

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	25.00'	21.05'	20.44'	S 62°57'26" E	48°14'49"
C2	50.00'	13.55'	13.50'	S 45°37'27" E	15°31'18"

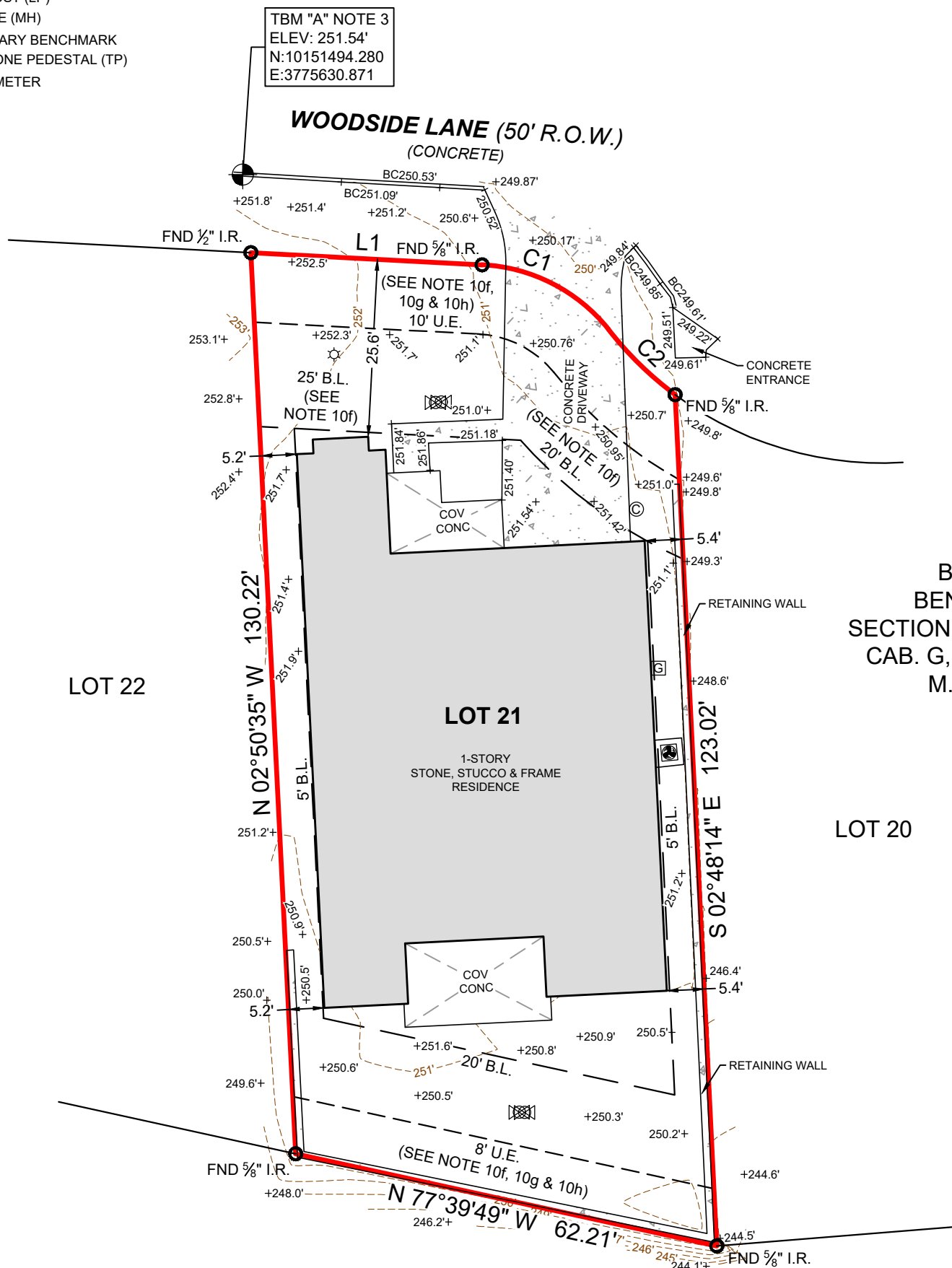
LINE	BEARING	DISTANCE
L1	S 86°59'57" E	33.41'

SYMBOL LEGEND

- AIR CONDITIONING UNIT (A/C)
- CALCULATED CORNER
- CLEANOUT (CO)
- ELECTRIC PEDESTAL (EP)
- FIBER OPTIC CABLE MARKER
- FOUND SURVEY MONUMENT
- GAS METER
- IRRIGATION CONTROL VALVE (ICV)
- LIGHT POST (LP)
- MANHOLE (MH)
- TEMPORARY BENCHMARK
- TELEPHONE PEDESTAL (TP)
- WATER METER

TBM "B" NOTE 4
ELEV: 250.54'
N:10151551.430
E:3775726.115

TBM "A" NOTE 3
ELEV: 251.54'
N:10151494.280
E:3775630.871



**BLOCK 2
BENTWATER
SECTION THIRTY THREE
CAB. G, SHT. 47A-48A
M.R.M.C.T.**

FINAL, AS-BUILT & TOPOGRAPHIC SURVEY

GENERAL NOTES:

- ELEVATIONS SHOWN HEREON WERE MADE VIA GPS OBSERVATIONS USING GEOID18 AND ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
- PROJECT BENCHMARK: HARRIS-GALVESTON SUBSIDENCE DISTRICT (HGSD), NATIONAL GEODETIC SURVEY (NGS) BENCHMARK PID HG81/AJ6405 DESIGNATION HGCD 81, PUBLISHED ELEVATION 212.40 FEET.
- SITE BENCHMARK: TBM "A" - BEING A X IN CONCRETE, APPROXIMATELY 11 FEET NORTH FROM THE NORTHWESTERLY CORNER OF SUBJECT PROPERTY, AS SHOWN HEREON.
- SITE BENCHMARK: TBM "B" - BEING A MAG NAIL IN CONCRETE, APPROXIMATELY 95 FEET NORTHEAST FROM THE NORTHERLY CORNER OF SUBJECT PROPERTY, AS SHOWN HEREON.

**UNRESTRICTED
RESERVE "A"**

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
OLD REPUBLIC NATIONAL INSURANCE COMPANY
G.F. NO.: 2500389
EFFECTIVE DATE: MARCH 4, 2025
PURCHASER: OM CONSTRUCTION & PAINTING LLC

THE SUBJECT TRACT(S) AS SHOWN HEREON MAY BE SUBJECT TO THE FOLLOWING ITEM(S) LISTED IN SCHEDULE B, OF SAID TITLE COMMITMENT:

- THOSE AS PER ITEM 1, SCHEDULE B, OF SAID TITLE COMMITMENT.
- 25' & 20' BUILDING LINE, 10' & 8' UTILITY EASEMENT AS SHOWN ON RECORDED PLAT (DOES AFFECT / SHOWN HEREON)
- UTILITY EASEMENT TO TACHUS INFRASTRUCTURE, INC. RECORDED UNDER C.F. NO. 2019106770, R.P.R.M.C.T. (DOES AFFECT / SHOWN HEREON)
- UTILITY EASEMENT TO COMCAST CABLE COMMUNICATIONS CORPORATION, LLC. RECORDED UNDER C.F. NO. 2023121517, R.P.R.M.C.T. (DOES AFFECT / SHOWN HEREON)

THIS SURVEY WAS CREATED FROM NOTES AND OBSERVATIONS TAKEN ON THE GROUND UNDER MY DIRECT SUPERVISION, AND IS TRUE AND CORRECT AT TIME OF SURVEY.

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN, PER GRAPHIC SCALING OF FEMA FIRM PANEL NO. 48339C0200G, HAVING AN EFFECTIVE DATE OF 08-18-2014.

ALL COORDINATES, BEARINGS, DISTANCES, AND AREAS SHOWN HEREON ARE GRID MEASUREMENTS BASED ON GPS OBSERVATIONS AND REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, U.S. SURVEY FEET.

JOB#	40028 AS-BUILT TOPO
FIELD DATE	03-09-2026
DRAWN BY	SM
CHECKED BY	MHC/TNK/GM
FIELD CREW	JL
REV 1	07-30-2025_FORM
REV 2	08-06-2025_FORM UPDATE
REV 3	03-09-2026_FINAL
REV 4	

TEXAS PROFESSIONAL SURVEYING
TPS

3032 N. Frazier, Conroe, Texas 77303
Ph: 936.756.7447 Fax: 936.756.7448
www.surveyingtexas.com
Firm No. 10083400

CLIENT J&M BLESSED CONSTRUCTION, LLC.
ADDRESS 213 WOODSIDE LANE, MONTGOMERY, 77356
SURVEY JAMES J. FOSTER, A - 203
SUBJECT LOT 21, BLOCK 2
SUBDIVISION BENTWATER, SECTION THIRTY THREE
RECORDING CABINET G, SHEETS 47A-48A, MAP RECORDS
COUNTY MONTGOMERY

Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

