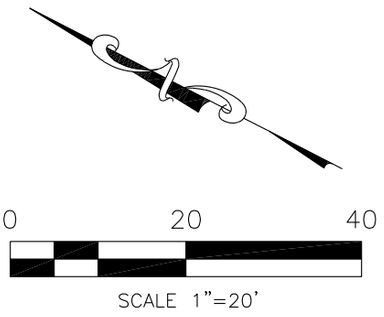
NOTES

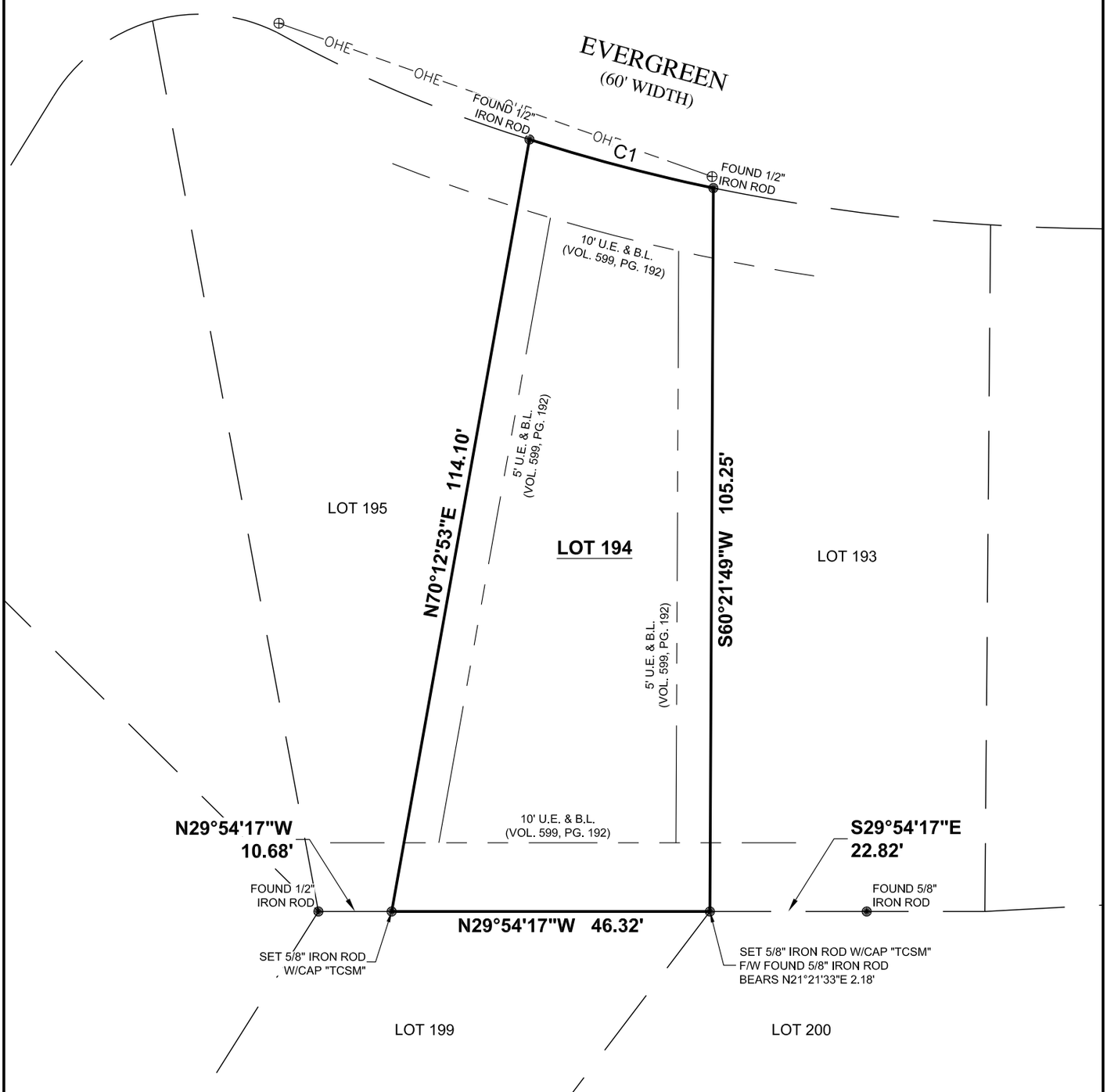
1. This survey was done in conjunction with title commitment G.F. No. 3028926-01757, dated July 24, 2026, provided by Title Resources Guaranty Company. This Surveyor did not research the deed records for previous conflicts in title or easement, therefore, certain easements may have been granted which are not reflected hereon.
2. Restrictive covenants as recorded in Volume 524, Page 749, Volume 532, Page 545, Volume 592, Page 81, Volume 599, Page 192, Volume 1435, Page 614, Volume 1435, Page 602, Volume 1437, Page 866, Volume 2097, Page 344, Volume 2170, Page 230, Volume 2359, Page 830, Volume 2475, Page 698, Volume 2475, Page 701, Volume 2475, Page 707, Volume 2491, Page 219, Volume 2491, Page 223, Volume 2491, Page 226, Volume 2514, Page 906, Volume 2619, Page 926, Official Public Records of Polk County, Texas.
3. According to horizontal scaling from the current F.E.M.A. flood insurance rate Map no. 48373C0450C, dated September 03, 2010, this tract DOES NOT lie within Zone "A" or Zone "AE".
4. Basis of Bearing: Bearings shown hereon are based on the Texas Coordinate System of 1983, Central Zone (4203), NAD83 (2011), Epoch 2010.00, with coordinates derived from Global Navigation Satellite System (GNSS) observations and referenced to the National Spatial Reference System (NSRS). Distances shown hereon are grid distances unless otherwise noted.

LEGEND

UE	UTILITY EASEMENT
BL	BUILDING SETBACK LINE
—OHE—	OVERHEAD ELECTRIC WIRE
—O—	CHAIN LINK FENCE
⊕	UTILITY POLE



CURVE TABLE					
CURVE NO.	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	27.70	270.00	005°52'39"	S15°06'03"E	27.68



SURVEY OF: LOT 194, OF LAKE LIVINGSTON VILLAGE, SECTION 7, A SUBDIVISION IN POLK COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 10, PAGE 30–31, OF THE PLAT RECORDS OF POLK COUNTY, TEXAS.

SURVEY MADE FOR: Thomas Turner

JOB NUMBER: 26562_R0

DATE: 08/24/2026

FIELD CREW: KB, JB, BP

OFFICE: BR, AW, AT

STATE OF TEXAS
REGISTERED
ANDREW P. TITCOMB
6951
PROFESSIONAL
LAND SURVEYOR

I, Andrew P. Titcomb, certify that this survey was performed under my supervision on August 20, 2026; that there were no encroachments except as shown; that this survey conforms to T.S.P.S. Standards for a Category 1a, Condition III Survey. This certifies only to easements and building lines as referenced in Title Commitment as noted in Note #1 hereon.

ANDREW P. TITCOMB, R.P.L.S. #6951

EVERGREEN
LIVINGSTON, TEXAS 77351

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