



NOTES:

1. ALL COORDINATES AND BEARINGS ARE RELATIVE TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83).
2. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS. (S.F. = 0.99991306874)
3. THIS SURVEY RELIED ON A TITLE COMMITMENT FROM BAY CITY ABSTRACT & TITLE COMPANY, G. F. NO.: 201908454, EFFECTIVE DATE: AUGUST 29, 2019, ISSUED DATE: SEPTEMBER 10, 2019, FOR ALL ITEMS OF RECORD.

I, TRAVIS T. WACHTSTETTER, 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: AUGUST 7, 2019



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

- LEGEND**
- FOUND IRON PIPE/ROD
 - SET 5/8" IRON ROD W/ SURVEY CAP "TTW 6577"
 - WM WATER METER
 - POWER POLE
 - OH — OVERHEAD WIRE
 - - - BUILDING LINE
 - - - EASEMENT LINE
 - - - LOT LINE
 - PROPERTY LINE

SURVEY PLAT OF
LOT 180

OF THE
REPLAT OF
DOWNEY'S CANEY CREEK CLUB
SIXTH SECTION SUBDIVISION
AS RECORDED IN
VOLUME 5, PAGE 2-4
OF THE
MATAGORDA COUNTY PLAT RECORDS
IN THE
WILLIAM BAXTER LEAGUE
ABSTRACT 4
OF
MATAGORDA COUNTY, TEXAS
FOR

1017 PROPERTIES LLC - 6180SS SERIES
G.F.NO.: 201908454
6180 SOUTH SHORE STREET

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

SURVEYED: JAP 08-07-19	BOOK NO.: MAT.CO.VOL.201	PROJECT NO.: 10592-19-01
DRAWN BY: JAM 09-05-19	CHECKED: TTW 09-15-19	REVISED: NONE

USER: Untitled Workspace DATE: 9/15/2019 TIME: 7:56:10 AM G:\DGN\Boundary\ConeyCreek\DCCC6 Lot180\Survey Plat, DCCC 6, Lot 180.dgn