

MATAGORDA COUNTY
TEXAS

NOTES:

1. ALL COORDINATES AND BEARINGS ARE RELATIVE TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD 83).
2. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS. (SF= 0.99989990891)
3. THIS SURVEY PLAT RELIED ON A TITLE COMMITMENT FROM BAY CITY ABSTRACT & TITLE COMPANY, G.F.NO.: 201804195, EFFECTIVE DATE: APRIL 4, 2018, ISSUED DATE: APRIL 25, 2018, FOR ALL ITEMS OF RECORD.
4. THIS PROPERTY IS SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR VAQUERO RIVER ESTATES, AS RECORDED IN CLERK'S FILE NO. 2008-086987 OF THE M.C.O.R. AND LATER AMENDED IN CLERK'S FILE NO. 2009-093820 OF THE M.C.O.R. INCLUDING A PROVISION FOR ADDITIONAL EASEMENTS AS REFERENCED IN ITEM 10. OF SECTION 'A' OF SAID RESTRICTIONS.

PERRY REED SURVEY
ABSTRACT 376

LOT 7

LOT 6

VAQUERO RIVER ESTATES
PLAT FILE NO. 466A-468B
M.C.P.R.

LOT 5

SUBJECT
LOT 4

BLOCK 1

LOT 3

LOT 2

LOT 1

SURVEY PLAT OF
LOT 4, BLOCK 1

IN THE
VAQUERO RIVER ESTATES
AS RECORDED IN
PLAT FILE NO. 466A-468B
OF THE
MATAGORDA COUNTY PLAT RECORDS
IN THE
PERRY REED SURVEY
ABSTRACT 376
OF
MATAGORDA COUNTY, TEXAS
FOR

HACIENDA SERVICES, INC.

G.F.NO.: 201804195
3065 F.M. 2853

Doyle & Wachtstetter, Inc.
Surveying and Mapping GPS/GIS
131 COMMERCE STREET, CLUTE, TEXAS 77531
OFFICE: 979.265.3622 FAX: 979.265.9940 FIRM NO.: 10024500

SURVEYED:	MLE 04-18-18	BOOK NO.:	MAT. CO. VOL. 176	PROJECT NO.:	8964-18-01
DRAWN BY:	RMM 04-20-18	CHECKED:	TTW 05-02-18	REVISED:	NONE

VAQUERO DRIVE (60' R.O.W.)

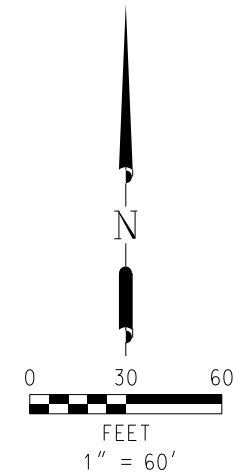
FARM-TO-MARKET ROAD 2853

- LEGEND**
- FOUND IRON PIPE/ROD
 - SET 5/8" IRON ROD W/SURVEY CAP "TTW 6577"
 - ⊠ ELECTRICAL BOX
 - - - - - EASEMENT LINE
 - - - - - BUILDING LINE
 - - - - - LOT LINE
 - PROPERTY LINE

I, TRAVIS T. WACHSTETTER, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE ABOVE AND FOREGOING PLAT IS A TRUE REPRESENTATION OF A SURVEY MADE UNDER MY SUPERVISION, ON THE GROUND, AND THAT THERE ARE NO EXCESSES NOR INTRUSIONS ON THIS PROPERTY, EXCEPT AS SHOWN HEREON.
DATE SURVEYED: APRIL 18, 2018



Travis T. Wachtstetter
TRAVIS T. WACHSTETTER
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NUMBER 6577



USER: Untitled Workspace TIME: 9:48:26 AM
DATE: 5/3/2018
G:\DGN\Boundary\Palacios\Vaquero River Estates\Block 1, Lot 3, 4, 9, 3A\Survey, Vaquero Estates, Block 1, Lot 4 TTW.dgn