

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	60.44'	56.83'	S 22°08'15" E	69°15'33"
C2	50.00'	60.28'	56.70'	S 88°41'42" W	69°04'33"

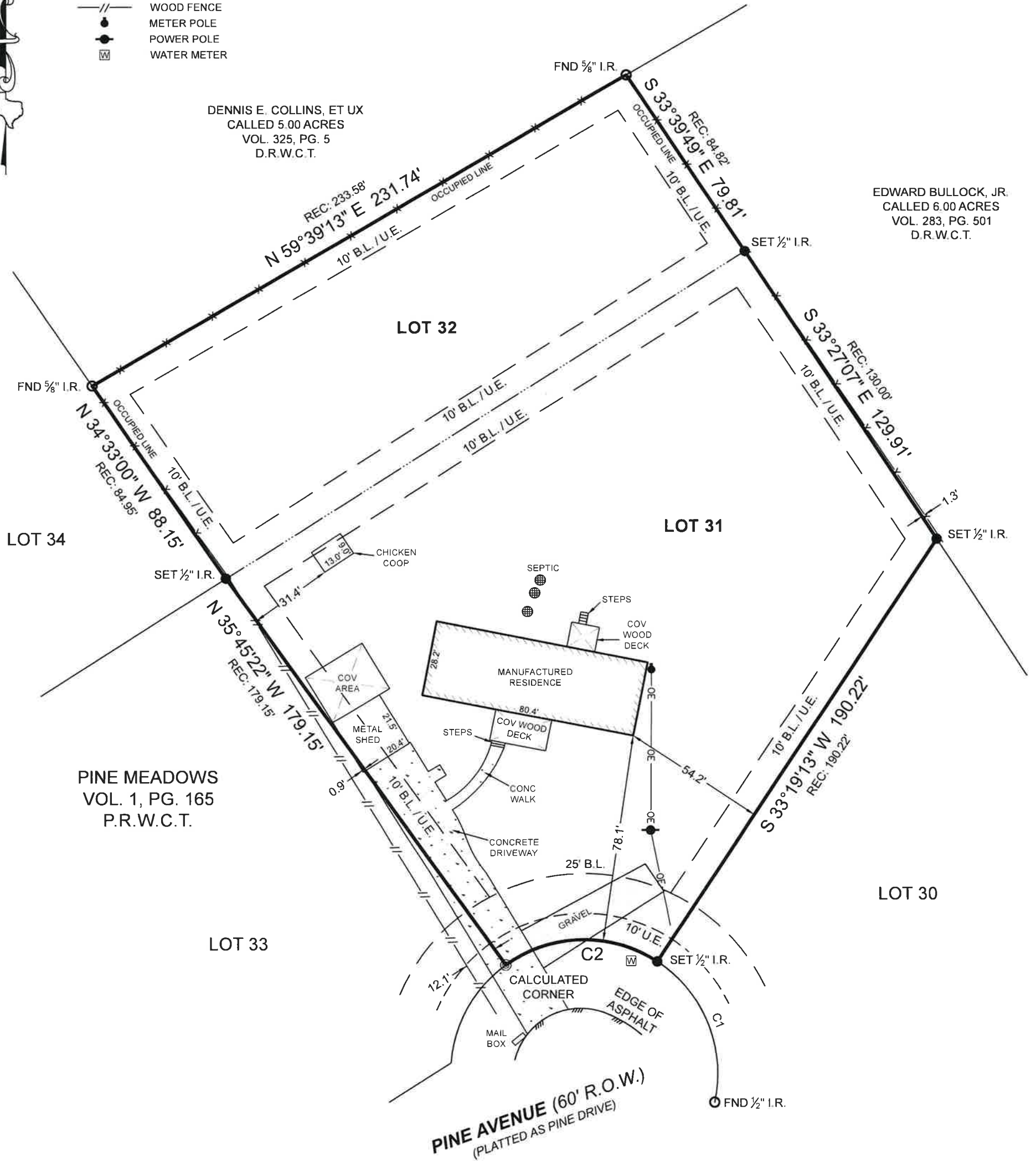
SYMBOL LEGEND

- OE— OVERHEAD ELECTRIC
- X— WIRE FENCE
- //— WOOD FENCE
- METER POLE
- POWER POLE
- Ⓜ WATER METER



DENNIS E. COLLINS, ET UX
CALLED 5.00 ACRES
VOL. 325, PG. 5
D.R.W.C.T.

EDWARD BULLOCK, JR.
CALLED 6.00 ACRES
VOL. 283, PG. 501
D.R.W.C.T.



PINE MEADOWS
VOL. 1, PG. 165
P.R.W.C.T.

**BOUNDARY & IMPROVEMENT
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 SURVEY.

SURVEYOR'S NOTE:

THERE ARE GROSS DISCREPANCIES BETWEEN FOUND MONUMENTS AND PLATTED CALLS. SURVEYOR USED FOUND MONUMENTATION AND ORIGINAL INTENT OF PLAT TO RECONSTRUCT BOUNDARY.

PROJECT NUMBER	22829
DATE	03-16-2022
DRAWN BY	GM
CHECKED BY	ERP
FIELD CREW	MY
REVISION 1	
REVISION 2	
REVISION 3	
REVISION 4	

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48471C0350D HAVING AN EFFECTIVE DATE OF 08/16/2011.

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (TXC-4203), GRID MEASUREMENTS.

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

TPS TEXAS PROFESSIONAL SURVEYING
3032 N. Frazier, Conroe, Texas 77303
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Firm No. 10083400

PURCHASER..... JOHN S. MCCARTY
ADDRESS..... 4 PINE AVENUE, HUNTSVILLE, TX, 77340
SURVEY..... GEORGE A. LAMB, A - 326
LOT..... LOTS 31 & 32
AREA..... PINE MEADOWS
RECORDING..... VOLUME 1, PAGE 165, PLAT RECORDS
COUNTY..... WALKER

Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

