

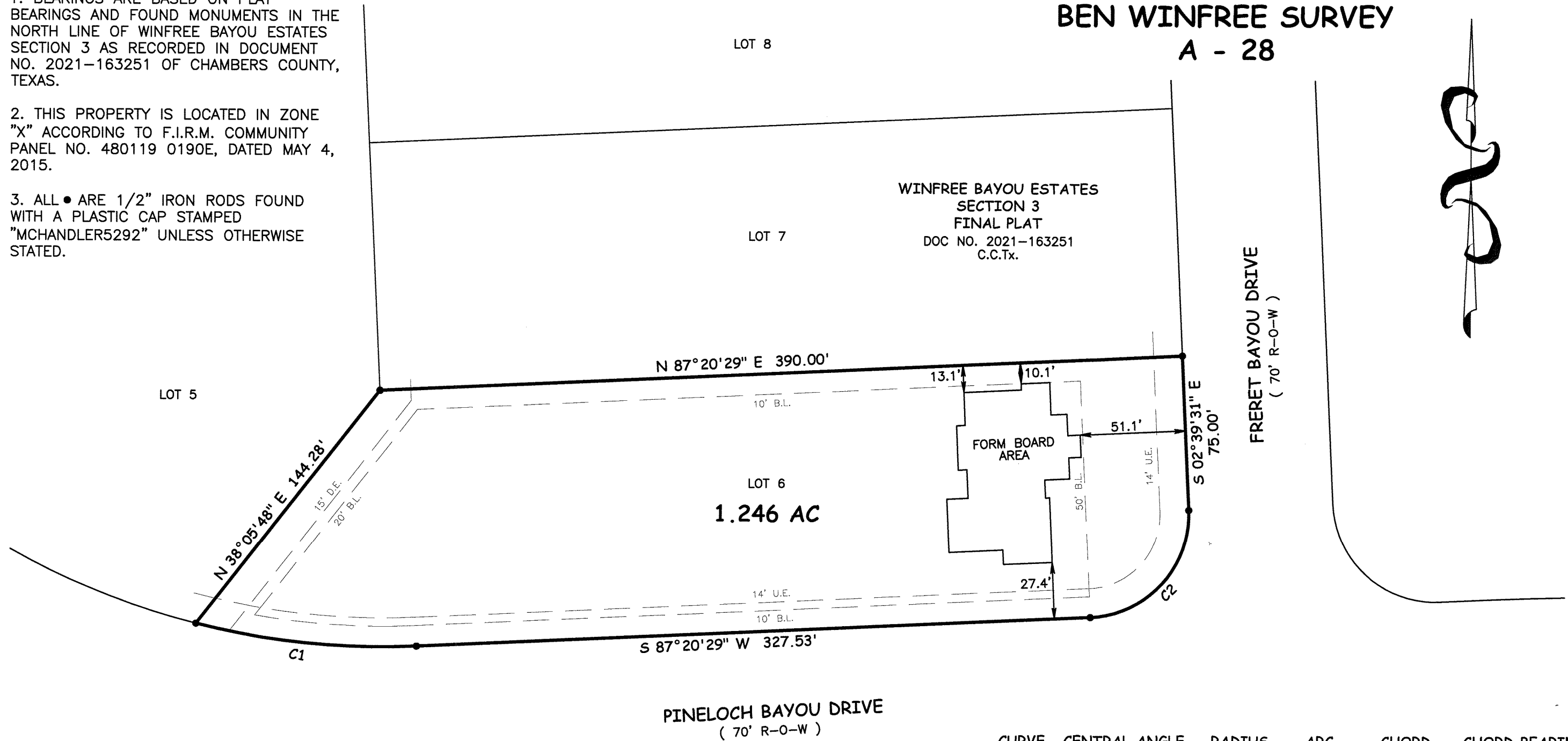
NOTES:

1. BEARINGS ARE BASED ON PLAT BEARINGS AND FOUND MONUMENTS IN THE NORTH LINE OF WINFREE BAYOU ESTATES SECTION 3 AS RECORDED IN DOCUMENT NO. 2021-163251 OF CHAMBERS COUNTY, TEXAS.

2. THIS PROPERTY IS LOCATED IN ZONE "X" ACCORDING TO F.I.R.M. COMMUNITY PANEL NO. 480119 0190E, DATED MAY 4, 2015.

3. ALL • ARE 1/2" IRON RODS FOUND WITH A PLASTIC CAP STAMPED "MCHANDLER5292" UNLESS OTHERWISE STATED.

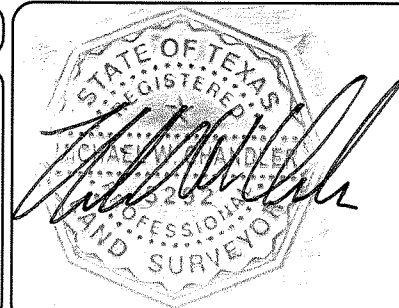
SCALE: 1 INCH = 50 FEET
BEN WINFREE SURVEY
A - 28



CURVE	CENTRAL ANGLE	RADIUS	ARC	CHORD	CHORD BEARING
1	16°45'16"	370.00'	108.20'	107.81'	N 84°16'53" W
2	90°00'00"	50.00'	78.54'	70.71'	S 42°20'29" W

LEGEND

B.L. = BUILDING LINE
 U.E. = UTILITY EASEMENT



I, MICHAEL W. CHANDLER REG. PROFESSIONAL LAND SURVEYOR NO. 5292, do hereby certify that this plat delineates the results of an on the ground survey made under my supervision during February 17, 2022, and that all lines, boundaries, and landmarks are accurately shown hereon.

WITNESS my hand and seal at MONT BELVIEU, TEXAS, this the 25th day of February, A. D., 2022.

REVISED: MAY 18, 2022 - added form boards

CHAMBERS SURVEYING & MAPPING

P. O. BOX 1272 MONT BELVIEU, TEXAS 77580
 PHONE: 281-576-6788 CELL: 832-784-7025 FIRM REG. NO. 100127-00

DRWN BY:	LOT	SECTION	SUBDIVISION: FINAL PLAT OF WINFREE BAYOU ESTATES SECTION 3
CKC	6	3	
CHKD BY:	BLOCK	COUNTY	SURVEY: BEN WINFREE SURVEY, ABSTRACT NO. 28
JWM	1	CHAMBERS	
DATE:	JOB No.:		ADDRESS: 6603 FRERET BAYOU DRIVE BAYTOWN, TX 77523
02/17/2022	22-4868		
	DWG No.:		SURVEY FOR: SUNMILLA HOMES
	4868MAP		