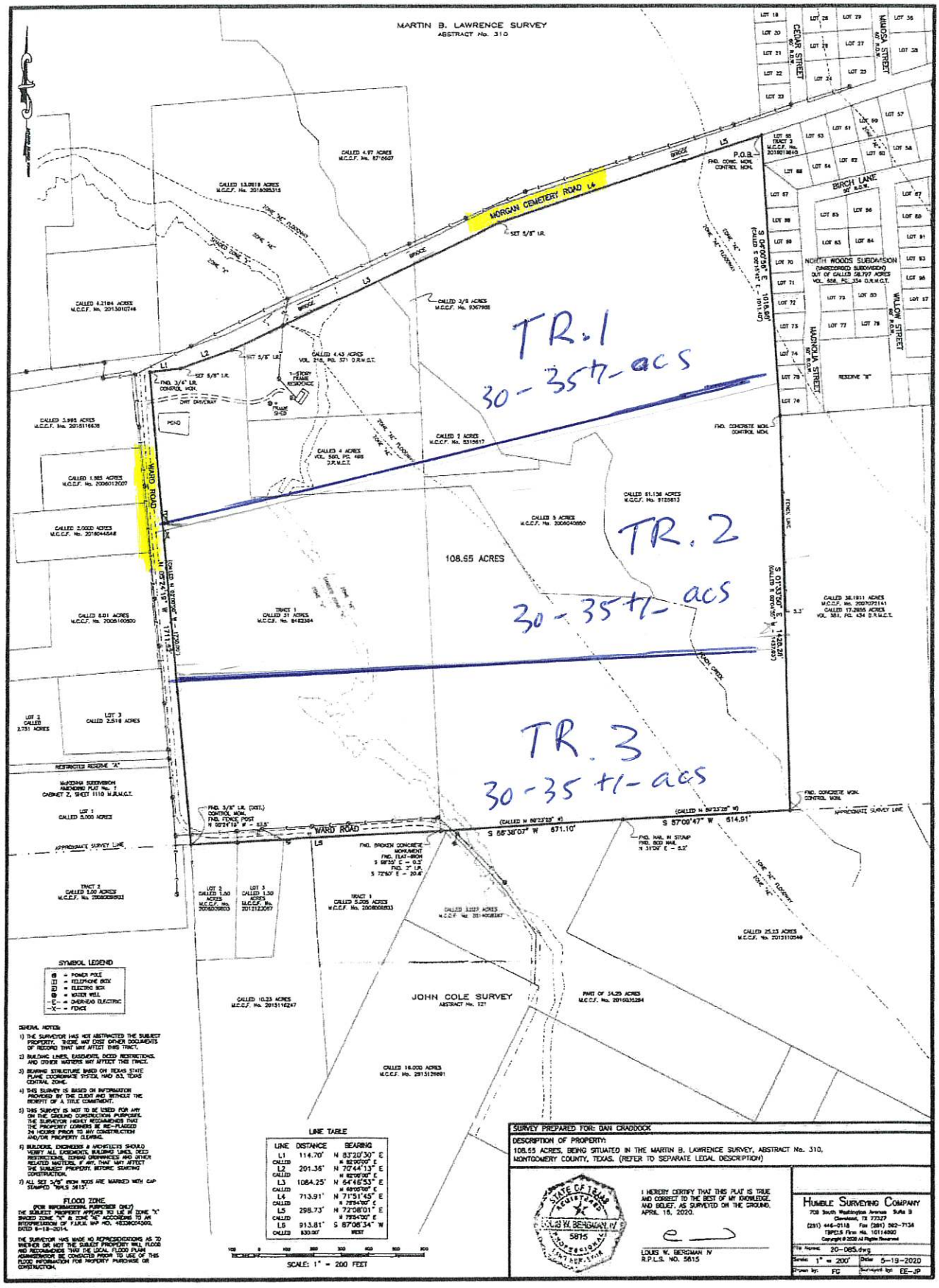

MARTIN B. LAWRENCE SURVEY
ABSTRACT No. 310
MORGAN CEMETERY ROAD
WARD ROAD
CEDAR STREET
MAGNOLIA STREET
BIRCH LANE
WILLOW STREET
NORTH WOODS SUBDIVISION
McKENNA SUBDIVISION
JOHN COLE SURVEY
ABSTRACT No. 121
108.55 ACRES
TR. 1
30 - 35 +/- acs
TR. 2
30 - 35 +/- acs
TR. 3
30 - 35 +/- acs
P.O.B.
SET 5/8" I.R.
FND. 3/4" I.R. CONTROL MON.
FND. CONCRETE MON. CONTROL MON.
POND
BRIDGE
APPROXIMATE SURVEY LINE
S 88°38'07" W 671.10'
S 87°09'47" W 614.91'
SYMBOL LEGEND
POWER POLE
TELEPHONE BOX
ELECTRIC BOX
WATER WELL
OVERHEAD ELECTRIC
FENCE
GENERAL NOTES:
1) THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT MAY AFFECT THIS TRACT.
2) BUILDING LINES, EASEMENTS, DEED RESTRICTIONS, AND OTHER MATTERS MAY AFFECT THIS TRACT.
3) BEARING STRUCTURE BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, TEXAS CENTRAL ZONE.
4) THIS SURVEY IS BASED ON INFORMATION PROVIDED BY THE CLIENT AND, WITHOUT THE BENEFIT OF A TITLE COMMITMENT.
5) THIS SURVEY IS NOT TO BE USED FOR ANY ON THE GROUND CONSTRUCTION PURPOSES. THE SURVEYOR HIGHLY RECOMMENDS THAT THE PROPERTY CORNERS BE RE-FLAGGED 24 HOURS PRIOR TO ANY CONSTRUCTION AND/OR PROPERTY CLEARING.
6) BUILDERS, ENGINEERS & ARCHITECTS SHOULD VERIFY ALL EASEMENTS, BUILDING LINES, DEED RESTRICTIONS, ZONING ORDINANCES AND OTHER RELATED MATTERS, IF ANY, THAT MAY AFFECT THE SUBJECT PROPERTY, BEFORE STARTING CONSTRUCTION.
7) ALL SET 5/8" IRON RODS ARE MARKED WITH CAP STAMPED "RPLS 5815".
FLOOD ZONE:
(FOR INFORMATIONAL PURPOSES ONLY)
THE SUBJECT PROPERTY APPEARS TO LIE IN ZONE "X" SHADED ZONE "X" & ZONE "AE" ACCORDING TO AN INTERPRETATION OF F.I.R.M. MAP NO. 48339C0450G, DATED 8-18-2014.
THE SURVEYOR HAS MADE NO REPRESENTATIONS AS TO WHETHER OR NOT THE SUBJECT PROPERTY WILL FLOOD AND RECOMMENDS THAT THE LOCAL FLOOD PLAIN ADMINISTRATOR BE CONTACTED PRIOR TO USE OF THIS FLOOD INFORMATION FOR PROPERTY PURCHASE OR CONSTRUCTION.
LINE TABLE
LINE DISTANCE BEARING
L1 114.70' N 83°20'30" E
CALLED N 82°00'00" E
L2 201.35' N 70°44'13" E
CALLED N 82°00'00" E
L3 1084.25' N 64°46'53" E
CALLED N 68°00'00" E
L4 713.91' N 71°51'45" E
CALLED N 75°54'00" E
L5 298.73' N 72°08'01" E
CALLED N 75°54'00" E
L6 913.81' S 87°08'34" W
CALLED 930.00' WEST
SCALE: 1" = 200 FEET
SURVEY PREPARED FOR: DAN CRADDOCK
DESCRIPTION OF PROPERTY:
108.55 ACRES, BEING SITUATED IN THE MARTIN B. LAWRENCE SURVEY, ABSTRACT No. 310, MONTGOMERY COUNTY, TEXAS. (REFER TO SEPARATE LEGAL DESCRIPTION)
STATE OF TEXAS REGISTERED LOUIS W. BERGMAN IV 5815 PROFESSIONAL LAND SURVEYOR
I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AS SURVEYED ON THE GROUND, APRIL 16, 2020.
LOUIS W. BERGMAN IV
R.P.L.S. NO. 5815
HUMBLE SURVEYING COMPANY
708 South Washington Avenue Suite B
Cleveland, TX 77327
(281) 446-0118 Fax (281) 592-7134
TBPELS Firm No. 10114800
Copyright © 2020 All Rights Reserved
File Name: 20-085.dwg
Scale: 1" = 200' Date: 5-19-2020
Drawn by: FC Surveyed by: EE-JP