

LOON BAY

ALL THAT CERTAIN LOT, TRACT, OR PARCEL OF LAND SITUATED IN THE J. SMITH SURVEY, ABSTRACT 742, AND BEING ALL OF LOT 123-R AS SHOWN BY PLAT RECORDED IN CABINET G, SLIDE 182, OF THE HENDERSON COUNTY PLAT RECORDS, HENDERSON COUNTY, TEXAS.

RESTRICTIONS: 5/11, 8/87, 1103/541, 1963/897, 2585/421, 2650/31, 2013-00004316, 2013-00018082, 2014-00008908, 2015-00011415, 2019-00013399

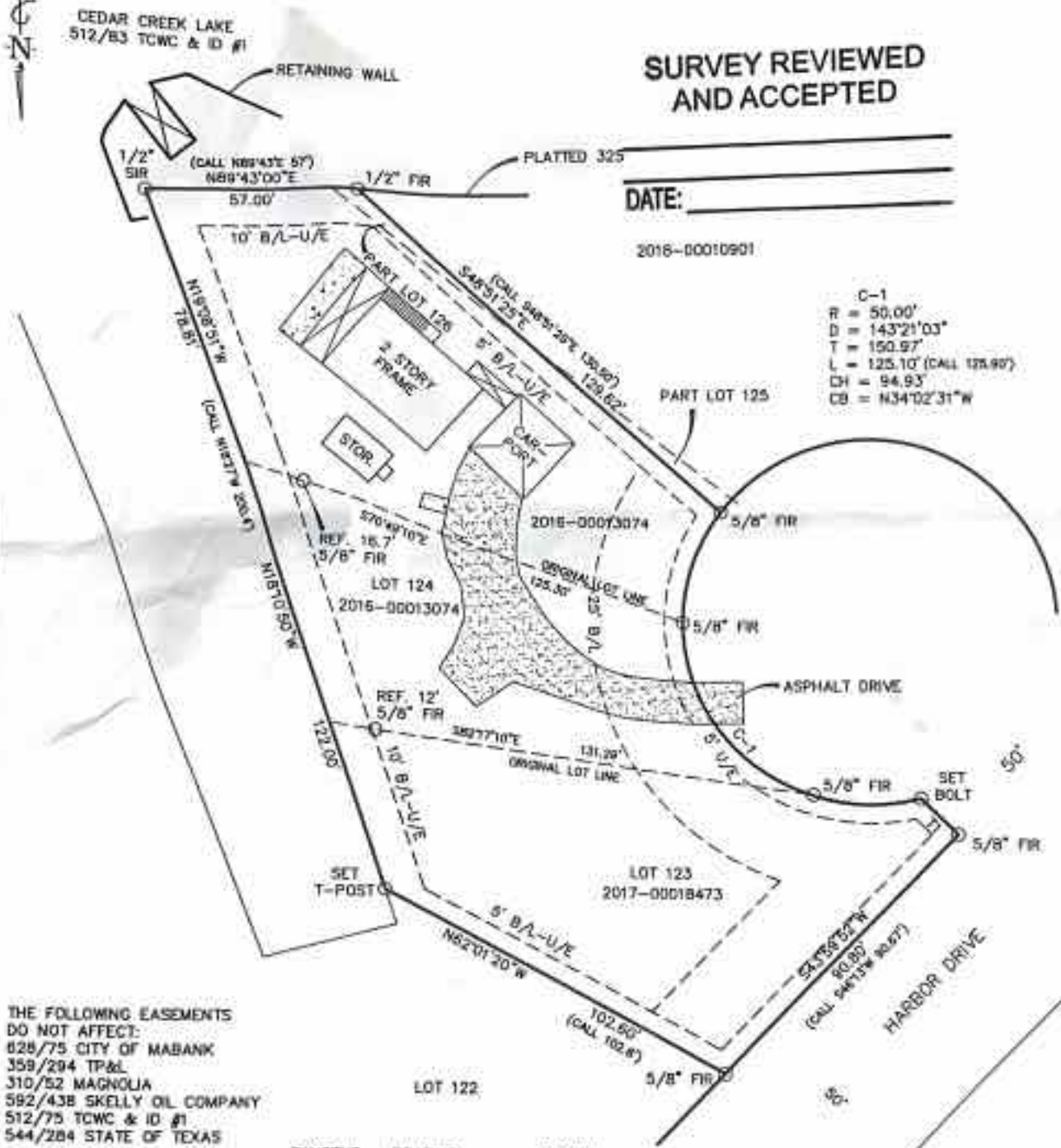
CEDAR CREEK LAKE
512/B3 TCWC & ID #1

**SURVEY REVIEWED
AND ACCEPTED**

DATE: _____

2018-00010901

C-1
R = 50.00'
D = 143°21'03"
T = 150.97'
L = 125.10' (CALL 175.90')
CH = 94.93'
CB = N34°02'31"W



THE FOLLOWING EASEMENTS
DO NOT AFFECT:
828/75 CITY OF MABANK
359/294 TP&L
310/52 MAGNOLIA
592/438 SKELLY OIL COMPANY
512/75 TCWC & ID #1
544/284 STATE OF TEXAS

THE FOLLOWING IS A
BLANKET EASEMENT:
895/230 ECCFWS

TANGENT	BEARING	LENGTH
T1	S46°00'07"E	13.85'

LEGEND
I.C.V. = IRRIGATION CONTROL VALVE
P.O.C. = POINT OF COMMENCEMENT
P.O.B. = POINT OF BEGINNING
W/M = WATER METER
W/V = WATER VALVE
FIR = FOUND IRON ROD
SIR = SET IRON ROD
TEL. = TELEPHONE
A/C = AIR CONDITIONER
-X-X- = FENCE
-E- = POWERLINE

SCALE: 1" = 40'
COUNTY: HENDERSON
ACREAGE: 0.54 AC.
SURVEY: J. SMITH A-742
DESCRIPTION: SEE PLAT
SURVEYED FOR: MARTIN RHOADES

I, Mark Ferrell, Registered Professional Land Surveyor 4373, do hereby certify that the above survey plat and notes of even date represent the results of an on the ground survey made under my direction and supervision.
This the 14th Day of May, 2019.

Mark Ferrell
Registered Professional Land Surveyor
Number 4373



HEARN SURVEYING ASSOCIATES

FIRM NUMBER: 10019900

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USE OR REPRODUCTION OF THIS SURVEY FOR ANY PURPOSE BY OTHER PARTIES IS PROHIBITED. SURVEYOR IS NOT RESPONSIBLE FOR ANY LOSS RESULTING THEREFROM.