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February 1, 1951

Report on Application for Corrected  
 Patent, Sarah E. McGuffin Survey, Leon  
 County, Texas

SURVEYOR'S REPORT

Hon. Bascom Giles, Commissioner  
 General Land Office  
 Austin, Texas

Dear Sir:

Here is my report on the Sarah E. McGuffin and surrounding surveys in Leon County, Texas, in connection with the above listed application. A map is attached, showing original survey corners double circled in red, called bearings and distances in vertical letters and actual distances and bearings in slant letters.

I am also attaching corrected field notes of the Sarah E. McGuffin Survey, recorded in Vol. 6, Page 99, Surveyors' Records of Leon County, Texas.

Before doing any ground work in this area, I prepared a patent and field note map from General Land Office Records. I made a study of this map as to the date and by whom the surveys were made, carefully noting all calls for adjoining lines and descriptions of witness trees at survey corners.

The oldest survey in this area is the Heirs of Andrew Cavitt, laid down in 1842 by Benoni Middleton. The Edward Welch Survey was next laid down by John Patrick in 1847. The John Harrington Survey was laid down by H. A. McWhorter in 1854. The lines of the Cavitt, Welch and Harrington Surveys, pertaining to the location of the Sarah E. McGuffin Survey, have been fully explained in my report of this date in connection with a deed of acquittance for the John Harrington Survey.

There are two other surveys to be considered in connection with the location of the Sarah E. McGuffin. These surveys are the Fredrick Jordan, laid down by John Patrick in 1847, and the E. N. Price, laid down by James T. Simms in 1871. To establish the Fredrick Jordan Survey, I began at its beginning corner at the southeast corner of the Edward Welch, corner 11 on map, and ran S 55° 52' E, along a marked line, 1550.9 varas where I intersected a marked line, running in a southwesterly direction, shown on the map as corner 20, being the southeast corner of the Fredrick Jordan. This marked line along the southeast line of the Fredrick Jordan passes through

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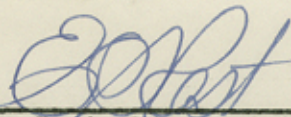
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the original north corner of the W. P. Simpson Survey, corner 26 on map, shown double circled in red. At this corner I found a 23" sweet gum marked as a witness tree for the north corner of the W. P. Simpson. The E. N. Price Survey calls to begin at the southwest corner of the Andrew Cavitt and also calls for its northeast corner to be in the west line of the Cavitt. I have established this survey in accordance with its field notes.

The Sarah E. McGuffin Survey was laid down by B. F. Burrough in 1888. The field notes for the Sarah E. McGuffin call to begin at the northwest corner of the Cavitt and run with the Cavitt west line to the northeast corner of the E. N. Price, corner 21 on map, then with the north line of the Price to its northwest corner, corner 22 on map, and with the west line of the E. N. Price, a distance of 314 varas. I have honored these field notes for these previously explained lines. The McGuffin field notes then call to run on a bearing of S 60° W, to the east line of the Jordan and with the east line of the Jordan to its northeast corner, at which point it calls for the southeast corner of the Welch and the southwest corner of the Harrington. The McGuffin field notes then call to run with the Harrington line to the place of beginning at the northwest corner of the Cavitt. I have respected these last three calls. From my survey of the McGuffin, you will note that line 23-24 is 270.4 varas deficient, line 24-11 is 380.6 varas excessive and line 11-10 is approximately 14° off call.

SUMMARY

In surveying the Sarah E. McGuffin Survey, I have respected the calls for adjoinders. According to my survey, the Sarah E. McGuffin contains 150.7 acres. Due to the fact that the bearing in line 10-11 is approximately 14° off call, line 23-24 is 270.4 varas deficient and line 24-11 is 380.6 varas excessive, I would recommend that a new patent be issued on these corrected field notes.



E. S. Rest, Licensed State Land Surveyor

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