

SCALE 1"=40'

LOT 151

N 28°10'14" E 160.00'

SET 1/2" I.R.
W/ CAP MARKED
"SURVEY 1"

SET 1/2" I.R.
W/ CAP MARKED
"SURVEY 1"

25' B.L.
VOL. 1859, PG. 144
VOL. 1856, PG. 70-72

10' B.L.
VOL. 1859, PG. 144
VOL. 1856, PG. 70-72

10' B.L.
VOL. 1859, PG. 144
VOL. 1856, PG. 70-72

LOT 154

LOT 155

LOT 153

N 61°40'45" W 340.00'

S 61°40'45" E 340.00'

MANUFACTURED HOME

100' B.L.
VOL. 1859, PG. 144
VOL. 1856, PG. 70-72

COUNTY ROAD 440
(PLATTED AS BUCKSON LANE)
60' R.O.W.

COUNTY ROAD 440
(PLATTED AS STETSON STREET)
(60' R.O.W.)

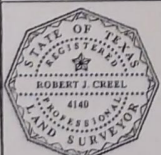
Jorge Ochoa

NOTES

- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
- ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE.
- THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
- SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON MAY 19, 2020, UNDER C.F. NO. C7H-KT-CIT72023185A.
- RIGHT-OF-WAY GRANTED TO DOLF PIPELINE COMPANY AS RECORDED IN VOL. 153, PG. 291, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO TEXAS PIPELINE COMPANY AS RECORDED IN VOL. 155, PG. 14, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO DOLF PIPELINE COMPANY AS RECORDED IN VOL. 283, PG. 636, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO MAGNOLIA PIPE LINE COMPANY AS RECORDED IN VOL. 289, PG. 560, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO MAGNOLIA PIPE LINE COMPANY AS RECORDED IN VOL. 404, PG. 192, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO CITIES SERVICE PIPELINE COMPANY AS RECORDED IN VOL. 889, PG. 550, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO DOLF PIPELINE COMPANY AS RECORDED IN C.F. VOL. 180, PG. 501, D.R.L.C.
- RIGHT-OF-WAY GRANTED TO WELLS BENNETT AS RECORDED IN VOL. 129, PG. 359, D.R.L.C. SOLD TO LIBERTY PIPE LINE COMPANY AS RECORDED IN VOL. 129, PG. 228, D.R.L.C. WHEN PURCHASED BY DOLF PIPE LINE COMPANY AS RECORDED IN VOL. 156, PG. 97, D.R.L.C.
- SUBJECT TO EASEMENT SET OUT IN CERTIFIED COPY OF AGREED JUDGMENT AS RECORDED IN VOL. 885, PG. 213, D.R.L.C.
- EASEMENT GRANTED TO DOLF STATES UTILITIES COMPANY AS RECORDED IN VOL. 311, PG. 6, D.R.L.C. (DOES NOT APPLY TO SUBJECT PROPERTY).
- EASEMENT GRANTED TO MAGNOLIA PETROLEUM AS RECORDED IN VOL. 252, PG. 281 AND 282, D.R.L.C. (DOES NOT APPLY TO SUBJECT PROPERTY).
- EASEMENT GRANTED TO BLACK LAKE PIPELINE COMPANY AS RECORDED IN VOL. 813, PG. 52, D.R.L.C. (DOES NOT APPLY TO SUBJECT PROPERTY).

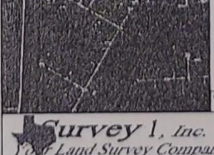
LEGAL DESCRIPTION: LOT 154, OF THE RANCH SUBDIVISION, SECTION 3, AN ADDITION IN THE JOHN A WILLIAMS SURVEY, A-119, LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9, PAGE 166 OF THE MAP RECORDS OF LIBERTY COUNTY, TEXAS.

CLIENT: JORGE ALEJANDRO OCHOA GARCIA ADDRESS: 590 COUNTY ROAD 440



SURVEYORS CERTIFICATE:
IN MY PROFESSIONAL OPINION THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A ROUTINARY SURVEY CONDUCTED UNDER MY SUPERVISION ON APRIL 19, 2020 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCUMBRANCES OR PROVISIONS EXCEPT AS SHOWN.

Robert J. Creel
4140



TITLE COMPANY: Chicago Title

361-646-6600

G.F. # 07H-KT-0TT2023185A ISSUE DATE: MAY 19, 2020

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FIELD CREW: HP
TECH: ET
DATE: JUNE 25, 2020
FINAL CHECK: JCB
DRAFTER: MH
6-85000-20

LEGEND

B.L. = BUILDING LINE	U.E. = UTILITY EASEMENT
A.E. = ADRIAL EASEMENT	D.E. = DRAINAGE EASEMENT
S = SERVICE POLE	CONCRETE
GRAVEL	STEPS
FENCE	ELEVATED WOOD DECK
CHAIN LINK	

REVISED (CLIENT): 7-22-20

Survey 1, Inc.
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