



LINE	BEARING	DISTANCE
L1	N74°30'00"E	1.11'
L2	N74°30'00"E	15.42'

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	586.32'	108.27'	N77°09'02"E	108.12'

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF INFORMATION CONTAINED IN A TITLE REPORT PER THE REQUEST OF THE BUYER, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO MOHAMMED NIZAMI FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.

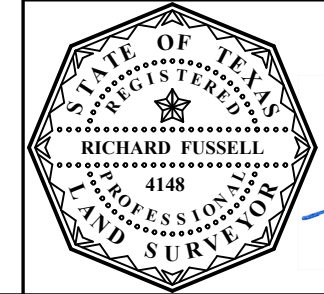


LEGEND

SET 1/2" I.R. ● W/CAP MARKED " SURVEY "	—OH— OVERHEAD UTILITY LINES
—FENCE—	B.L. = BUILDING LINE
—00—00—00 CHAIN LINK	—P— POWER POLE
—//—//— WOOD	⊕ ELECTRIC METER POLE
	⊙ SEPTIC LID



LEGAL DESCRIPTION: LOTS 71, 72, 90 AND 91, OF RIVERCREST PARK, A SUBDIVISION IN LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 5, PAGE 3 OF THE MAP RECORDS OF LIBERTY COUNTY, TEXAS.



SURVEYOR'S CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON DECEMBER 7, 2021 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

RICHARD FUSSELL
RPLS# 4148

CLIENT: TBD

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FIELD CREW: JO	TECH: SF
DRAFTER: MC	FINAL CHECK: SF
DATE: DEC. 22, 2021	
JOB#	12-105542-21