



0.11 ACRE TRACT

A tract of land containing 0.11 acres in the Original Town of Glen Rose, Somervell County, Texas, plat recorded in Volume 2, Page 71 of the Deed Records of Somervell County, Texas, being a 50 foot by 100 foot strip of the unimproved part of Elm Street on the west side of Vine Street and being bounded by Block 26 and Block 27 of the Original Town of Glen Rose;

Beginning at a 5/8 inch iron rod found at the northeast corner of Block 27 of the Original Town Glen Rose, the northeast corner of a called 0.37 acre tract, described as Tract Two in the deed to GR Vine Properties, LLC, recorded in Instrument No. 20182100 of the Official Public Records of Somervell County, Texas, and being at the intersection of the south line of Elm Street and the west line of Vine Street

Thence North 61 degrees 41 minutes 24 seconds West with the south line of Elm Street and the north line of said 0.37 acre tract for a distance of 100.00 feet to the northwest corner of said 0.37 acre tract;

Thence North 28 degrees 18 minutes 36 seconds East for a distance of 50.00 feet to a point in the north line of Elm Street and being in the south line of a tract described as Tract One in the deed to GR Vine Properties, LLC, recorded in Instrument No. 20182100 of the Official Public Records of Somervell County, Texas;

Thence South 61 degrees 41 minutes 24 seconds East with the north line of Elm Street and the south line of said Tract One for a distance of 100.00 feet to a 5/8 inch iron rod found at the southeast corner of said Tract One and the intersection of the north line of Elm Street and the west line of Vine Street and;

Thence South 28 degrees 18 minutes 36 seconds West with the west line of Vine Street for a distance of 50.00 feet to the point of beginning.

Platted on March 11, 2019.

David F. Lyons Jr.
Registered Professional Land Surveyor
RPLS No. 5649

