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COMMENTS

The boundary lines of this tract have been re-established by our survey along the existing fence lines. As will be noted on the survey map, there has been included in the surveyed acreage of this tract a portion out of "Vacancy No. 1" (see page 11 of this report.)

The original north and south corners of the J. K. Pearce 160-acre tract, the south corner being identical with the original south corner of the Alexander Adams Survey, were found on the ground by this survey. Except for the vacancy mentioned above, the fences enclosing this tract check closely with the deed lines. Prior to the McManus 71-acre deed (34/196), the Pearce 160-acre tract and the vacant strip to the southwest were under one enclosure. After said McManus 71-acre tract was fenced off, the remainder of the Pearce land together with the vacant strip formed an ell-shaped tract which is now claimed by our lessor. D. G. McManus stated that the strip southwest of his 71-acre tract was a part of the Pearce 160-acre tract and that same is now owned by Leslie Carroll. According to our survey, however, the strip referred to is unsurveyed school land.

As will be noted on the survey map, there are several minor discrepancies in the fence lines as compared with the deed lines.

The major portion of this tract has at one time or another been in cultivation.

John McDonald, tenant of Leslie Carroll, lives on this tract.

The Pearce 160-acre tract, including the area in the vacancy, was fenced more than 50 years ago. The McManus 71-acre tract was fenced approximately 39 years ago.

No engineering requirements are made in the Original Title Opinion of this tract, dated September 8, 1938.

ACREAGE SUMMARY

CALLLED	88.50 ACRES
SURVEYS.	111.75 ACRES
OVER	23.25 ACRES
Area in vacancy, included in surveyed acreage.	17.43 ACRES