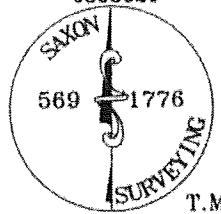


SUBJECT DEED:

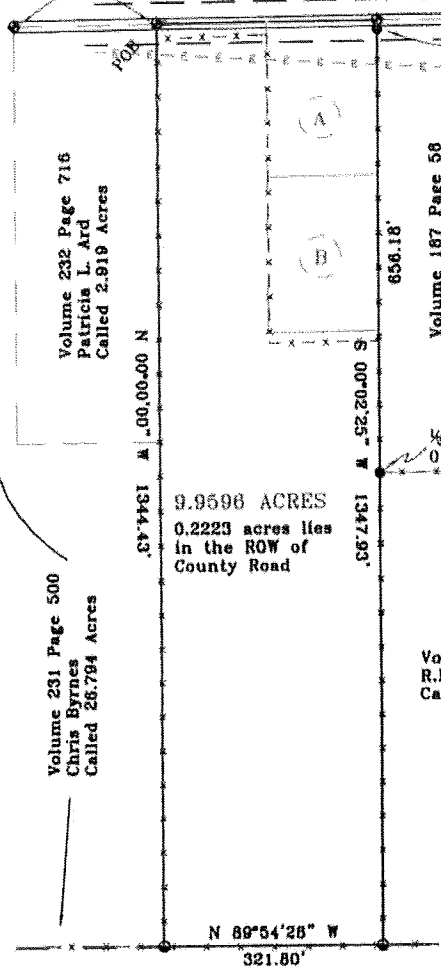
Tax Resale Deed
Volume 83 Page 780 O.P.R.
Winnsboro I.S.D., et al,
to Sally Wingo
Called 10.00 Acres
Recorded May 13, 2003

County Road # 3430 $\frac{1}{2}$ " Iron Rod Fnd. Bears
S 00°06'42" W 13.45'

0803021



S 89°14'57" W 209.24'
N 89°28'14" E 322.78'



9.9596 ACRES
0.2223 acres lies
in the ROW of
County Road

Volume 181 Page 306
Samuel R. Clark
Called 0.83 Acres Tract One

Volume 181 Page 309
Samuel R. Clark
Called 0.83 Acres Tract Two

$\frac{1}{2}$ " Iron Rod Fnd. Bears
0.29' West of Line

Volume 91 Page 431
R.L. Carraway
Called 20 Acres

Margaret Oliphant
Sur. A-361

Warren Davis
Sur. A-133

PLAT OF SURVEY SHOWING
PART OF THE MARGARET OLIPHANT SURVEY A-361
FRANKLIN COUNTY, TEXAS
SURVEYED MARCH, 2008
SCALE 1 INCH = 200.00 FEET

I, RUBEN GREGG SAXON, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5869, do hereby certify to Sally Wingo that the plat shown hereon was prepared from an actual survey made on the ground under my direction and supervision during the month of March, 2008.

GIVEN UNDER MY HAND AND SEAL, this the 17th day of March, 2008.

REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5869

Bearing Source: (W.B.L.) Volume 83 Page 730



Surveyor's Note:

Overhead Power Line Wood Privacy Fence
Barbed Wire Fence Pipeline
Chain link Fence Telephone

Field Notes Prepared of
Even Date

Date Revision

www.saxonsurveying.com

- ◆ = Railroad Spike Fnd.
- ◇ = Railroad Spike Set
- = point for corner
- ▲ = $\frac{1}{2}$ " Iron Rod Fnd.
- △ = $\frac{1}{4}$ " Iron Pipe Fnd.
- = $\frac{3}{8}$ " Iron Rod Fnd.
- = 1" Iron Pipe Fnd.
- = Con. Mrkr. Fnd.
- = $\frac{1}{2}$ " Iron Rod Set
- = utility pole
- = "X" out
- = $\frac{3}{8}$ " Iron Pipe Fnd.
- ◆ = 80D Nail Fnd.
- = 80D Nail Set

Drawn by: G.E.M.

Field Work by: Jack/Joe

Book/Page: 76/01

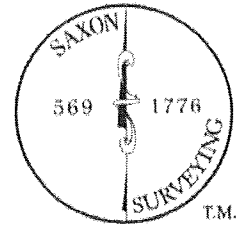
email: gary@saxonsurveying.com

Saxon Surveying, Inc.
201 West Broad St.
Mineola, TX 75773
903-569-1776



Saxon Surveying, Inc.

Private & Commercial Land Surveys



201 West Broad, Mineola, Texas 75773
Ph. 903-569-1776 Fax 903-569-5940
www.saxonsurveying.com

March 17, 2008
Field Notes for Sally Wingo
9.9596 Acres
Margaret Oliphant Survey A-361
Franklin County, Texas

GENERAL DESCRIPTION

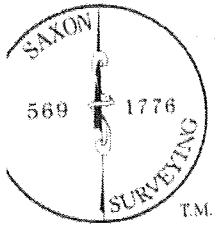
All that certain tract lot or parcel of land, a part of the Margaret Oliphant Survey A-361, Franklin County, TX, and also being all of that certain called 10.00 acre tract of land that is described in a Tax Resale Deed recorded May 13, 2003 from Winnsboro I.S.D., et al, to Sally Wingo that is recorded in Volume 83 Page 760 of the Official Public Records of Franklin County, Texas, and being more completely described as follows to wit;

METES AND BOUNDS DESCRIPTION

Beginning at a 60D Nail found for corner at the N.W.C. of said tract, same being the N.E.C. of a called 2.919 acres (Vol. 232 Pg. 716) and in the centerline of County Road # 3430, from which a 60D Nail found for corner at the N.W.C. of said called 2.919 acres, bears South 89 degrees 14 minutes 57 seconds West. 209.24 feet;

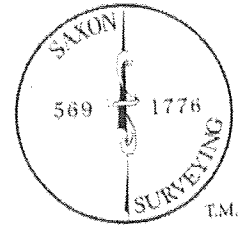
Thence North 89 degrees 28 minutes 14 seconds East, along the N.B.L. of said tract and the centerline of said C.R. # 3430 for a distance of 322.76 feet to a 60D Nail found for corner at the N.E.C. of said tract, same being the N.W.C. of a called 9.57 acres (Vol. 187 Pg. 58) from which a ½ Inch Iron Rod found for reference, bears South 00 degrees 06 minutes 42 seconds West, 13.45 feet;

Thence South 00 degrees 02 minutes 25 seconds West, along the E.B.L. of said tract, same being the W.B.L. of said called 9.57 acres, same being the W.B.L. of a called 20.00 acres (Vol. 91 Pg. 431) at 656.18 feet pass a ½ Inch Iron Rod (0.29 feet West of Line) and continue for a total distance of 1347.93 feet to a 3/8 Inch Iron Rod found for corner at the S.E.C. of said tract, same being the S.W.C. of said called 20.00 acres, same being the N.B.L. of the Warren Davis Survey A-133;



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Ph. 903-569-1776 Fax 903-569-5940
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Page 2 of 2
Field Notes for Wingo, Cont'd

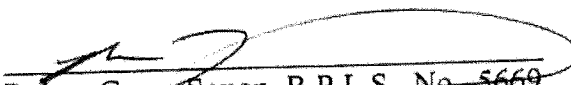
Thence North 89 degrees 54 minutes 28 seconds West, along the S.B.L. of said tract and the N.B.L. of said Warren Davis Survey A-133, same being the S.B.L. of said Margaret Oliphant Survey A-361 for a distance of 321.80 feet to a 3/8 Inch Iron Rod found for corner at the S.W.C. of said tract, same being the S.E.C. of a called 26.794 acres (Vol. 231 Pg. 500);

Thence North 00 degrees 00 minutes 00 seconds East, along the W.B.L. of said tract, same being the E.B.L. of said called 26.794 acres, same being the E.B.L. of said called 2.919 acres for a distance of 1344.43 feet to the place of beginning containing 9.9596 acres of which 0.2223 acres lies in the R.O.W. of said Road

Bearing Source: (W.B.L.) VOLUME 83 PAGE 730
PLAT PREPARED OF EVEN DATE.

I, **RUBEN GREGG SAXON**, Registered Professional Land Surveyor No. 5669, do hereby certify to Sally Wingo that the above field notes were prepared from an actual survey made on the ground under my direction and supervision during the month of March, 2008.

GIVEN UNDER MY HAND AND SEAL, this the 17th day of March, 2008.


Ruben Gregg Saxon, R.P.L.S. No. 5669