

LOT 15

DIAMOND 'D' RANCH PHASE 1  
CF. NO. 2009001746  
OPRJC

(CALL S89°51'09"E 104.00')  
FND S89°56'29"E 103.93'

FND 1/2" I. ROD  
W/CAP STAMPED  
F&S

SCALE 1"=30'

FND I. ROD  
W/CAP

0.11'

0.18'

LOT 8  
BLOCK 4

FND 0.5011 ACRES  
(CALLED 0.5014 ACRES)

FENCE ON  
PROPERTY LINE

(CALL N00°08'51"E 210.00')

FND N00°05'45"E 209.82'

FND S00°03'38"W 209.98'  
(CALL S00°08'51"W 210.00')

NOTES ACCORDING TO SCHEDULE "B":  
10.C. GRANT OF EASEMENT AND RIGHT OF WAY, ORIGINALLY IN FAVOR OF THE STATE OF TEXAS, BY INSTRUMENT DATED JULY 18, 1938, RECORDED IN VOLUME 452, PAGE 494, DEED RECORDS OF JEFFERSON COUNTY, TEXAS. (DOES NOT AFFECT SUBJECT PROPERTY)  
10.D. PROPERTY SUBJECT TO RIGHT OF WAY EASEMENT EXECUTED JANUARY 6, 2016, IN FAVOR OF MEEKER MUNICIPAL WATER DISTRICT RECORDED IN/UNDER COUNTY CLERK'S FILE NO. 2016000523 OF THE OFFICIAL PUBLIC RECORDS OF JEFFERSON COUNTY, TEXAS. (UNABLE TO PLOT)  
10.G. PROPERTY SUBJECT TO AFFIDAVIT TO THE PUBLIC REGARDING SURFACE APPLICATION SYSTEM AND REQUIREMENTS FOR A PERMIT AND MAINTENANCE CONTRACT, RECORDED UNDER COUNTY CLERK'S FILE NOS. 2016001104 AND 2016014212, BOTH OF THE OFFICIAL PUBLIC RECORDS OF JEFFERSON COUNTY, TEXAS. (UNABLE TO PLOT)

NOTE:  
1. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.  
2. THE WORD CERTIFY IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF, FORMED IN THE COURSE OF HIS PERFORMING THE SURVEY IN COMPLIANCE WITH THE STANDARDS OF PRACTICE REQUIRED AND PROMULGATED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS AND THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS. AS SUCH, IT CONSTITUTES NEITHER A GUARANTEE NOR A WARRANTY, EXPRESSED OR IMPLIED.

LOT 7

40' BLDG. SETBACK  
PER PLAT

15' DRAINAGE &  
UTILITY EASEMENT  
PER PLAT

FND I. ROD  
WITH CAP

FND 5/8" I. ROD  
W/CAP STAMPED  
"M.W. WHITELEY"

ELEC.  
PED.

FND N89°58'08"W 104.09'  
(CALL N89°51'09"W 104.00')

FND N89°51'09"W 104.06'  
(CALL N89°51'09"W 104.00')  
REFERENCE BEARING PER PLAT

FND I. ROD  
WITH CAP

FND I. ROD  
WITH CAP

LOT 9

MICHELLE LANE  
(60' ROW)

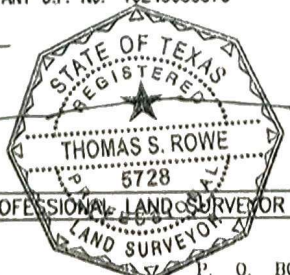
SURVEYOR'S CERTIFICATION:

TO THE LEINHOLDERS AND/OR THE OWNERS OF THE PREMISES SURVEYED AND TO STEWART TITLE GUARANTY COMPANY:  
THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS OR RIGHT-OF-WAYS, ON THE SURFACE OF THE GROUND EXCEPT AS SHOWN HEREON AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY. ALL RECORDED EASEMENTS SHOWN AND NOTED PER STEWART TITLE GUARANTY COMPANY G.F. No. 16245033578

DATE SURVEYED: NOVEMBER 3, 2016

*[Signature]*

THOMAS S. ROWE - REGISTERED PROFESSIONAL LAND SURVEYOR No. 5728



MARK W. WHITELEY  
AND ASSOCIATES  
INCORPORATED

CONSULTING ENGINEERS,  
SURVEYORS, AND PLANNERS  
T.B.P.L.S. FIRM NO. 10108700 ©

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409-892-0421

3250 EASTEX FRWY.  
BEAUMONT, TEXAS 77703  
(FAX) 409-892-1346

14840 MICHELLE LANE  
BEAUMONT, TEXAS 77713

Lot Number Eight (8), in Block Number Four (4), of DOGUET'S DIAMOND D RANCH, PHASE 2, an addition to the City of Beaumont in Jefferson County, Texas, according to the map or plat thereof recorded in/under County Clerk's File No. 2013025950, as ratified in/under County Clerk's File No. 2014008280, both of the Official Public Records of Jefferson County, Texas.

Owner: Jon Edward King  
Census: 114.00

In accordance with the Flood Hazard Boundary Map, Department of Housing and Urban Development.

Community No.: 480385  
Panel No.: 0120 C  
Date of FIRM: 8-6-02

This property lies in Zone "X" (white). Location on map determined by scale on map. Actual field elevation not determined. Mark W. Whiteley and Associates does not warrant nor subscribe to the accuracy or scale of said maps.

Zone "X" (white) are areas determined to be outside 500-year flood plain.

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