

FIELD NOTES
3.18 ACRES

BEING 3.18 acres out of Lots 26 and 30 of the Subdivision of Grimes County School Land, Town of Merkel, Taylor County, Texas, as shown by plat recorded in Cabinet 2, Side 136-B, Plat Records, Taylor County, Texas, said 3.18 acres being part of a 4.99 acre tract recorded as Tract 2 in Instrument No. 2011-504, Official Public Records, Taylor County, Texas and being all of said same 3.18 acre tract described in Instrument No. 2023-11760, Official Public Records, Taylor County, Texas, said 3.18 acres being more particularly described as follows:

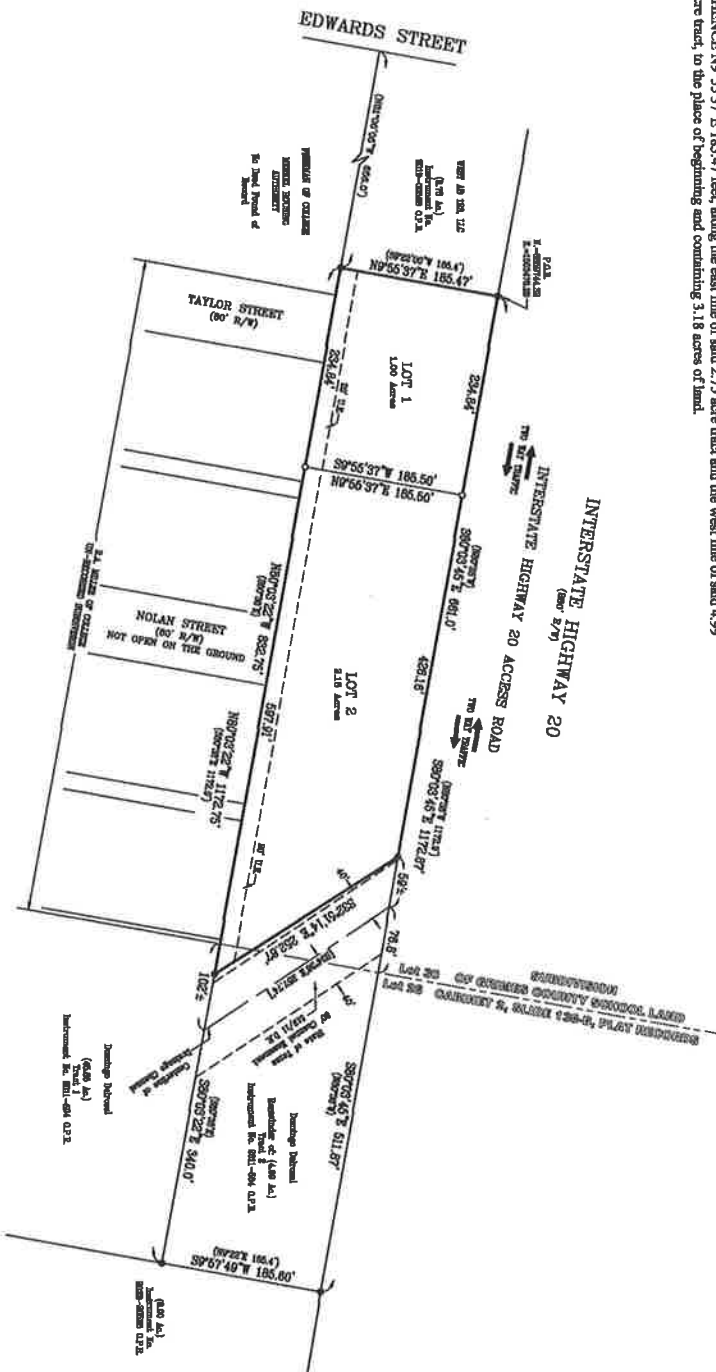
BEGINNING at a 1/2" rebar found on the south line of Interstate Highway 20 (260 foot right-of-way), at the northwest corner of said 4.99 acre tract and the northeast corner of a 2.75 acre tract recorded in Instrument No. 2019-00568, Official Public Records, Taylor County, Texas, for the northwest corner of this tract;

THENCE S89°03'45" E 661.0 feet, along the south line of Interstate Highway 20, to a 3/8" rebar found on the north line of said 4.99 acre tract, for the northeast corner of this tract, whence a 1/2" rebar found at the northwest corner of said 4.99 acre tract and the northeast corner of a 5.00 acre tract recorded in Instrument No. 2022-20378, Official Public Records, Taylor County, Texas, bears S89°03'45" E 511.87 feet;

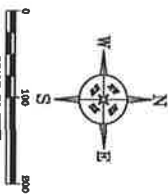
THENCE S32°51'14" E 252.87 feet to a 3/8" rebar found on the south line of said Lot 26 and said 4.99 acre tract, for the southeast corner of this tract, whence a 1/2" rebar found at the southeast corner of said 4.99 acre tract bears S89°03'22" E 340.0 feet;

THENCE N80°03'22" W 832.75 feet, along the south line of said Lot 26 and Lot 30, to a 1/2" rebar found at the southeast corner of said 2.75 acre tract and the southwest corner of said 4.99 acre tract, for the southwest corner of this tract;

THENCE N9°55'37" E 185.47 feet, along the east line of said 2.75 acre tract and the west line of said 4.99 acre tract, to the place of beginning said containing 3.18 acres of land.



THIS SURVEY WAS MADE BY ME OR BY ONE OF MY AGENTS OR EMPLOYEES IN ACCORDANCE WITH THE PROVISIONS OF THE SURVEYING ACT, CHAPTER 161, ACTS, COMPILATION, TITLE 161, SECTION 161.001, TEXAS STATUTES ANNOTATED, AND THE SURVEYING ACT, CHAPTER 161, ACTS, COMPILATION, TITLE 161, SECTION 161.002, TEXAS STATUTES ANNOTATED. I HEREBY CERTIFY THAT THE SURVEY WAS MADE BY ME OR BY ONE OF MY AGENTS OR EMPLOYEES IN ACCORDANCE WITH THE PROVISIONS OF THE SURVEYING ACT, CHAPTER 161, ACTS, COMPILATION, TITLE 161, SECTION 161.001, TEXAS STATUTES ANNOTATED, AND THE SURVEYING ACT, CHAPTER 161, ACTS, COMPILATION, TITLE 161, SECTION 161.002, TEXAS STATUTES ANNOTATED. I HEREBY CERTIFY THAT THE SURVEY WAS MADE BY ME OR BY ONE OF MY AGENTS OR EMPLOYEES IN ACCORDANCE WITH THE PROVISIONS OF THE SURVEYING ACT, CHAPTER 161, ACTS, COMPILATION, TITLE 161, SECTION 161.001, TEXAS STATUTES ANNOTATED, AND THE SURVEYING ACT, CHAPTER 161, ACTS, COMPILATION, TITLE 161, SECTION 161.002, TEXAS STATUTES ANNOTATED.



- Legend**
- = Round 1/2" rebar
 - = Round 3/8" rebar
 - = 5/8" rebar
 - () = Surveyed Call
 - () = Surveyed Call
 - = Highway Surveyed Call
 - = Right of Way
 - = Official Public Boundary
 - P.O.B. = Point of Beginning
 - = Plat to State
 - = Plat to State

ROCKING 4S SUBDIVISION
a Subdivision of 3.18 acres out of Lots 26 and 30
of the Subdivision of Grimes County School Land,
Town of Merkel, Taylor County, Texas.

Owner: Rocking 4S Ventures LLC
2202 Futility Road
Houston, Texas 77055
Grove Property Solutions
4701 S. 3rd Street
Addicks, Texas 77006
361-677-0712
Tenn Registration No. 1018184



OWNER'S CERTIFICATE AND DECLARATION
I, the undersigned, declare that I am the owner of the above described property and that I have read and understand the contents of the plat and the field notes thereon and that I have caused the same to be surveyed and recorded in accordance with the laws of the State of Texas and that I have caused the same to be recorded in the public records of Taylor County, Texas.

"SEE FIELD NOTES SHOWN HEREON"
EXECUTED ON _____ DAY OF _____ 2025
OWNER _____
OWNER _____

ACKNOWLEDGMENT
I, the undersigned, do hereby acknowledge to the public that I have caused the above described property to be surveyed and recorded in accordance with the laws of the State of Texas and that I have caused the same to be recorded in the public records of Taylor County, Texas.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 19th DAY OF MAY 2025
NOTARY PUBLIC _____ COUNTY TEXAS

GENERAL NOTES
SCALE: 1" = 100'
SMALLEST LOT: 1.00 acres
LARGEST LOT: 2.18 acres
ACRES: 3.18 acres

CITY PLANNING & ZONING COMMISSION
This decision is made in compliance with the plat which is hereby approved and all streets, ways and public areas shown thereon are accepted as being in accordance with the laws of the State of Texas and the rules and regulations of the Planning and Zoning Commission.
COUNTY CLERK _____ COUNTY TEXAS
DEPUTY _____

CERTIFICATION: I, the undersigned, certify that I am the owner of the above described property and that I have caused the same to be surveyed and recorded in accordance with the laws of the State of Texas and that I have caused the same to be recorded in the public records of Taylor County, Texas.
PLAT DESCRIPTION: Rocking 4S Subdivision, a Subdivision of 3.18 acres out of Lots 26 and 30 of the Subdivision of Grimes County School Land, Town of Merkel, Taylor County, Texas.
MAY 19, 2025
DATE
James L. Williams, Jr., R.P.L.S., #4885
REGISTERED PROFESSIONAL LAND SURVEYOR