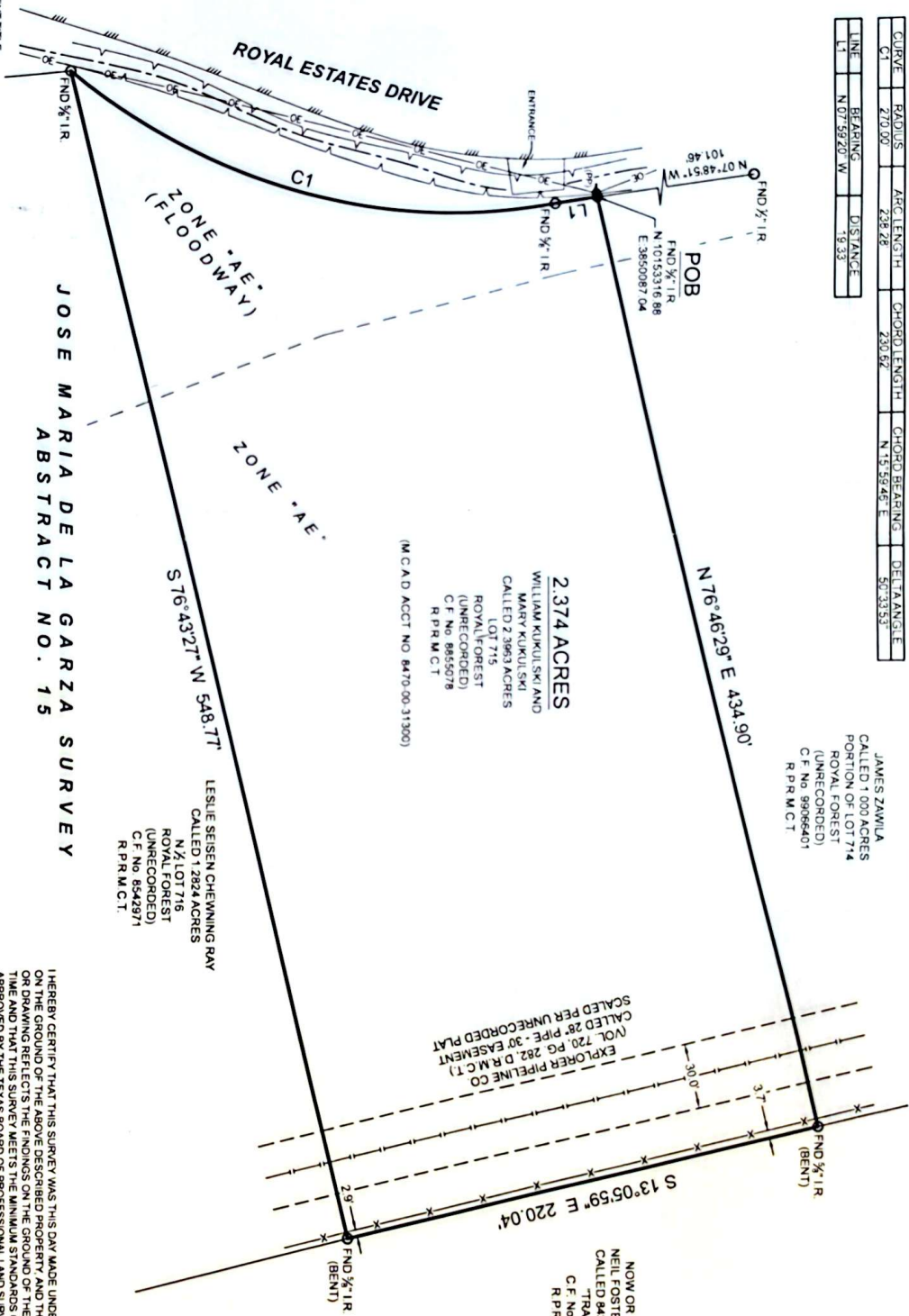




CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DEFLECT ANGLE
C1	279.00'	238.28'	230.92'	N 15° 59' 48" E	50° 33' 33"
LINE					
L1	N 07° 59' 20" W	19.33'			

- SYMBOL LEGEND**
- EDGE OF ASPHALT
  - OVERHEAD ELECTRIC
  - FLOWLINE
  - TOP OF BANK
  - WIRE FENCE
  - FOUND SURVEY MONUMENT
  - POWER POLE (PP)



**GENERAL NOTES:**

1) THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A CURRENT TITLE REPORT SURVEYOR DID NOT ABSTRACT TITLE AND DOES NOT CERTIFY TO EASEMENTS OR RESTRICTIONS NOT SHOWN. CHECK WITH LOCAL GOVERNING AGENCIES FOR ANY ADDITIONAL EASEMENTS, BUILDING LINES OR OTHER RESTRICTIONS NOT REFLECTED ON SURVEY.

**TPS TEXAS PROFESSIONAL SURVEYING**  
 3002 N. Fossil, Commerce, Texas 77303  
 P.O. Box 2447, Fort Worth, Texas 76101  
 Firm No. 12063400

PROJECT NUMBER	31141
DATE	03/20/2023
DRAWN BY	ADV
CHECKED BY	MMS, CFM
FIELD CREW	SS
REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	

ALL COORDINATE BEARINGS AND DISTANCES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1982 (TRANSFORMED TO THE 2011 DATUM) USING THE NAD 83 DATUM. THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN AND THE REGULATORY PANEL NO. 4839020595 GRAPHIC SCALE AND EFFECTIVE DATE OF 08/19/2014.

**BOUNDARY SURVEY**

BEING A 2.374 ACRE TRACT OF LAND SITUATED IN THE JOSE MARIA DE LA GARZA SURVEY ABSTRACT NUMBER 15, MONTGOMERY COUNTY TEXAS, BEING ALL OF THAT CERTAIN CALLED 2.383 ACRE TRACT DESCRIBED AS LOT 715 OF ROYAL FOREST (UNRECORDED SUBDIVISION), IN INSTRUMENT TO WILLIAM KUKULSKI AND MARY KUKULSKI, RECORDED UNDER CLERK'S FILE NUMBER 8855078, OF THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS (R.P.R.M.C.T.) SAID 2.374 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY ATTACHED METES AND BOUNDS DESCRIPTION.

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.

Thomas A. McIntyre  
 Registered Professional Land Surveyor No. 6921

**2.374 ACRES**  
 WILLIAM KUKULSKI AND MARY KUKULSKI  
 CALLED 2.3893 ACRES  
 LOT 715  
 ROYAL FOREST  
 (UNRECORDED)  
 C.F. No. 8855078  
 R.P.R.M.C.T.

(M.C.A.D. ACCT NO. 8470.00.31300)

JAMES ZAWILA  
 CALLED 1.000 ACRES  
 PORTION OF LOT 714  
 ROYAL FOREST  
 (UNRECORDED)  
 C.F. No. 89065401  
 R.P.R.M.C.T.

NOW OR FORMERLY  
 NEIL FOSTER CAMPBELL  
 CALLED 8437.838 ACRES  
 TRACT 711  
 C.F. No. 943137  
 R.P.R.M.C.T.

LESLIE SEISEN CHEWNING RAY  
 CALLED 1.2824 ACRES  
 N 1/2 LOT 716  
 ROYAL FOREST  
 (UNRECORDED)  
 C.F. No. 8542971  
 R.P.R.M.C.T.