

NOTES:

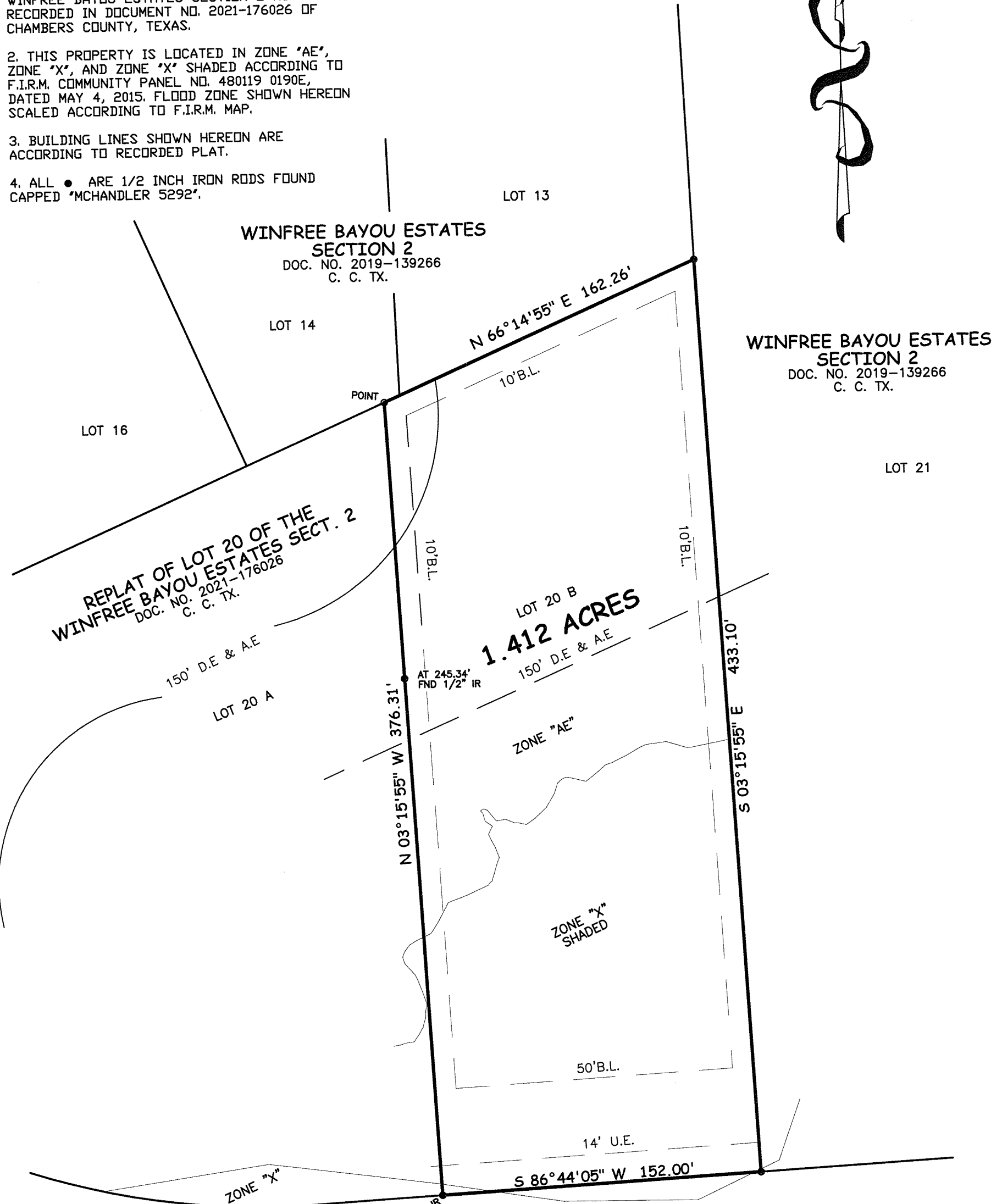
1. BEARINGS ARE BASED ON PLAT BEARINGS AND FOUND MONUMENTS IN THE EAST LINE OF LOT 20B OF THE REPLAT OF LOT 20 OF THE WINFREE BAYOU ESTATES SECTION 2 AS RECORDED IN DOCUMENT NO. 2021-176026 OF CHAMBERS COUNTY, TEXAS.

2. THIS PROPERTY IS LOCATED IN ZONE 'AE', ZONE 'X', AND ZONE 'X' SHADED ACCORDING TO F.I.R.M. COMMUNITY PANEL NO. 480119 0190E, DATED MAY 4, 2015. FLOOD ZONE SHOWN HEREON SCALED ACCORDING TO F.I.R.M. MAP.

3. BUILDING LINES SHOWN HEREON ARE ACCORDING TO RECORDED PLAT.

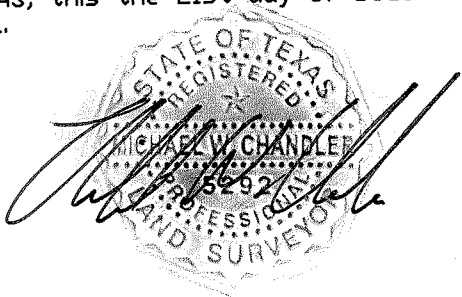
4. ALL ● ARE 1/2 INCH IRON RODS FOUND CAPPED 'MCHANDLER 5292'.

SCALE: 1 INCH = 50 FEET  
**BEN WINFREE SURVEY**  
**A - 28**



I, MICHAEL W. CHANDLER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5292, do hereby certify that this plat delineates the results of a survey made on the ground under my supervision during December 2021, and that all lines, boundaries, and landmarks are accurately shown hereon.

WITNESS my hand and seal at MONT BELVIEU, TEXAS, this the 21st day of December, A. D., 2021.



PINELOCH BAYOU DRIVE  
 ( 70' R-O-W )

**CHAMBERS SURVEYING & MAPPING**

P. O. BOX 1272 MONT BELVIEU, TEXAS 77580  
 PHONE: 281-576-6788 CELL: 832-784-7025 FIRM REG. NO. 100127-00

|            |            |          |
|------------|------------|----------|
| DRWN BY:   | LOT        | SECTION  |
| CKC        | 20B        | N/A      |
| CHKD BY:   | BLOCK      | COUNTY   |
| JWM        | N/A        | CHAMBERS |
| DATE:      | JOB No.:   |          |
| 12/20/2021 | 21-4845    |          |
|            | DWG No.:   |          |
|            | 4845 MAP A |          |

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| SUBDIVISION: REPLAT OF LOT 20 OF THE WINFREE BAYOU ESTATES SECT. 2 |
| SURVEY: BEN WINFREE SURVEY, ABSTRACT NO. 28                        |
| ADDRESS:   |
| SURVEY FOR: SUN VILLA HOMES  |