

FM 1488

NELSON ROAD  
N87°25'01"E 1,570.84'

ARTHUR LEVERKUHN, ET UX  
CALLED 12 ACRE TRACT  
VOLUME 308, PAGE 295, WCDR

CALLED 3 ACRE TRACT  
VOL 160, PG 560 WCDR  
WCCF 20000660

CALLED 12 ACRE TRACT  
VOL 308, PG 647 WCDR

CALLED 49.29 ACRES  
VOL 496, PG 452 WCDR

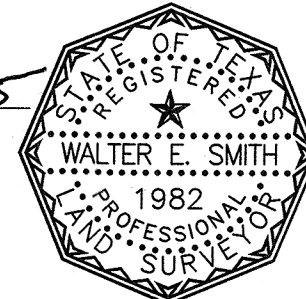
JON A. MARSHALL  
TO  
CHOCTAW PROPERTY HOLDINGS, LLC  
CALLED 87.78 ACRE TRACT  
WCCR 2403117

POINT OF COMMENCING  
FOUND 1 1/2" IRON PIPE  
SE CORNER CALLED 87.78 ACRES  
JON A. MARSHALL TO CHOCTAW  
PROPERTY HOLDINGS, LLC  
SW CORNER TRACT II, CALLED 49.29 AC  
VOLUME 496, PAGE 452, WCDR

PLAT OF SURVEY OF  
A 61.858 ACRE TRACT (NET 61.228 ACRES)  
OUT OF THE  
THOMAS MILLER SURVEY, A-221  
WALLER COUNTY, TEXAS  
GF NO. 25-2137-A  
DOWNSTREAM INTERESTS LLC

I HEREBY CERTIFY THAT I HAVE PREPARED THIS PLAT  
FROM A SURVEY MADE BY ME AND THAT IT REFLECTS  
THE FACTS AS FOUND AT THE TIME OF THIS SURVEY.

WALTER E SMITH, INCORPORATED  
TBPELS 10194874 F-25041  
P O BOX 360  
WALLER, TEXAS 77484  
713-550-4931



- NOTES:
1. THE SURVEYOR HAS NOT ABSTRACTED THE PROPERTY AND HAS RELIED UPON TITLE COMMITMENT OF 25-2137-A, ISSUED JUNE 24, 2025, EFFECTIVE JUNE 11, 2025, BY TITLE RESOURCES GUARANTY COMPANY IN THE PREPARATION OF THIS SURVEY.
  2. SCHEDULE B ITEMS 10f AND 10g DO NOT APPLY TO THIS TRACT.
  3. THE BASIS OF BEARINGS IN THIS SURVEY IS THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83.
  4. THERE IS A METES AND BOUNDS DESCRIPTION WHICH ACCOMPANIES THIS DRAWING.

1"=100'

