AERIAL ELECTRIC LINE	— — — —

JOEL GREENWOOD SURVEY
A-20

MITCHELL SUBDIVISION
- Unrecorded -

Called 12.50 Acres
- Part of Tract 7 -
Amanda Stankevitz, et vir
(2021-314121)

Called 0.69 Acre Tract
Amanda Stankevitz, et vir
(2021-313968)

JOUBERT ROAD

60' Road Easement
Called 6.861 Acres
(1469-285)

Called 15.000 Acres
- Tract 8 -
Olivia and Amy Hixon
(738-437)

Point Of Beginning

(Fd) 1/2" IR

Proposed Lot 1

Residue of called 11.00 Acres
Charly Cook, et al
(2024-342498)

(Fd) 5/8" IR with
2" Aluminum Cap

Called 31.258 Acres
State of Texas
(2018-298447)

(Fd) 5/8" IR with
2" Aluminum Cap

STATE HIGHWAY 249

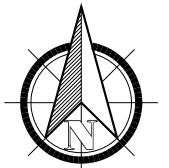
Called 15.710 Acres
State of Texas
(1710-719)

Called 88.42 Acres
Save & Except 15.710 Acres
CRAAW LLC-RS-NO. 2
(2025-345211)

Situated in Grimes County, Texas, out of the Isaac Pierson Survey, Abstract No.
381 & being a part of a called 88.42 acre tract as described in a Special
Warranty Deed from Anthony J. Cunneen and Amanda Hopping-Cunneen to
CRAAW LLC-RS-NO. 2, dated February 5, 2025, of record in Document No.
2025-345211 of the Real Property Records of Grimes County, Texas.

NOTES:

- 1) All Deed references are of the Real Property Records of Grimes County, Texas.
- 2) The signature & seal affixed hereon is certified to CRAAW LLC-RS-No. 2 & Anthony Cunneen. Any use of the survey document without specific approval is prohibited and voids any warranty and or liability.
- 3) All distances and areas are surface values reported in U.S. Survey Feet.
- 4) © 2025 by Wisnoski Land Surveying LLC. All Rights Reserved.
- 5) The subject tract does not appear to be located within Zone "A" or "AE" of FEMA's FIRM No. 48185C 0475C with an effective date of April 3, 2012.
- 6) The Sinclair Refining Company right of way (182-409) does not appear to affect the subject tract.



Scale: 1" = 200'
Basis of Bearings
Grid North, State Plane Coordinate
System of 1983, Central Zone, Leica
RTK Network