

BEARING BASIS IS THE TEXAS STATE PLANE COORDINATE SYSTEM, GRID NORTH CENTRAL ZONE, NAD 83 (FEET) BASED ON THE 1993 ADJUSTMENT OF THE NAD 83 SYSTEM. THE REFERENCE MONUMENT IS STATION FAA TYRA.

Filed for Record in the Official Records Of: Smith County
On: 8/31/2021 1:22:40 PM
In the PLAT Records

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Number of Pages: 2
Amount: 101.00
By: Whittaker, Suni

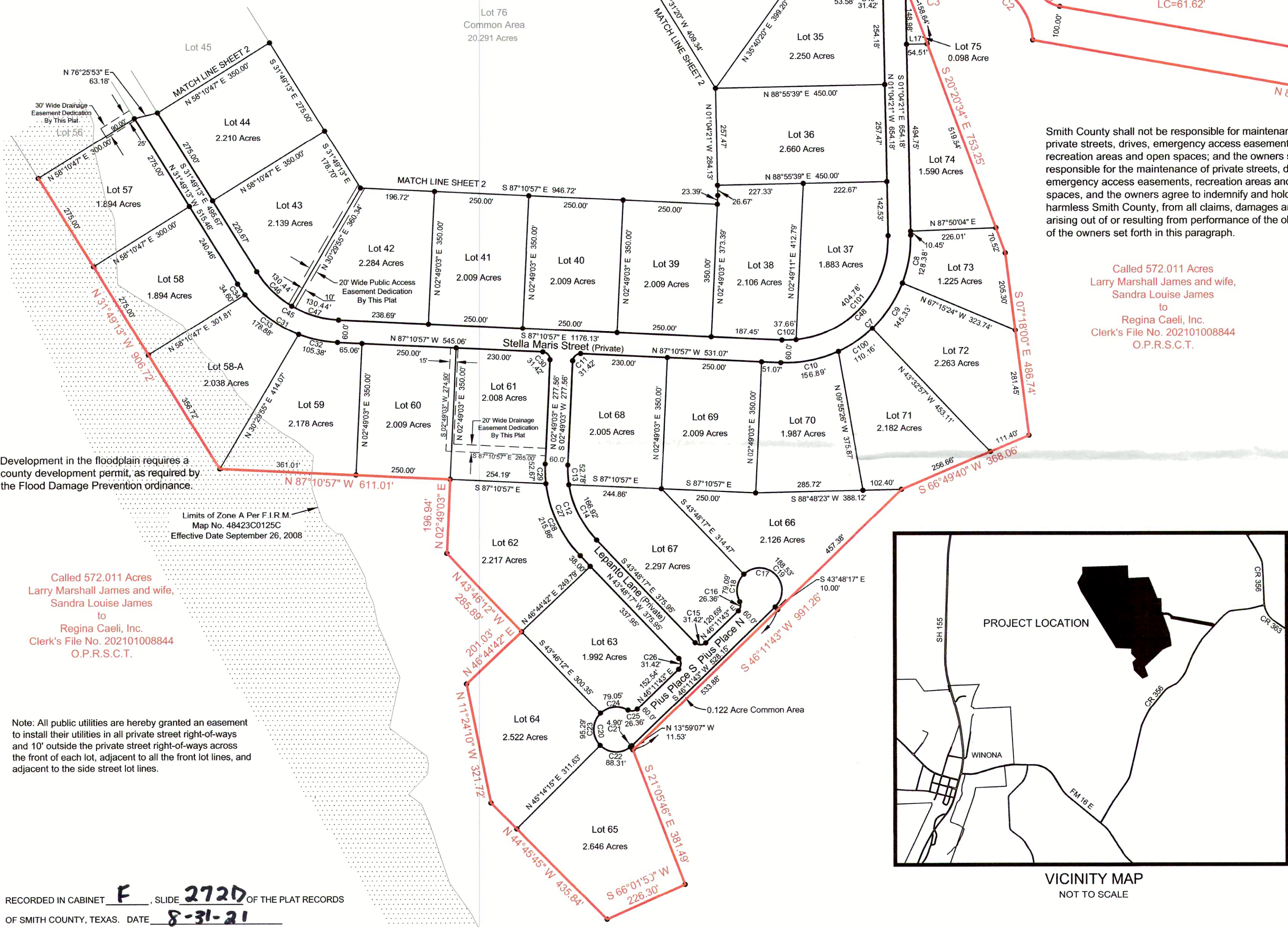
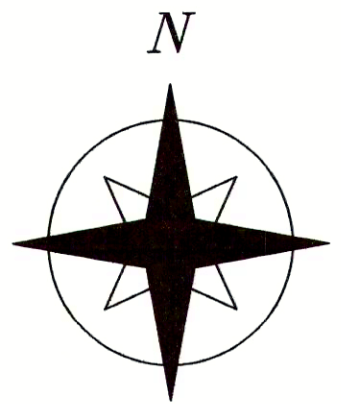
Kevin Kilgore
Smith County Clerk



("NOTICE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCE AND STATE LAW AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.")

• Denotes 1/2" Iron Rod Set With Cap Stamped "KLK #4687" Unless Noted Otherwise.

Called 572.011 Acres
Larry Marshall James and wife,
Sandra Louise James
to
Regina Caeli, Inc.
Clerk's File No. 202101008844
O.P.R.S.C.T.



Smith County shall not be responsible for maintenance of private streets, drives, emergency access easements, recreation areas and open spaces; and the owners shall be responsible for the maintenance of private streets, drives, emergency access easements, recreation areas and open spaces, and the owners agree to indemnify and hold harmless Smith County, from all claims, damages and losses arising out of or resulting from performance of the obligations of the owners set forth in this paragraph.

Called 572.011 Acres
Larry Marshall James and wife,
Sandra Louise James
to
Regina Caeli, Inc.
Clerk's File No. 202101008844
O.P.R.S.C.T.

I, Kevin L. Kilgore, Registered Professional Land Surveyor No. 4687, Do Hereby Certify That The Plat Shown Hereon Was Prepared From An Actual Survey Made Under My Direction And Supervision On The Ground During The Month Of February, 2021.

Given Under My Hand And Seal This 22nd Day Of July, 2021.

Kevin L. Kilgore
KEVIN L. KILGORE, R.P.L.S. NO. 4687



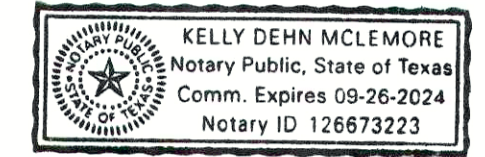
NOW, THEREFORE, KNOWN ALL MEN BY THESE PRESENTS:

That We, Regina Caeli, Inc., are the owners of the tracts shown hereon, and do hereby adopt this plat designating the hereinabove described property as it's plan for subdividing into lots and blocks as shown. It is the property owners responsibility to verify easements prior to constructing any improvements.

By: *Regina Caeli, Inc.*

Subscribed and sworn to before me, a Notary Public, In and for the State of Texas, This 24th day of AUG, 2021.

Kelly Dehn Mclemore
Notary Public



APPROVAL:
This Plat approved by the Commissioners Court of Smith County, on this the 31st day of August, 2021.
Nathaniel Moran
County Judge



VICINITY MAP
NOT TO SCALE



RECORDED IN CABINET **F**, SLIDE **2720** OF THE PLAT RECORDS OF SMITH COUNTY, TEXAS. DATE **8-31-21**

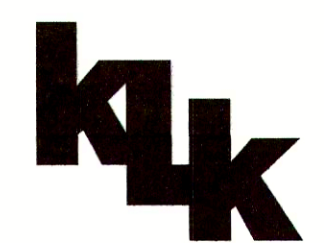
NO.	DATE	REVISIONS	REMARKS
1			
2			

Final Plat Showing
Veritatis Splendor
78 Lots - 204.0 Acres
Smith County, Texas

KLKilgore & Company, Inc.
www.kilkilgore.com

6712 Paluxy Drive
Tyler, Texas 75703
(903)581-7800
Fax (903)581-3756

○ SURVEYING
○ PLANNING
○ MAPPING
TBPLS FIRM NO. 10044500



DESIGNED BY: R.A.B.
DRAWN BY: R.T.W.
CHECKED BY: K.L.K.
DATE: July 21, 2021
SCALE: 1" = 200'