



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	90.00'	43.11'	42.70'	N 58°41'34" W	27°28'47"
C2	90.00'	37.83'	37.56'	N 84°25'49" W	24°05'07"

LINE	BEARING	DISTANCE
L1	S 02°47'15" E	24.80'

- SYMBOL LEGEND**
- WOOD FENCE
 - AIR CONDITIONING UNIT
 - CABLE PEDESTAL
 - FIBER OPTIC CABLE MARKER
 - FIRE HYDRANT
 - WATER METER
 - WATER VALVE



BOUNDARY & IMPROVEMENT SURVEY

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
 FIRST AMERICAN TITLE GUARANTY COMPANY
 G.F. NO. 2734377-H043
 EFFECTIVE DATE: APRIL 5, 2022

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

- THOSE AS PER ITEM 10(A), SCHEDULE B, OF SAID TITLE COMMITMENT.
- EASEMENT FOR INGRESS AND EGRESS FOR INSTALLATION, MAINTENANCE, REPAIRS AND REMOVAL OF PUBLIC UTILITIES PER C.F. NO. 9244566, R.P.R.M.C.T. (DOES NOT AFFECT)
- UTILITY EASEMENT PER C.F. NO. 2019106663, O.P.R.M.C.T. (DOES AFFECT / SHOWN HEREON)

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48339C0375G HAVING AN EFFECTIVE DATE OF 08/18/2014

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (TXC-4203), GRID MEASUREMENTS.

I HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE UNDER MY SUPERVISION ON THE GROUND OF THE ABOVE DESCRIBED PROPERTY AND THAT THE ABOVE PLAT OR DRAWING REFLECTS THE FINDINGS ON THE GROUND OF THE PROPERTY AT THIS TIME AND THAT THIS SURVEY MEETS THE MINIMUM STANDARDS OF PRACTICE AS APPROVED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

PROJECT NUMBER	24531
DATE	04-26-2022
DRAWN BY	JAM
CHECKED BY	ERP
FIELD CREW	VL
REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	

TPS TEXAS PROFESSIONAL SURVEYING
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 Firm No. 10083400

PURCHASER.....HEATHER D. BUSH AND JAMES A. BUSH
 ADDRESS.....142 SOUTH PARK DRIVE, MONTGOMERY, TX, 77356
 SURVEY.....WILLIAM C. CLARK A - 6
 SUBJECT.....LOT 111, BLOCK 3
 SUBDIVISION.....APRIL SOUND, SECTION 4
 RECORDING.....CABINET A, SHEET 101A, MAP RECORDS
 COUNTY.....MONTGOMERY

Carey A. Johnson
 Registered Professional Land Surveyor No. 6524

