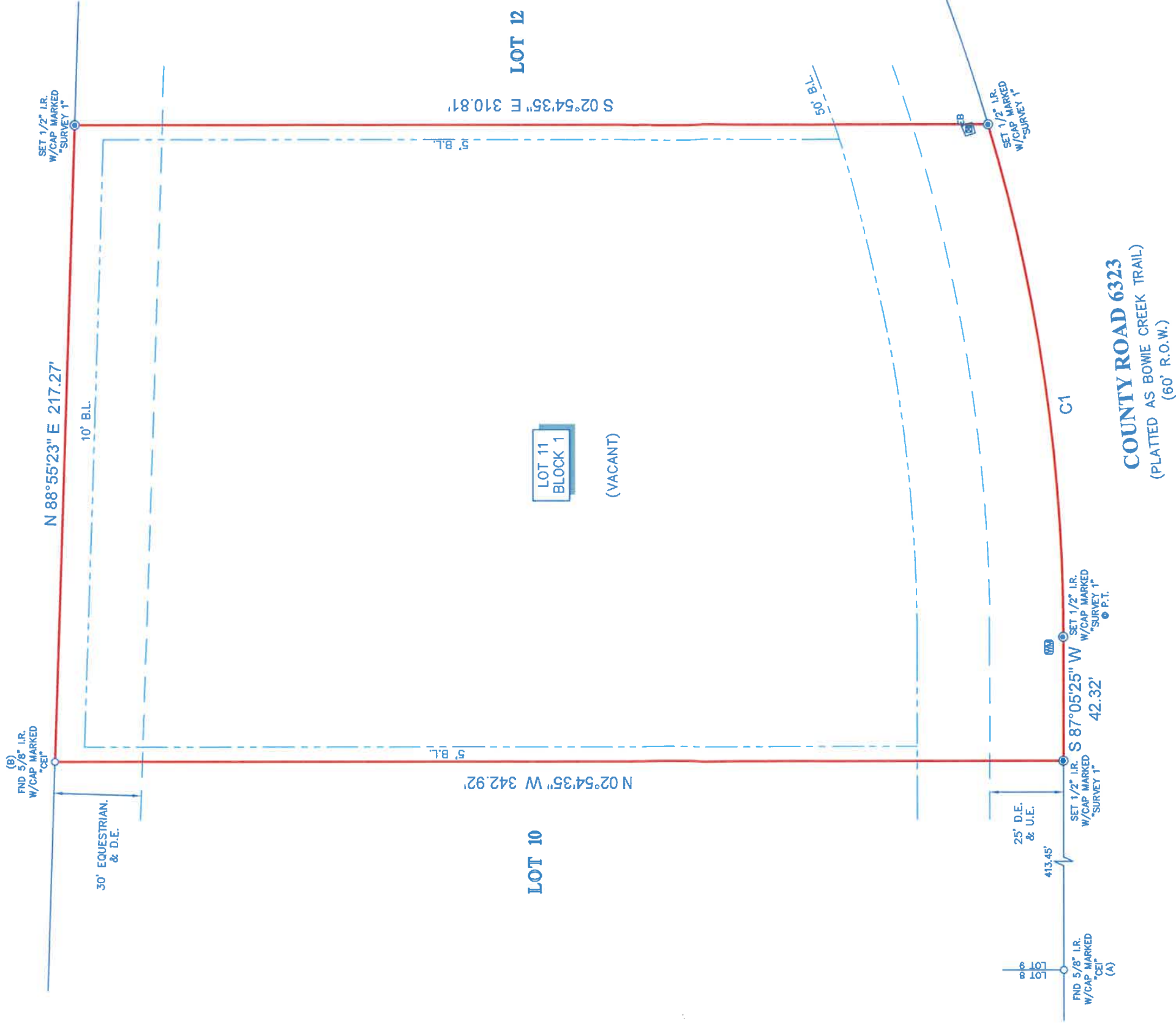


CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	620.00'	177.24'	S 78°54'02" W	176.64'

OAK RIDGE ESTATES, SECTION 1
VOL. 8, PG. 174
M.R.L.C.

TRACT 14



LEGEND

B.L.	BUILDING LINE
U.E.	UTILITY EASEMENT
D.E.	DRAINAGE EASEMENT
EB	ELECTRIC BOX
WM	WATER METER
CB	CONCRETE

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW 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.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON AUGUST 23, 2022, UNDER G.F. NO. 2766700-H044.
7. RIGHT-OF-WAY EASEMENT AS RECORDED IN VOL. 122, PG. 451 AND VOL. 255, PG. 503, D.R.L.C. (DOES NOT APPLY TO SUBJECT PROPERTY).
8. RIGHT-OF-WAY EASEMENT AS RECORDED IN VOL. 1214, PG. 570, D.R.L.C. (NO VISIBLE EVIDENCE OF PIPELINES OBSERVED).

LEGAL DESCRIPTION: LOT 11, BLOCK 1, OF WHITE OAK TRAILS, SECTION 3, A SUBDIVISION IN LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN/UNDER PLAT NO. 2014012319 OF THE MAP AND/OR PLAT RECORDS OF LIBERTY COUNTY, TEXAS.

CLIENT: JEREMY WINTERS AND DESTINY WINTERS
ADDRESS: 189 COUNTY ROAD 6323
TITLE COMPANY: First American Title



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 AUGUST 23, 2022, AND THAT THIS PLAT IS SUBMITTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS, AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

RICHARD FUSSELL
4148
RPLS 1148



Survey 1, Inc.
Your Land Survey Company

DATE: AUG. 31, 2022	TECH: LT
JOB#: 8-116113-22	FINAL CHECK: LT
FIELD CREW: LG	DRAFTER: MC(V)
ISSUE DATE: AUGUST 23, 2022	281-328-3239
G.F. # 2766700-H044	www.survey1inc.com
survey1@survey1inc.com	Firm Registration No. 100758-00
P.O. Box 2543 Alvin, TX 77512	(281)393-1382 Fax (281)393-1383



SCALE 1"=40'