

SECTION 46  
BLOCK 2  
A-1288

SW/4 OF SECTION 49 BLOCK 2  
H. & T. C. R. R. CO. SURVEY, A-498

TROYAT UNDERWOOD  
VOL. 834 PG. 008 DRCT.

DON HULL, ET. UX.  
44.705 ACRE TRACT  
VOL. 711 PG. 359 DRCT.

SET RAILROAD  
SPIKE IN COUNTY  
ROAD  
CHRISTOPHER M. WISE, ET. UX.  
40 ACRE TRACT  
VOL. 969 PG. 407 DRCT.

MARY E. UNDERWOOD, ET. VTR.  
60.148 ACRE TRACT  
VOL. 772 PG. 522 DRCT.

SECTION 45 BLOCK 2  
H. & T. C. R. R. CO. SURVEY, A-464

ANNA LEE ROBERTS,  
CHARLES KENNETH BUTLER,  
KEVIN MICHAEL HIRST  
220 ACRE TRACT  
VOL. 809 PG. 42 DRCT.

COMANCHE COUNTY ROAD NO. 479

BURIED OIL &  
GAS GATHERING  
PIPELINE

4" PIPE POST  
BEARS 500'06"39"E  
20.34'

Hanlon Gas Processing, LTD.  
R/W Vol. 952 Pg. 305 DRCT.

P.O.B.  
NEC OF THE  
JOHN W. ENGLISH  
SURVEY

**PLAT OF A SURVEY OF 127.91 ACRES  
OF LAND CONSISTING OF 95.27 ACRES  
OUT OF AND PART OF THE JOHN W.  
ENGLISH SURVEY, ABSTRACT NO. 1203  
OF THE NW/4 OF SECTION 44 BLOCK 2,  
H. & T. C. R. R. CO. SURVEY AND 32.64  
ACRES OUT OF AND PART OF THE S. J.  
CARWILE SURVEY, ABSTRACT NO. 1817  
OF THE SW/4 OF SECTION 44 BLOCK 2,  
H. & T. C. R. R. CO. SURVEY, COMANCHE  
COUNTY, TEXAS.**

**JOHN W. ENGLISH SURVEY, A-1203**  
OF THE NW/4 OF SECTION 44 BLOCK 2  
H. & T. C. R. R. CO. SURVEY, COMANCHE COUNTY, TEXAS

95.27 ACRES OUT OF THE  
JOHN W. ENGLISH SURVEY

**127.91 ACRES**

OF WHICH 0.71 ACRES OF SAID LAND LIES WITHIN THE  
CONFINES OF COMANCHE COUNTY ROAD NO. 477

ANNA LEE ROBERTS  
CHARLES KENNETH BUTLER  
KEVIN MICHAEL HIRST  
160 ACRE TRACT  
VOL. 809 PG. 42 DRCT.

VANDER HORST ENTERPRISES, LLC.  
159.33 ACRE TRACT  
VOL. 994 PG. 345 DRCT.

**O. W. CAPERS SURVEY, A-1904**

OF THE NE/4 OF SECTION 44 BLOCK 2  
H. & T. C. R. R. CO. SURVEY, COMANCHE COUNTY, TEXAS

OVERHEAD ELECTRIC SERVICE LINE

N 89°50'11" W 659.00'

SET 1/2" REBAR  
WITH SURVEY CAP  
# 5085

N 02°24'34" E 1436.23'

56.44 ACRE SAVE AND EXCEPT TRACT  
LEE WOOD, ET. UX.  
VOL. 722 PG. 396 DRCT.

32.64 ACRES OUT OF THE  
S. J. CARWILE SURVEY

JOAN BUTLER  
103.78 ACRE TRACT  
VOL. 719 PG. 269 DRCT.

**S. J. CARWILE SURVEY, A-1817**  
OF THE SW/4 OF SECTION 44 BLOCK 2  
H. & T. C. R. R. CO. SURVEY, COMANCHE COUNTY, TEXAS

N 89°41'46" W 971.90'

SET 1/2" REBAR  
WITH SURVEY CAP  
# 5085

SET 1/2" REBAR  
WITH SURVEY CAP  
# 5085

8" STEEL PIPELINE

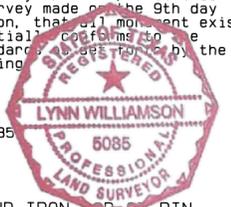
TERRY SCOTT  
157.468 ACRE TRACT  
VOL. 1068 PG. 294 DRCT.

**J. W. WEAVER SURVEY, A-1896**

OF THE SE/4 OF SECTION 44 BLOCK 2  
H. & T. C. R. R. CO. SURVEY, COMANCHE COUNTY, TEXAS

I, Lynn Williamson, Registered Professional Surveyor No. 5085,  
do hereby certify to Anna Lee Roberts, Kevin Michael Hirst,  
Charles Kenneth Butler and Comanche County Abstract, that this  
Plat is from an actual on the ground survey made on the 9th day  
of June, 2022 under my direct supervision, that all monuments exist  
as shown hereon and this survey substantially conforms to the  
current professional and technical standards as set forth by the  
Texas Board of Professional Land Surveying.

Lynn Williamson  
Registered Professional Surveyor No. 5085  
06/09/2022



LEGEND:  
x FOUND IRON PEG OR PIN  
o SET 1/2" REBAR WITH CAP  
--- EXISTING FENCE LINE  
--- OVERHEAD POWER LINE  
--- BURIED OIL OR GAS LINE  
--- DESCRIBED TRACT

**WILLIAMSON SURVEYING, INC.**  
201 WEST MAIN, SUITE 302  
EASTLAND, TEXAS 76448  
254 629 8151  
williamson@texasbusiness.com

JB11142-127.91 ACRE 06/09/2022 BUTLER ESTATE

GRAPHIC SCALE 1"=300'



Property subject to right of way or easements as shown by Commitment  
for Title Insurance, Schedule "B", of No. 2022-1024-CCAC.  
g. Comanche County Subdivision Regulations adopted April 26, 2021.  
j. Easement to Hanlon Gas Processing, LTD., Vol. 952 Pg. 305 DRCT.

GRID NORTH TX NC ZONE  
ZONE 4202, GFS