

CALLED 4.0000 ACRES  
M.C.C.F. No. 2008004415

CALLED 25.784 ACRES  
M.C.C.F. No. 2007023673

P.O.C.  
CALLED NORTHWEST CORNER OF  
CALLED 30.610 ACRES  
M.C.C.F. No. 9258399  
(FOR REFERENCE ONLY)

P.O.B.  
FND. 5/8" I.R.  
CONTROL MON.

FND. 3" I.P.  
CONTROL MON.  
29.64'

CALLED 25.390 ACRES  
M.C.C.F. No. 9651174

FND. 5/8" I.R. W/CAP  
CONTROL MON.

(CALLED N 89°14'35" E)  
N 86°41'12" E 300.09'

N 03°01'26" W 52.75'  
(CALLED N 00°23'11" W - 52.03')

2.01 ACRES  
OUT OF  
CALLED 5.0101 ACRES  
M.C.C.F. No. 99010991

P.O.B.  
SET 5/8" I.R.

N 03°50'15" W 289.37'  
S 03°50'15" E 289.37'

COVERED  
METAL BLDG.

DIRTY ASPHALT DRIVEWAY

(CALLED N 00°19'08" W - 237.80')  
N 02°52'52" W 237.58'

(CALLED S 89°08'02" W)

S 86°30'24" W 304.80'

SET 5/8" I.R.

S 8

GENERAL NOTES:

- 1) THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT MAY AFFECT THIS TRACT.
- 2) BUILDING LINES, EASEMENTS, DEED RESTRICTIONS, AND OTHER MATTERS MAY AFFECT THIS TRACT.
- 3) BEARING STRUCTURE BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, TEXAS CENTRAL ZONE.
- 4) THIS SURVEY IS BASED ON INFORMATION PROVIDED BY THE CLIENT AND WITHOUT THE BENEFIT OF A TITLE COMMITMENT.
- 5) THIS SURVEY IS NOT TO BE USED FOR ANY ON THE GROUND CONSTRUCTION PURPOSES. THE SURVEYOR HIGHLY RECOMMENDS THAT THE PROPERTY CORNERS BE RE-FLAGGED 24 HOURS PRIOR TO ANY CONSTRUCTION AND/OR PROPERTY CLEARING.
- 6) BUILDERS, ENGINEERS & ARCHITECTS SHOULD VERIFY ALL EASEMENTS, BUILDING LINES, DEED RESTRICTIONS, ZONING ORDINANCES AND OTHER RELATED MATTERS, IF ANY, THAT MAY AFFECT THE SUBJECT PROPERTY, BEFORE STARTING CONSTRUCTION.
- 7) STATE, CITY AND/OR COUNTY RESTRICTIONS AND REGULATIONS REGARDING SUBDIVISION PLATTING AND SUBDIVISION RE-PLATTING MAY AFFECT THIS TRACT AND SHOULD BE REVIEWED BY THE CLIENT.

CALLLED 5.2254 ACRES  
M.C.C.F. No. 2005137906

SYMBOL LEGEND

- ⊕ = POWER POLE
- ⊗ = WATER WELL

LINE TABLE

LINE	BEARING	DISTA
L1	S 03°05'16" E	708.
CALLLED	S 00°31'53" E	
L2	S 02°56'34" E	820.
CALLLED	S 00°23'11" E	

FLOOD ZONE

(FOR INFORMATIONAL PURPOSES ONLY)

THE SUBJECT PROPERTY APPEARS TO LIE IN ZONE "X" ACCORDING TO AN INTERPRETATION OF F.I.R.M. MAP NO. 48339C0425G, DATED 8-18-2014.

THE SURVEYOR HAS MADE NO REPRESENTATIONS AS TO WHETHER OR NOT THE SUBJECT PROPERTY WILL FLOOD AND RECOMMENDS THAT THE LOCAL FLOOD PLAIN ADMINISTRATOR BE CONTACTED PRIOR TO USE OF THIS FLOOD INFORMATION FOR PROPERTY PURCHASE OR CONSTRUCTION.



SCALE: 1" = 100 FEET

FND. 5/8" I.R.  
CONTROL MON.

(CALLED S 00°19'08" E - 493.24')  
S 02°55'55" E 493.32'

30' EASEMENT  
VOL. 508, PG. 392 D.R.M.C.T.