

# GRAYSON COUNTY, TEXAS



SHAYDAN REALTY LLC  
CALLED 15.881 ACRES  
INST. NO. 2024-4252  
O.R.G.C.T.

MICHAEL ROBBINS CLAUDE  
CALLED 1.196 ACRES  
VOL. 3052, PG. 396  
O.R.G.C.T.

S 88°13'18" E 457.02'

S 10°17'36" W  
62.48'

S 77°50'58" E  
253.28'

MCFARLIN ROAD  
(18' ASPHALT ROAD)

TALLY LAND DEVELOPMENT LTD.  
TRACT TWO  
REMAINDER OF A  
CALLED 13.605 ACRES  
INST. NO. 2023-11500  
O.R.G.C.T.

24.929 ACRES  
1,085,893 SQ. FT.

TRACT LINE

SAMUEL J. WOOD SURVEY  
ABSTRACT NO. 1339

WCLC 13791 LLC  
CALLED 79.065 ACRES  
INST. NO. 2021-19797  
O.R.G.C.T.

JOHN W. BERGIN SURVEY  
ABSTRACT NO. 75

5W RANCH PROPERTIES, L.P.  
CALLED 215.289 ACRES  
VOL. 4163, PG. 396  
O.R.G.C.T.

TALLY LAND DEVELOPMENT LTD.  
TRACT ONE  
CALLED 13.606 ACRES  
INST. NO. 2023-11500  
O.R.G.C.T.

S 04°02'34" W 1540.06'

MCFARLIN ROAD  
(18' ASPHALT ROAD)

YAMAMOTO, MASAMI,  
TRUSTEE OF THE YAMAMOTO,  
MASAMI TRINITY POINT REVOCABLE TRUST  
CALLED 135.76 ACRES  
INST. NO. 2019-7200  
O.R.G.C.T.

APPROX. SURVEY LINE  
HUNTER ROAD  
(18' ASPHALT ROAD)

N 89°59'00" W 636.36'

5W RANCH PROPERTIES, L.P.  
CALLED 215.289 ACRES  
VOL. 4163, PG. 396  
O.R.G.C.T.

- LEGEND**
- — — — — PROPERTY LINE
  - - - - - EASEMENT LINE
  - - - - - ADJOINING PROPERTY LINE
  - — — — ○ CHAIN LINK FENCE
  - II - II - II WOOD FENCE
  - X - X - X BARBED WIRE FENCE
  - □ - □ - □ PIPE FENCE
  - OHU - OHU - OHU OVERHEAD UTILITIES
  - = CAPPED IRON ROD SET  
VAUGHNS SURVEY CO"
  - ⊙ = IRON ROD FOUND
  - E.M. = ELECTRIC METER
  - ⊕ = WATER METER
  - = CONCRETE

NOTE:  
LEGEND IS TYPICAL. NOT ALL ITEMS IN LEGEND  
APPEAR IN DRAWING.



VAUGHN'S SURVEY CO.  
1228 S. U.S. HIGHWAY 377  
PILOT POINT, TX. 76258  
PHONE 940-808-1191

DRAWN BY:	JDF
CHECKED BY:	JCV
DATE:	4/5/24
SHEET:	1 OF 1
SCALE:	N.T.S.

**EXHIBIT**  
**TBD MCFARLIN ROAD**  
24.929 ACRES  
JOHN W. BERGIN SURVEY  
ABSTRACT NO. 75  
GRAYSON COUNTY, TEXAS

TBD MCFARLIN ROAD 24.929 AC.DWG