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ADAMS ENGINEERING AND SURVEYING INC.  
SURVEY REGISTRATION # 10008300 - ENGINEERING REGISTRATION # F-598

4333 SAYLES BOULEVARD  
ABILENE, TEXAS 79605

18.400 ACRES  
YEAKLE DOUGLAS C & LORI A  
101 SOUTHFORK DR  
TUSCOLA, TX 79562-3637  
INSTRUMENT NO. 2022-11968  
OFFICIAL PUBLIC RECORDS

SHORT, 4.5" DIA. METAL POST ON THE  
WEST SIDE OF AN ANGLED PIPE FENCE  
BRACE ON WEST SIDE OF A GATE.  
N-6805647.90  
E-1544075.94

11.500 ACRES  
DAVIDSON DARRELL J & STEPHANIE  
8049 TUSCANY DR  
ABILENE, TX 79606-6691  
INSTRUMENT NO. 2022-18355  
OFFICIAL PUBLIC RECORDS



**LEGEND**  
( ) = RECORD  
○ = METAL REBAR  
CH = LONG CHORD  
-X- = FENCE LINE  
-E- = OVERHEAD UTILITY  
▨ = STRUCTURE  
□ = CONCRETE  
  
SCALE  
1" = 100'

JOB: 25-165

INSTRUMENT NO. 2023-04802  
OFFICIAL PUBLIC RECORDS

taylor-summit view estates

f:\joe\_g\countyrroad321-688.dwg-r14

T & N O R R C O . S U R V E Y 2  
B L O C K O N E

11.271 ACRES

0.527 ACRES BEING  
THE REMAINDER OF  
A 11.799 ACRE TRACT  
RECORDED INST.  
NO. 2023-07238  
O.P.R.T.C.T.

LOT 7  
SUMMIT VIEW ESTATES  
PLAT CABINET 5, SLIDE 42  
PLAT RECORDS, TAYLOR  
COUNTY, TEXAS

LOT 8  
SUMMIT VIEW ESTATES  
PLAT CABINET 5, SLIDE 42  
PLAT RECORDS, TAYLOR  
COUNTY, TEXAS

LOT 9  
SUMMIT VIEW ESTATES  
PLAT CABINET 5, SLIDE 42  
PLAT RECORDS, TAYLOR  
COUNTY, TEXAS

TAYLOR COUNTY ROAD 321  
(60' R.O.W.)

688 COUNTY ROAD 321

L1=S75°04'19"W 37.03'  
L2=S 75°02'31" W 11.91'

Being a survey of 11.271 acres out of a 11.799 acre tract (recorded Instrument Number 2023-07238 Official Public Records, Taylor County, Texas) (Abstract 1488) out of a 406.92 acre tract recorded in Instrument No. 202111347, Official Public Records, Taylor County, Texas, said 406.92 acre tract containing a 161.664 acre tract (recorded in Volume 3058, Page 577, Official Public Records, Taylor County, Texas) out of the H.S. Day Survey No. 4, and the T & N O R R Co. Survey No. 2, Block 1, Taylor County, Texas, and said 406.92 acres also contains Tracts One through Five recorded in Volume 2677, Page 134, Official Public Records, Taylor County, Texas, and said Tracts One through Four being out of the H.S. Day Survey No. 4, and Tract Five being out of the Hamrick Drew Survey, Taylor County, Texas, and said 11.271 acre tract being more particularly described as follows; See attached "Exhibit A" Page 2 of 2.

There are no visible encroachments upon this property.  
All visible encroachments are shown on plat.

BEARING BASIS  
TEXAS STATE PLANE ZONE 2 COORDINATES:  
NAD 83, TEXAS NORTH CENTRAL ZONE  
(ZONE 5351, FIPS 4202)  
DETERMINED FROM GPS SURVEY DATA.

Alvin Joe Adams, P.E., R.P.L.S.  
P.E. No. 49263, R.P.L.S. No. 4130

Surveyed on the ground May 1, 2025

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**EXHIBIT "A"**

Being 11.271 acres out of a 11.799 acre tract (recorded Instrument Number 2023-07238 Official Public Records, Taylor County, Texas) (Abstract 1488) out of a 406.92 acre tract recorded in Instrument No. 202111347, Official Public Records, Taylor County, Texas, said 406.92 acre tract containing a 161.664 acre tract (recorded in Volume 3058, Page 577, Official Public Records, Taylor County, Texas) out of the H.S. Day Survey No. 4, and the T & N O RR Co. Survey No. 2, Block 1, Taylor County, Texas, and said 406.92 acres also contains Tracts One through Five recorded in Volume 2677, Page 134, Official Public Records, Taylor County, Texas, and said Tracts One through Four being out of the H.S. Day Survey No. 4, and Tract Five being out of the Hamrick Drew Survey, Taylor County, Texas, and said 11.271 acre tract being more particularly described as follows;

Beginning at a set ½" Metal Rebar on the South line of said 11.799 acre tract on the North line of Taylor County Road 321 (60' right-of-way) whence a found ½" metal rebar at the Southwest corner of said 11.799 acre tract bears S75°02'31"W 11.91' and said found ½" metal rebar also being the Southeast corner of Lot 7, Summit View Estates (recorded in Plat Cabinet 5, Slide 42, Plat Records of Taylor County, Texas);

THENCE from said set ½" metal rebar at the point of beginning N12°57'24"W 938.69' to a set ½" metal rebar on the north line of said 11.799 acre tract whence a flagged 4.5" angled pipe fence brace post on West side of gate at the Northwest corner of said 11.799 acre tract, same being the Northeast corner of said Lot 7, Summit View Estates bears S75°04'19"W 37.03';

THENCE N75°04'19"E 489.20' along the North line of said 11.799 acre tract to a found ½" metal rebar to the North corner of said 11.799 acre tract and the North corner of this tract;

THENCE S45°13'42"E 489.28' along the Northeast line of said 11.799 acre tract to its East corner for the East corner of this tract;

THENCE S35°47'17"W 814.36' to a found ½" metal rebar for the Southeast corner of this tract and the Southeast corner of said 11.799 acre tract on the North line of said County Road 321;

THENCE S75°02'31"W 138.01' along the South line of said 11.799 acre tract and the North line of said County Road 321 to the place of beginning and containing 11.271 acre of land;

Surveyed on the ground May 1, 2025  
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Together with a 15.00' wide utility and access easement along the South most line of the above described 11.271 acre tract.

Alvin Joe Adams, P.E., R.P.L.S.  
P.E. No. 49263, R.P.L.S. No. 4130

23065  
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