



- Notes:
- 1) Bearings are based upon the monumented East line of Lots 80 & 81, per plat.
  - 2) All 1/2" I.R.'s set with cap stamped "Jeff Moon R.P.L.S. 4639".
  - 3) This survey was done with the benefit of a title commitment provided by Old Republic National Title Insurance Company, having GF No. 17002969, and an effective date of June 11, 2017.
  - 4) Tract is subject to the restrictive covenants recorded in Volume 532, Page 376, M.C.D.R., and under County Clerk's File Numbers 8136334, 980727, 2002-119847, 2013040309, & 2013040310.

LAND TITLE SURVEY OF LOTS 45, 46, 47, 48, 80, 81  
83 & 84, OF TRI LAKE ESTATE, SECTION ONE  
IN THE WILLIAM RANKIN SURVEY, A-30

MONTGOMERY COUNTY, TEXAS REF: Vol. 5, Pg. 467 MAP RECORDS  
Scale: 1" = 40' Date: June 16, 2017  
Address: 2361 S Lake View Rd. Montgomery, TX. 77316

To James D. Seegers & John L. Dempewolf, Exclusively,  
I hereby state that this drawing is a true representation of a  
ground survey made under my direct supervision.

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*Jeffrey Moon*  
Jeffrey Moon  
Registered Professional  
Land Surveyor No. 4639

GF# 17002969 File # 17-T-70 Book L.L. Pg. \_\_\_\_\_  
JEFFREY MOON & ASSOC., INC., P.O. Box 2501, Conroe, TX. 77305  
T.B.P.L.S. Firm No. 10112200 (936) 756-5266 Fax (936) 756-5281

Line Table		
Line #	Bearing	Distance
L1	N65° 09' 15"E	77.98
L2	N33° 34' 33"E	40.33
L3	S27° 22' 02"W	81.98
L4	S00° 33' 24"W	40.10

Curve Table				
Curve #	Length	Radius	Delta	Chord Bearing & Distance
C1	10.98	174.08	003° 36' 45"	S63° 54' 03"W 10.97
C2	114.82	191.02	034° 26' 20"	N47° 52' 43"E 113.10
C3	126.03	139.08	051° 55' 06"	N15° 32' 35"W 121.76