



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	950.00'	92.30'	92.26'	S 04°55'53" E	5°34'00"

LINE	BEARING	DISTANCE
L1	S 03°56'30" E	34.59'

SYMBOL LEGEND

- Telephone Pedestal
- Electric Transformer
- Manhole

RIVER PLANTATION  
SECTION 5  
CAB. A, SHEET 1B  
M.R.M.C.T.

LOT 198

REC: 130.00'  
N 81°54'04" E 130.09'

9' B.L.

FND 1/2" I.R.  
W/CAP

CONC

SET 1/2" I.R.  
W/TPS CAP

LOT 199

S 87°28'57" W 131.38'  
REC: 132.00'

LOT 200

N 03°56'30" W 79.55'  
REC: 79.74'

10' U.E.

25' B.L.

25' B.L.

5' U.E.

C1

EDGE OF ASPHALT

STONEWALL JACKSON DRIVE (60' R.O.W.)

FND 1/2" I.R.

FND 1/2" I.R.

FND 1/2" I.R.

BOUNDARY SURVEY

General Notes:

- 1) This survey was performed without benefit of a current title report. Surveyor did not abstract title and does not certify to easements or restrictions not shown. Check with your local governing agencies for any additional easements, building lines or other restrictions not reflected on recorded plat.
- 2) Side building setback no nearer than 10% of the lot width measured at the front building setback line shown on recorded plat as set out in restrictions per Vol. 689, Pg. 868, D.R.M.C.T.

This Property Lies in Zone AE inside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel Number 48339C0530G and 48339C0535G, both having an effective date of 8/18/2014.

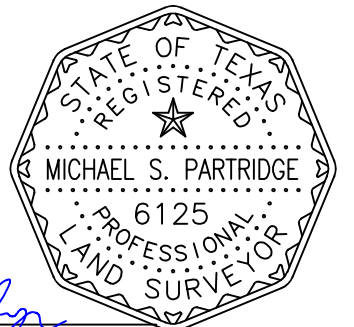
Job No.: A447-01  
 Scale: 1"=20'  
 Date: 08/17/2021  
 Drawn By: SC  
 Checked By: MSP  
 Field Crew: EL  
 Revised: \_\_\_\_\_

Purchaser Joshua Asaro  
 Address 740 Stonewall Jackson Drive, Conroe, TX, 77302  
 Lot 199, Block \_\_\_\_\_, Section 5  
 Survey Charles B. Stewart, A 476  
 Area \_\_\_\_\_  
 Subdivision River Plantation  
 Cabinet A, Street 1B, Map \_\_\_\_\_ Records \_\_\_\_\_  
 Montgomery County, Texas

Surveyor's Note:

Plat is partially illegible. Surveyor used found monumentation and original intent of plat to reconstruct boundary.

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.



*Michael S. Partridge*  
 Michael S. Partridge  
 Registered Professional Land Surveyor No. 6125



3032 N. FRAZIER STREET - CONROE, TX 77303  
 PH (936)756-7447 - FAX (936)756-7448  
 www.surveyingtexas.com  
 FIRM REGISTRATION No. 100834-00

Bearings shown hereon are based on GPS observations and are referenced to the NAD83, Texas State Plane Coordinate System, Central Zone (4203).  
 Basis of Bearings \_\_\_\_\_