

LEGEND

CM	CONTROLLING MONUMENT	CONCRETE	WOOD
○	IRON ROD FOUND	COVERED CARPORT, PORCH, DECK, ETC	
⊗	1/2" IRON ROD SET	OHT - OVERHEAD TELEPHONE	
○	POINT FOR CORNER	OHP - OVERHEAD ELECTRIC	
○	IRON PIPE FOUND	PIPE FENCE	
●	POWER POLE	METAL FENCE	
A/C	AIR CONDITIONING	WOOD FENCE	
W	WATER METER	BARBED WIRE FENCE	
⊗	CONCRETE R.O.W. MON	CHAINLINK FENCE	
⊗	60D NAIL FOUND	ELECTRIC PEDESTAL	
⊗	"X" FOUND IN CONCRETE	TELEPHONE PEDESTAL	
⊗	FH FIRE HYDRANT	CLEANOUT	SEPTIC LID
⊗	GAS METER	ASPHALT PAVING	
⊗	WATER VALVE	GRAVEL/ROCK ROAD OR DRIVE	

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN THE SAMUEL MOORE SURVEY, ABSTRACT No. 582, NAVARRO COUNTY, TEXAS, BEING LOT 45, RUSTLING OAKS, PHASE TWO, AS SHOWN BY PLAT RECORDED IN VOLUME 6, PAGE 289 & 290, PLAT RECORDS OF NAVARRO COUNTY, TEXAS.



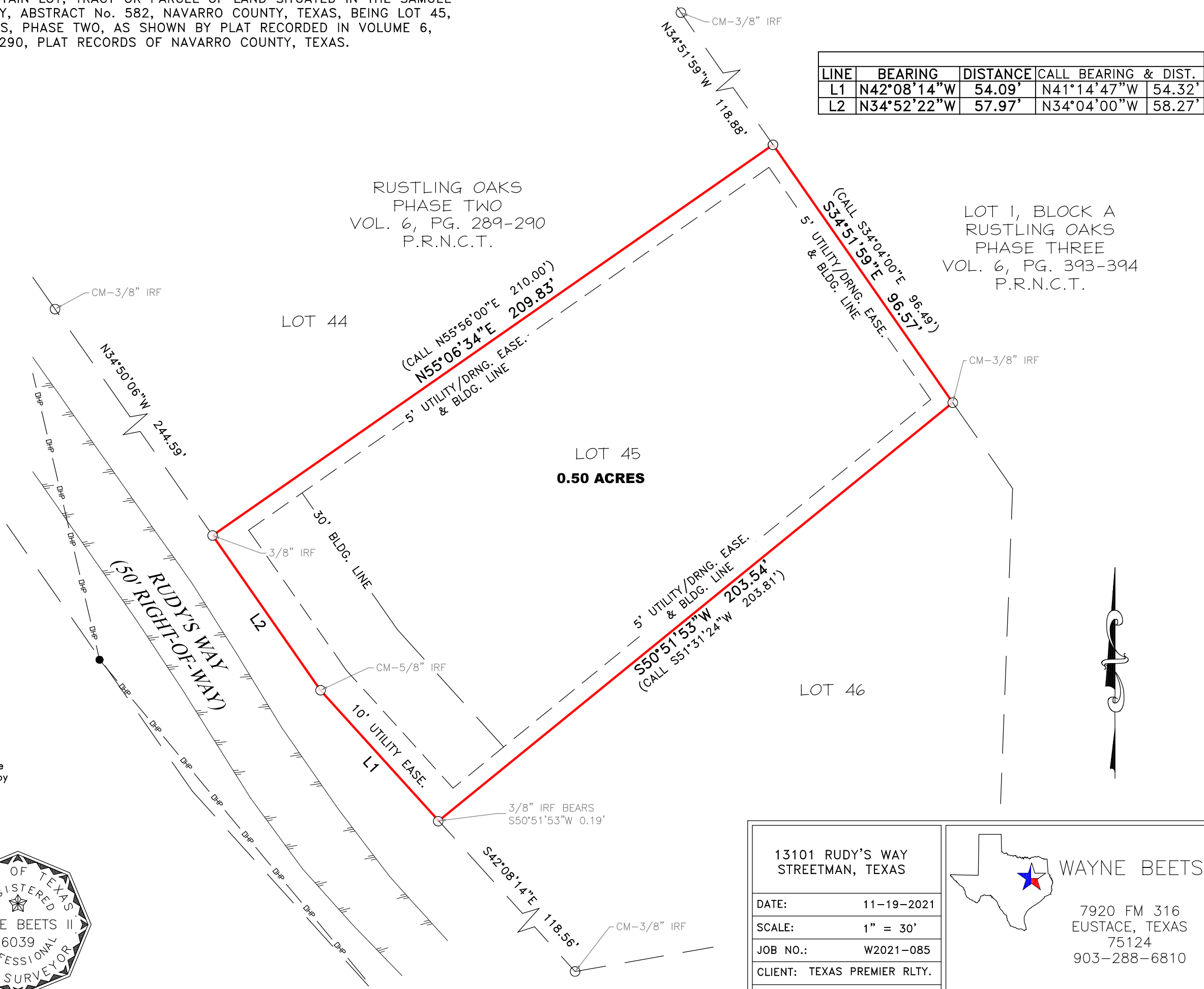
SURVEYOR'S NOTES:

- 1) BEARINGS ARE BASED ON NAD 83 (2011), TEXAS NORTH CENTRAL 4202, AS OBSERVED BY GNSS. AREA AND DISTANCES SHOWN HEREON ARE AT GRID.
- 2) CALL BEARINGS, DISTANCES, BUILDING LINES, AND EASEMENTS ARE PER RECORDED PLAT UNLESS OTHERWISE SPECIFIED.
- 3) NO EASEMENT RECORD SEARCH WAS MADE BY THIS OFFICE CONCERNING THIS PROPERTY.
- 4) THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT, AND MAY BE SUBJECT TO RECORD EVIDENCE WHICH IS NOT AVAILABLE FOR CONSIDERATION AT THE TIME OF THIS SURVEY.
- 5) THE PROPERTY SHOWN HEREON WAS SURVEYED BASED ON DEEDS AND/OR LEGAL DESCRIPTIONS OBTAINED THROUGH NORMAL RESEARCH PROCEDURES. THERE MAY BE OTHER DOCUMENTS RECORDED/UNRECORDED THAT MAY AFFECT THE SUBJECT, AND THIS SURVEY IN NO WAY IMPARTS OWNERSHIP OF ALL OR ANY PART OF THE SUBJECT AS SHOWN HEREON.
- 6) NO FLOOD INFORMATION WAS RESEARCHED REGARDING THIS TRACT.



I, Wayne Beets II RPLS No. 6039, do hereby certify that the Plat of Survey shown hereon is a correct, and accurate representation of the property lines, and dimensions are as indicated. Use of this survey by any other parties and/or for other purposes shall be at user's own risk, and any loss resulting from other use shall not be the responsibility of the undersigned.

BY: *Wayne Beets*
 WAYNE BEETS II
 REGISTERED PROFESSIONAL LAND SURVEYOR
 STATE OF TEXAS NO. 6039



LINE	BEARING	DISTANCE	CALL BEARING & DIST.
L1	N42°08'14"W	54.09'	N41°14'47"W 54.32'
L2	N34°52'22"W	57.97'	N34°04'00"W 58.27'

13101 RUDY'S WAY STREETMAN, TEXAS	
DATE:	11-19-2021
SCALE:	1" = 30'
JOB NO.:	W2021-085
CLIENT:	TEXAS PREMIER RLTY.
TECHNICIAN:	EWB

WAYNE BEETS
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