

CALLED 331 ACRES
(VOL 20, PG 368 D.R.P.C.)
N 86°35'22" E 745.32'

FOUND 5/8" I.R.
FOR REFERENCE 689.06'

LOT 22, BLOCK 1
8.2818 ACRES
360753.78 SQ. FT.

LOT 21
CALLED 6.43 ACRES

LOT 11
CALLED 3.14 ACRES

LOT 12
CALLED 2.09 ACRES

U.S. HIGHWAY 190 EAST
(200' R.O.W.)

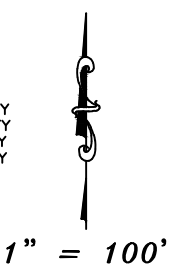
LINE	BEARING	DISTANCE
L1	S 86°35'22" W	30.00'
L2	S 86°35'22" W	30.00'
L3	S 06°51'41" W	12.67'
L4	S 09°13'34" E	41.79'
L5	S 15°08'44" E	37.83'
L6	S 24°11'46" W	64.65'
L7	S 77°07'56" W	35.99'
L8	S 23°58'42" E	52.21'
L9	S 08°20'15" E	33.33'
L10	S 48°23'34" W	27.29'
L11	S 24°24'56" E	26.27'
L12	N 87°29'35" W	42.89'
L13	S 24°22'09" W	42.31'
L14	S 11°12'52" E	32.13'
L15	S 32°30'16" W	38.96'
L16	S 86°39'25" W	22.72'
L17	S 21°54'57" W	79.09'
L18	S 28°53'26" E	28.17'
L19	S 23°31'38" W	69.23'

LEGEND

These standard symbols will be found in the drawing.

- FOUND MONUMENT ○
- POWER POLE ○
- BARB WIRE FENCE — x —
- HIGH BANK ———
- OVERHEAD POWER — dHO —
- EASEMENT LINE - - - - -

NOTES:
THE RIGHT OF WAY DEED AS DESCRIBED IN VOL 131, PG 213 D.R.P.C. DOES NOT AFFECT THE SUBJECT PROPERTY
THE RIGHT OF WAY DEED AS DESCRIBED IN VOL 131, PG 586 D.R.P.C. DOES NOT AFFECT THE SUBJECT PROPERTY
THE PIPELINE EASEMENT AS DESCRIBED IN VOL 672, PG 399 D.R.P.C. DOES NOT AFFECT THE SUBJECT PROPERTY
THE PIPELINE EASEMENT AS DESCRIBED IN VOL 355, PG 874 D.R.P.C. DOES NOT AFFECT THE SUBJECT PROPERTY
THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT
SURVEYOR DID NOT RESEARCH SUBJECT PROPERTY FOR ANY UNDISCLOSED EASEMENTS
ANY IMPROVEMENTS SHOWN HEREON ARE NOT TO BE USED TO REESTABLISH PROPERTY LINES
BEARINGS BASED ON RECORDED PLAT/DEED OF FALCON FOREST, SECTION 2 (VOL 13, PG 60 M.R.P.C.)
FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE SUBJECT TRACT ON THE FIRMS
THE INFORMATION SHOULD ONLY BE USED TO DETERMINE FLOOD INSURANCE RATES AND NOT TO
ANY ACTUAL FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE ACCURACY OF THE FIRMS



LOT: LOT 22		BLOCK: 01		SECTION: 02		SUBDIVISION: FALCON FOREST		This lot DOES NOT appear to lie in the 500 year flood plain and appears to be in ZONE(s) "X" as located by the Federal Insurance Administration designated Flood Hazard Area by Community Panel No. 48373C0500C dated 09/03/2010
RECORDATION: VOL 13, PG 60 M.R.P.C.		COUNTY: POLK		ST: TX		ABSTRACT:		
RECORD OWNER: EDGARDO & AYLIN MARTINEZ				TITLE COMPANY: FIDELITY NATIONAL TITLE				
PURCHASER:		LENDER:		ADDRESS: 0 U.S. HIGHWAY 190 EAST LIVINGSTON, TX 77351		JOB #: 2502032		
FIELD WORK: TG		DRAFTED BY: DK, JR 02/10/2025		CHECKED BY: DK, SR		G.F. NUMBER: 131004047		

FIRM NO. 10152100

I, David E. King, Sr., Texas Registered Professional Surveyor Number 4503, hereby certify that this plat was made from an actual survey on the ground by me or under my direction; this survey substantially complies to the current Texas Society of Professional Surveyors Standards and Specifications. Not valid without both electronic seal and signature.

DAVID E. KING 02/10/2025 DATE

KLSS
KING'S LAND SURVEYING SOLUTIONS, LLC
Professional Land Surveyors
P.O. BOX 35 SPRING, TX 77383 (281)350-8003

