



LEGEND	
I.R.-	IRON ROD
I.P.-	IRON PIPE
FND.-	FOUND
B.L.-	BUILDING LINE
G.B.L.-	GARAGE BUILDING LINE
U.E.-	UTILITY EASEMENT
P.R.M.C.T.-	PLAT RECORDS, MATAGORDA COUNTY, TX
D.R.M.C.T.-	DEED RECORDS, MATAGORDA COUNTY, TX
●	FOUND IRON ROD / IRON PIPE
⊕	POWER POLE
—○—	4' CHAIN LINK FENCE
—○—	OVERHEAD ELEC.



To: Guy J. Robertson and Stewart Title Guaranty Co.

I hereby certify that this survey was made on the ground under my direction and supervision, April 16, 2011, and that said survey represents the facts as found at the time of said survey. This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category A Construction Survey.

Joel D. Hiller 4/16/11
 Joel D. Hiller
 Registered Professional Land Surveyor
 Texas Registration Number 5522

- NOTES:
1. This survey was performed with the benefit of a title report GF No. 201104176 issued by Stewart Title Guaranty Co. Effective Date: April 13, 2011 7:00 am issue Date: April 15, 2011 10:15 am.
 2. Bearings shown hereon are referenced to those described in Vol. 541, Pg. 495 Deed Records Matagorda County, Texas
 3. This tract lies within Zone "A", and does lie inside the 100 year flood plain as per National Flood Insurance Program FIRM Map 4854890565 D latest available published revision dated May, 4 1992.
 5. All easements and building lines shown hereon are "per plat" unless cited otherwise.
 6. Fences shown hereon are graphic only, with dimensioned ties shown at specific locations where they were physically measured; the fence lines may meander between said measured locations.
 7. The property is subject to the boundary line agreement as recorded under Matagorda County Clerk's File No. 102974 and Covenants, Conditions and Restrictions recorded in Volume 418 of Page 70 Deed Records Matagorda County, Texas

LAND TITLE SURVEY OF LOT 27 & TRACT 1 RIVER BEND VILLAS SUBDIVISION VOL. 4, PG. 13 & 14 P.R.M.C.T. & SAME TRACT AS DESCRIBED IN DEED Vol. 541, Pg. 495 D.R.M.C.T. MATAGORDA COUNTY, TEXAS	
W.W. BICKERSTAFF & ASSOCIATES, INC. P.O. BOX 96098 HOUSTON, TEXAS 77213 713.637.7271 FAX 713.621.5978 VOICE	27 River Bend Villas Matagorda, TX 77457
	MISC. REV. 04-21-11
	SCALE: 1" = 40'
	JOB NO. 7027-0001
	DATE: Apr. 17, 2011
F.B. BA5 DRAWN BY: WWB DWG: Land Title Survey	