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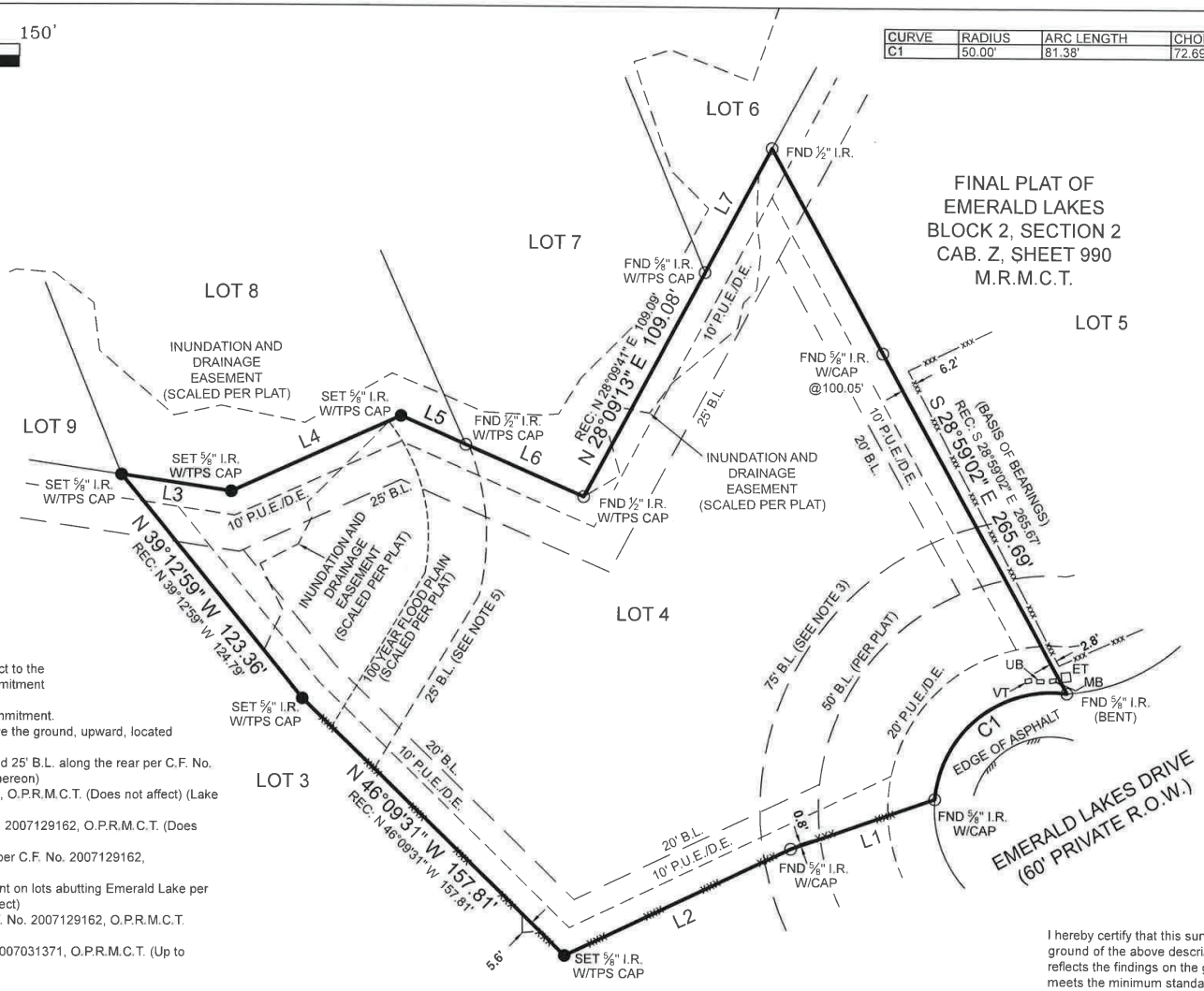
0' 50' 100' 150'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	81.38'	72.69'	S 51°05'06" W	93°15'37"

LINE	BEARING	DISTANCE
L1	S 70°42'26" W	65.50'
L2	S 64°29'51" W	107.56'
L3	S 81°23'34" E	47.46'
L4	N 65°43'22" E	79.65'
L5	S 66°35'38" E	30.48'
L6	S 66°45'20" E	55.54'
L7	N 28°08'21" E	60.50'

SYMBOL LEGEND

- —P— - Overhead Power Line
- —E— - Guy Wire
- —//— - Wood Fence
- —XXX— - Wrought Iron Fence
- —XX— - Chainlink Fence
- —X— - Wire Fence
- Fire Hydrant
- Power Pole
- T - Telephone Pedestal
- WV - Water Valve
- WM - Water Meter
- VT - Vault
- UB - Utility Box
- MB - Meter Box
- ET - Electric Transformer



BOUNDARY SURVEY

Surveyor has relied on information provided by:
Stewart Title Guaranty Company
G.F. No. 2129587
Effective date: January 4, 2021

The Subject Tract(s) as shown hereon may be subject to the following item listed in Schedule B, of said Title Commitment

1) Those as per Item 1, Schedule B, of said Title Commitment.
2) Aeriel Easement 5' in width, from a plane 20' above the ground, upward, located adjacent to all utility easements shown hereon.
3) 75' B.L. along the front, 20' B.L. along the side, and 25' B.L. along the rear per C.F. No. 2007129162, O.P.R.M.C.T. (Does affect / shown hereon)
4) 100' B.L. along the rear per C.F. No. 2007129162, O.P.R.M.C.T. (Does not affect) (Lake Lots)
5) 25' B.L. from the 100 year flood plain per C.F. No. 2007129162, O.P.R.M.C.T. (Does affect / shown hereon)
6) Access Easement on lots abutting Emerald Lake per C.F. No. 2007129162, O.P.R.M.C.T. (Does not affect)
7) Flowage, flood and storm water detention easement on lots abutting Emerald Lake per C.F. No. 2007129162, O.P.R.M.C.T. (Does not affect)
8) Dam Maintenance and Access Easement per C.F. No. 2007129162, O.P.R.M.C.T. (Blanket)
9) Drainage and Detention Easement per C.F. No. 2007031371, O.P.R.M.C.T. (Up to 288.5 contour line)

This Property Lies in Zone X and Zone A and a portion does appear to lie within the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No. 48339C0250G having an effective date 8/18/2014.

Job No.: S288-500
Scale: 1"=50'
Date: 1/21/2021
Drawn By: TK
Field Crew: DK
Revised:

Purchaser Christopher Lee Vaughn and Kelly May Stone
Address 1591 Emerald Lakes Drive, Willis, TX, 77378
Lot 4, Block 2, Section 2
Survey John B. Tong, A 39
Area
Subdivision Final Plat of Emerald Lakes
Cabinet Z, Sheet 990, Map Records
Montgomery County, Texas

Basis of Bearings Based on recorded plat.

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.

STATE OF TEXAS REGISTERED MICHAEL S. PARTRIDGE 6125 PROFESSIONAL LAND SURVEYOR

Michael S. Partridge
Registered Professional Land Surveyor No. 6125

TEXAS PROFESSIONAL SURVEYING, LLC
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FIRM REGISTRATION No. 100834-00