

H. PREWITT
SUR., A-839

Now or Formerly
Larry Knox &
Debbie Knox Barton
577/125
Doc. 1105007

NATHANIEL SHIRLEY
SUR., A-927

MARY A. PAULSON
SUR., A-1159

Now or Formerly
Joe B. Bruner
Called 4.68 Ac.
607/381
607/383

Now or Formerly
Drexel Harrison
Called 214.61 Ac
1140/499

C.R. 3365

Now or Formerly
Freddy Wilson
Called 3.0 Ac.
Doc. 0703837

WM. J. GANN SUR., A-438

18.320 Ac.

C.R. 3365

Now or Formerly
Anderson Chapel Church
Called 1.00 Ac
419/740

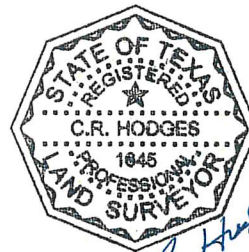
Now or Formerly
Vernon Mosley, Jr. Investments Ltd
& Peak Interest, Inc
Part of Inst. # 20252238



Houston County, Texas

1" = 300'

January 2, 2026



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

THIS SURVEY WAS DONE WITHOUT BENEFIT OF A TITLE REPORT
AND MAY BE SUBJECT TO OTHER EASEMENTS OR ENCUMBRANCES.

ALL SET IRON RODS ARE SET WITH RED CAPS STAMPED "CRH 1645"
ALL ABSTRACT SURVEY LINES SHOWN ARE THE APPROXIMATE LOCATIONS.

I, C.R. Hodges, a Registered Professional Land Surveyor
No. 1645, in the State of Texas, do hereby certify that
this Plat represents an on the ground survey done under
my supervision and conforms to the Texas Board of Land
Surveying standards, and there are no visible easements,
overlaps, or encroachments except as shown.

Bearings, dimensions, and coordinates are based upon
Texas State Plane Grid System as derived from RTK GPS
Observations tied to the National Spatial Reference System.
Area calculations have been made relative to said grid
coordinates and are intended to be "More or Less" acreages.

Projection: Texas Central Zone 4203
Geo. Datum: NAD27 Vert. Datum: NAVD88
Grid Units: US Survey Feet

Field Notes for 18.320 Acres
NATHANIEL SHIRLEY SURVEY, A-927 (17.319 Ac.)
H. PREWITT SURVEY, A-839 (1.001 Ac.)
Houston County, Texas

18.320 acres out of and a part of the NATHANIEL SHIRLEY SURVEY, A-927, H. PREWITT SURVEY, A-839, in Houston County, Texas, and being all of Tract 17, and part of Tracts 12A and 12B, deeded to a part of the now or formerly Vernon Mosley Jr. Investments LTD, and Peal Interest, Inc. part of Instrument No. 20252238, Official Records of Houston County, which 18.320 acres more particularly described by metes and bounds as follows:

BEGINNING on a set 5/8 inch iron rod at an interior corner of this said 18.320 acres tract, being the South corner of the original Tract 17, and being the East corner of the now or formerly Joe E. Bruner called 4.68 acres tract, recorded in Vol. 607, Page 381 and Vol. 607, Page 383, Houston County Deed Records, and also being a West corner of the MARY A. PAULSON SURVEY, A-1159, a South corner of H. PREWITT SURVEY, A-839, and being in a West line of the NATHANIEL SHIRLEY SURVEY, A-927;

THENCE N 39 deg. 11 min. 12 sec. W, 227.78 feet to a 5/8 inch iron rod set for corner, being the West corner of the original Tract 17, and being in the North line of now or formerly Joe B. Bruner called 4.68 acres tract, recorded in Vol. 607, Page 381 and Vol. 607, Page 383 of Houston County Deed Records, and being the North line of MARY A. PAULSON SURVEY, A-1159, the South line of the H. PREWITT SURVEY, A-839, and also being a South corner of now or formerly Larry Knox and Debbie Knox Barton, recorded in Vol. 577, Page 125, and Doc. No. 1105007 of the Official Records of Houston County;

THENCE N 27 deg. 37 min. 43 sec. E, 208.33 feet to a set 5/8 inch iron rod for corner, being the North corner of the original Tract 17, and being an interior corner of said now or formerly Larry Knox and Debbie Knox Barton recorded in Vol. 577, Page 125, of the Houston County County Deed Records, and Doc. No. 1105007 of the Official Records of Houston County;

THENCE S 39 deg. 11 min. 11 sec. E, 227.78 feet to a set 5/8 inch iron rod for corner, being the East corner of the original Tract 17, and being a South corner of said H. PREWITT SURVEY, A-839, and being in the West line of the said NATHANIEL SHIRLEY SURVEY, A-927;

THENCE N 27 deg. 37 min. 41 sec. E, 49.30 feet to a 5/8 inch iron rod set for corner, being in the West line of the said NATHANIEL SHIRLEY SURVEY, A-927, and the South East line of the said H. PREWITT SURVEY, A-839;

THENCE S 75 deg. 30 min. 17 sec. E, 613.29 feet to a 5/8 inch iron rod for corner;

THENCE S 00 deg. 29 min. 43 sec. W, 837.70 feet to a point for corner in County Road No. 3365, found 3/4 inch iron pipe for reference corner N 0 deg. 29 min. 43 sec. E, 28.84 feet;

THENCE along with the center line of said County Road No. 3365, N 85 deg. 48 min. 30 sec. W, 152.20 feet, N 86 deg. 36 min. 32 sec. W, 437.78 feet, N 84 deg. 45 min. 30 sec. W, 208.71 feet, and N 82 deg. 38 min. 20 sec. W, 261.39 feet to corner in same, same being in a East line of a called 214.61 acres tract, deeded to Drexel Harrison, recorded in Vol. 1140, Page 499, of the Official Records of Houston County, also being in the West line of the NATHANIEL SHIRLEY SURVEY, A-927, and a East line of the MARY A. PAULSON SURVEY, A-1159, set 5/8 inch iron rod for reference corner, N 27 deg. 15 min. 58 sec. E, 20.0 feet

THENCE N 27 deg. 15 min. 58 sec. E, 358.83 feet and N 27 deg. 37 min. 43 sec. E, 400.00 feet to the place of beginning and containing 18.320 acres of land more or less.
Field Notes Prepared January 5, 2026.

