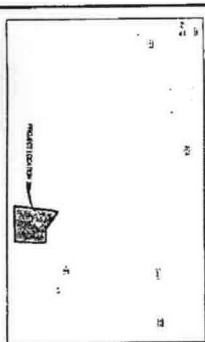


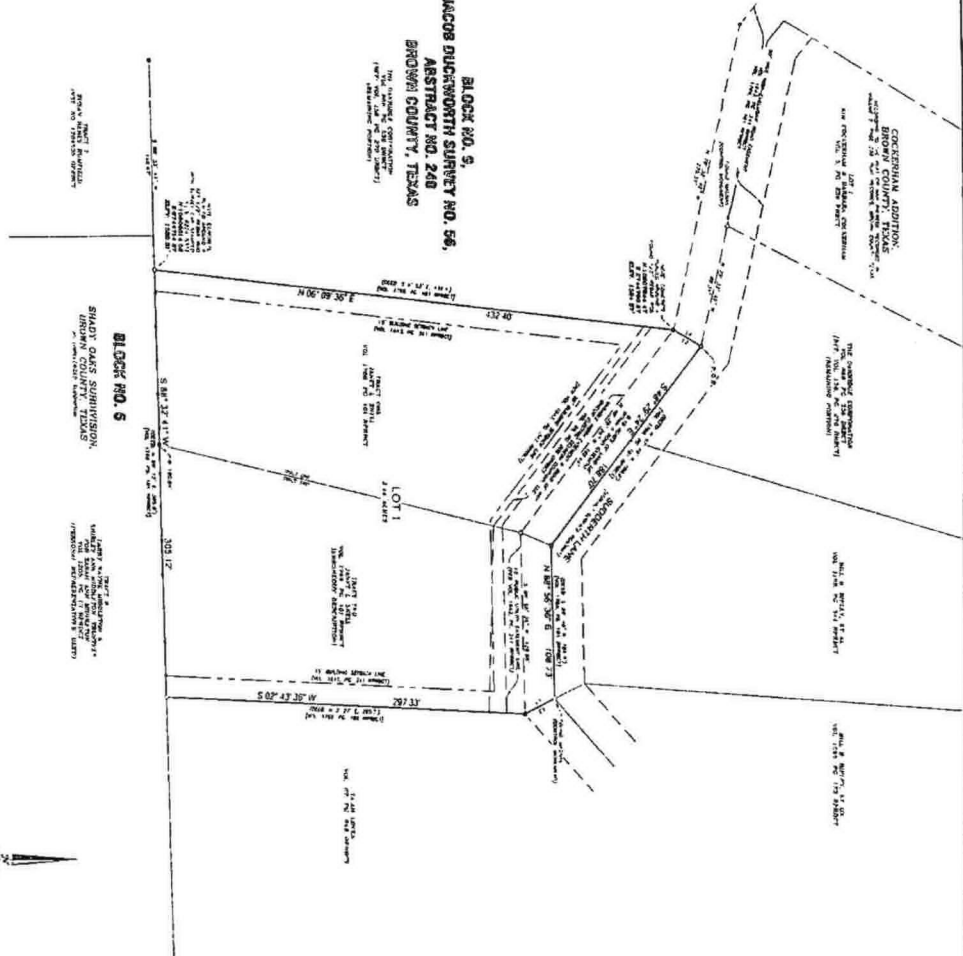
February 20, 2018
(Exhibit #4)

Plotted and
County of Brown

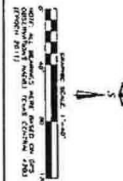
Plotted and
County of Brown



**JACOB DUCKWORTH SURVEY NO. 56,
ABSTRACT NO. 248
BROWN COUNTY, TEXAS**



EVERITT ADDITION
A 2.44 ACRE TRACT OF LAND SITUATED WITHIN
BLOCK NO. 9 OF THE JACOB DUCKWORTH SURVEY NO. 56, ABSTRACT NO. 240,
BROWN COUNTY, TEXAS.



DEVELOPER INFORMATION:
Shanahan Beck Everitt
P.O. Box 5828
325-500-2331

CREATED: 2/20/18

Shanahan Beck Everitt
Surveyor

Shanahan Beck Everitt
Surveyor

Shanahan Beck Everitt
Surveyor

DRAWN BY
Shanahan Beck Everitt
Surveyor

CHECKED BY
Shanahan Beck Everitt
Surveyor

DATE
2/20/18

STATE OF TEXAS
COUNTY OF BROWN

Field notes of a survey of a 2.44 acre tract of land situated within Block No. 9 of the Jacob Duckworth Survey No. 56, Abstract No. 240, Brown County, Texas, being those same tracts of land described in a deed to Janet L. Snell recorded in Volume 1769, Page 101, Real Property Records, Brown County, Texas, being more particularly described by metes and bounds as follows:

Beginning at a magnail set in asphalt with washer stamped A.L.S. 6224 6332 for a common corner between said Snell tract and the remaining portion of a tract of land described in a deed to The Oakridge Corporation recorded in Volume 666, Page 556, Deed Records, Brown County, Texas {REF: Vol. 158, Page 270, of said Deed Records}, same being the Northwest corner of this described tract, said point being located in the center of a 50' wide road easement described as Tract Three in a deed to Janet L. Snell recorded in Volume 1769, Page 101, of said Real Property Records and Sudderth Lane; from which a magnail found in asphalt (control monument) for a common corner between the remaining portion of said Oakridge tract and Lot 1, Cockerham Addition, Brown County, Texas, according to the plat or map thereof recorded in Volume 5, Page 239, Plat Records, Brown County, Texas, same being the Southeast corner of a tract of land platted by Kim Cockerham and Barbara Cockerham recorded in Volume 5, Page 239, of said Plat Records bears N 75° 32' 42" W, a distance of 89.31 feet;

Thence S 48° 29' 24" E, 188.70 feet along the center of said 50' road easement and Sudderth lane and along the common line between said Snell tract, the remaining portion of said Oakridge tract and a tract of land described in a deed to Bill B. Ripley, et al recorded in Volume 1165, Page 344, of said Real Property Records, same being the North line of this described tract, to a magnail set in asphalt with survey cap stamped A.L.S. 6224 6332 for a common corner between said Snell tract and Ripley tract;

Thence N 88° 56' 36" E, 108.73 feet continuing along the center of said 50' road easement and Sudderth Lane and along the common line between said Snell tract and Ripley tract, same being the North line of this described tract, to a magnail found in asphalt (control monument) for a common corner between said Snell tract, Ripley tract, a tract of land described in a deed to Bill B. Ripley, et ux recorded in Volume 1095, Page 173, of said Real Property Records and a tract of land described in a deed to Ta'Ah Loven recorded in Volume 67, Page 849, Official Public Records, Brown County, Texas, same being the Northeast corner of this described tract;

Thence along the common line between said Snell tract and Loven tract, same being the East line of this described tract the following courses and distances:

S 23° 16' 44" E, 27.02 feet, to a 3/8" rebar rod (control monument) found for a common corner between said Snell tract, Loven tract and 50' road easement, same being an angle corner of this described tract, said point being located in the South line of Sudderth Lane;

S 02° 43' 36" W, 297.33 feet, to a 1/2" rebar rod set survey cap stamped A.L.S. 6224 6332 for a common corner between said Snell tract and Loven tract, same being the Southeast corner of this described tract, said point being located in the North line of Tract 6, Shady Oaks Subdivision, an unrecorded subdivision and a tract of land described in a Personal Representatives' Deed to Larry Wayne Middleton and Shirley Ann Middleton, Trustees for Sarah Ann Middleton recorded in Volume 1205, Page 13, of said Real Property Records;

Thence S 88° 32' 41" W along the common line between said Snell tract and Middleton tract, same being the South line of this described tract, at 180.04 feet passing a 3/8" rebar rod (control monument) found for a common

corner between said Snell tracts; thence continuing along the same course for a total distance of 305.12 feet, to a 1/2" rebar rod set with survey cap stamped A.L.S. 6224 6332 for a common corner between said Snell tract and the remaining portion of previously mentioned Oakridge tract, same being the Southwest corner of this described tract; from which a 3/8" rebar rod (control monument) found for an angle corner of the remaining portion of said Oakridge tract bears S 88° 32' 41" W, a distance of 149.67 feet;

Thence along the common line between said Snell tract and the remaining portion of said Oakridge tract, same being the West line of this described tract the following courses and distances:

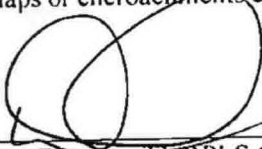
N 06° 09' 36" E, 432.40 feet, to a 1/2" rebar rod (control monument) found for a common corner between said Snell tract, the remaining portion of said Oakridge tract and previously mentioned 50' road easement, same being an angle corner of this described tract, said point being located in the South line of previously mentioned Sudderth Lane;

N 27° 58' 36" E, 25.71 feet over and across said Sudderth Lane and 50' road easement, to the place of beginning and containing 2.44 acres of land, of which 0.18 acres of land lie within a road easement.

NOTE: All bearings were based on GPS observations, NAD83, Texas Central 4203 (EPOCH 2011)

SURVEYOR'S CERTIFICATION

I, Barney Dan Arnold, Texas R.P.L.S. No. 6224, do hereby certify that this plat accurately represents an on the ground survey done under my supervision and conforms in all ways to the Brown County Subdivision Regulations and the Texas Board of Land Surveying Minimum Standards, and there are no visible easements, overlaps or encroachments except as shown.



Barney Dan Arnold, RPLS 6224
Arnold Land Surveying & Mapping
306 W. Main
Eastland, TX 76448
Office: (254)629-8550
Fax: (254)629-8524
TBPLS FIRM NO. 101885-00

12-15-2017



2017-413 ALL

2,10606916.718,2744904.837,1524.882,3/8" SPIN
3,10606944.116,2745022.759,1529.567,MAG
4,10606919.299,2745033.436,1529.540,3/8" RRF
5,10607044.765,2745158.306,1533.138,1/2" RRF
6,10606941.452,2744914.075,1525.757,1/2" LEAN
7,10607044.433,2744760.664,1522.669,1/2" LEAN
8,10606613.836,2744689.900,1517.480,3/8" LEAN
9,10606614.861,2744714.282,1518.457,3/8" SPIN
10,10606610.757,2744564.650,1511.595,3/8" RRF
11,10606617.735,2744839.314,1524.065,3/8" RRF
12,10606622.581,2745019.358,1527.993,3/8" SPIN
13,10607076.532,2745154.804,1533.083,MAG
14,10607076.368,2745154.833,1533.110,CS
15,10607137.157,2744540.143,1519.893,MAG
16,10607100.704,2744542.417,1518.391,1/2" SPIN
17,10607123.278,2744554.814,1520.043,MAG
18,10607089.497,2744686.263,1522.200,MAG
21,10607044.461,2744760.670,1524.369,1/2" ELEV
22,10606614.586,2744714.264,1520.305,ALS

FILED FOR RECORD
AT O'CLOCK

MAR 13 2018

COUNTY SURVEYOR, BROWN CO., TX
BY

26174

Issued By:

BROWN COUNTY APPRAISAL DISTRICT
 403 FISK ST 325-643-5676
 BROWNWOOD, TX 76801

Property ID: 20019064 Geo ID: A0240-0146-10
 Legal Acres: 2.2590
 Legal Desc: JACOB DUCKWORTH, SURVEY 56, ABSTRACT 240,
 ACRES 2.259
 Situs: SUDDERTH LN EARLY, TX 76802
 DBA:
 Exemptions:

Owner ID: 107169 100.00%
 SNELL, JANET L
 PO BOX 3313
 EARLY, TX 76803-3313

| | | |
|--------------|----------------------|--------|
| BROWN COUNTY | Improvement HS: | 0 |
| EARLY ISD | Improvement NHS: | 0 |
| ROAD & FLOOD | Land HS: | 0 |
| | Land NHS: | 16,150 |
| | Productivity Market: | 0 |
| | Productivity Use: | 0 |
| | Assessed Value | 16,150 |

This is to certify that, after a careful check of the tax records of this office, the following delinquent taxes, penalties, interest and any known costs and expenses as provided by Tax Code §33.48, are due on the described property for the following taxing unit(s):

| | | | | |
|---------|------|------|------|------|
| Totals: | 0.00 | 0.00 | 0.00 | 0.00 |
|---------|------|------|------|------|

Effective Date: 03/01/2018 Total Due if paid by: 03/31/2018 0.00

| | |
|-----------------------------|--------------------|
| Tax Certificate Issued for: | Taxes Paid in 2017 |
| BROWN COUNTY | 86.83 |
| EARLY ISD | 226.02 |
| ROAD & FLOOD | 13.89 |

If applicable, the above-described property has/is receiving special appraisal based on its use, and additional rollback taxes may become due based on the provisions of the special appraisal (Comptroller Rule 9.3040) or property omitted from the appraisal roll as described under Tax Code Section 25.21 is not included in this certificate [Tax Code Section 31.08(b)].

Pursuant to Tax Code Section 31.06, if a person transfers property accompanied by a tax certificate that erroneously indicates that no delinquent taxes, penalties or interest are due a taxing unit on the property or that fails to include property because of its omission from an appraisal roll, the unit's tax lien on the property is extinguished and the purchaser of the property is absolved of liability to the unit for delinquent taxes, penalties or interest on the property or for taxes based on omitted property. The person who was liable for the tax for the year the tax was imposed or the property was omitted remains personally liable for the tax and for any penalties or interest.

A tax certificate issued through fraud or collusion is void.

This certificate does not clear abuse of granted exemptions as defined in Section 11.43 Paragraph(1) of the Texas Property Tax Code.

May Be Subject to Court Costs if Suit is Pending

Walter A. ...
 Signature of Authorized Officer of Collecting Office

Date of Issue: 03/01/2018
 Requested By: BROWN COUNTY ABSTRACT CO
 Fee Amount: 10.00
 Reference #:

SHARON FERGUSON

COUNTY CLERK



200 SOUTH BROADWAY, SUITE 101
BROWNWOOD TX 76801

PHONE (325) 643-2594

DO NOT DESTROY
WARNING-THIS IS PART OF THE OFFICIAL RECORD

INSTRUMENT NO. 1801578

FILED FOR REGISTRATION MARCH 13, 2018 08:41AM 5PGS \$38.00

SUBMITTER: BERSHIRE HATHAWAY HOME SERVICE

RETURN TO:

PLAT 5 PG 277-278

I hereby certify that this instrument was FILED in file number Sequence on the date and at the time stamped heron by me, and was duly RECORDED in the Official Public Records of Brown County, Texas.

By: Sharon Ferguson

ANY PROVISION WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY
BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW

JX