

LEGEND:

- R.O.W RIGHT OF WAY
- B.L. BUILDING LINE
- U.E. UTILITY EASEMENT
- S.S.E. SANITARY SEWER EASEMENT
- STM.S.E. STORM SEWER EASEMENT
- W.L.E. WATER LINE EASEMENT
- U.E.&A.E. UTILITY & AERIAL EASEMENT

ROBERT KILGORE SURVEY ABSTRACT No. 193

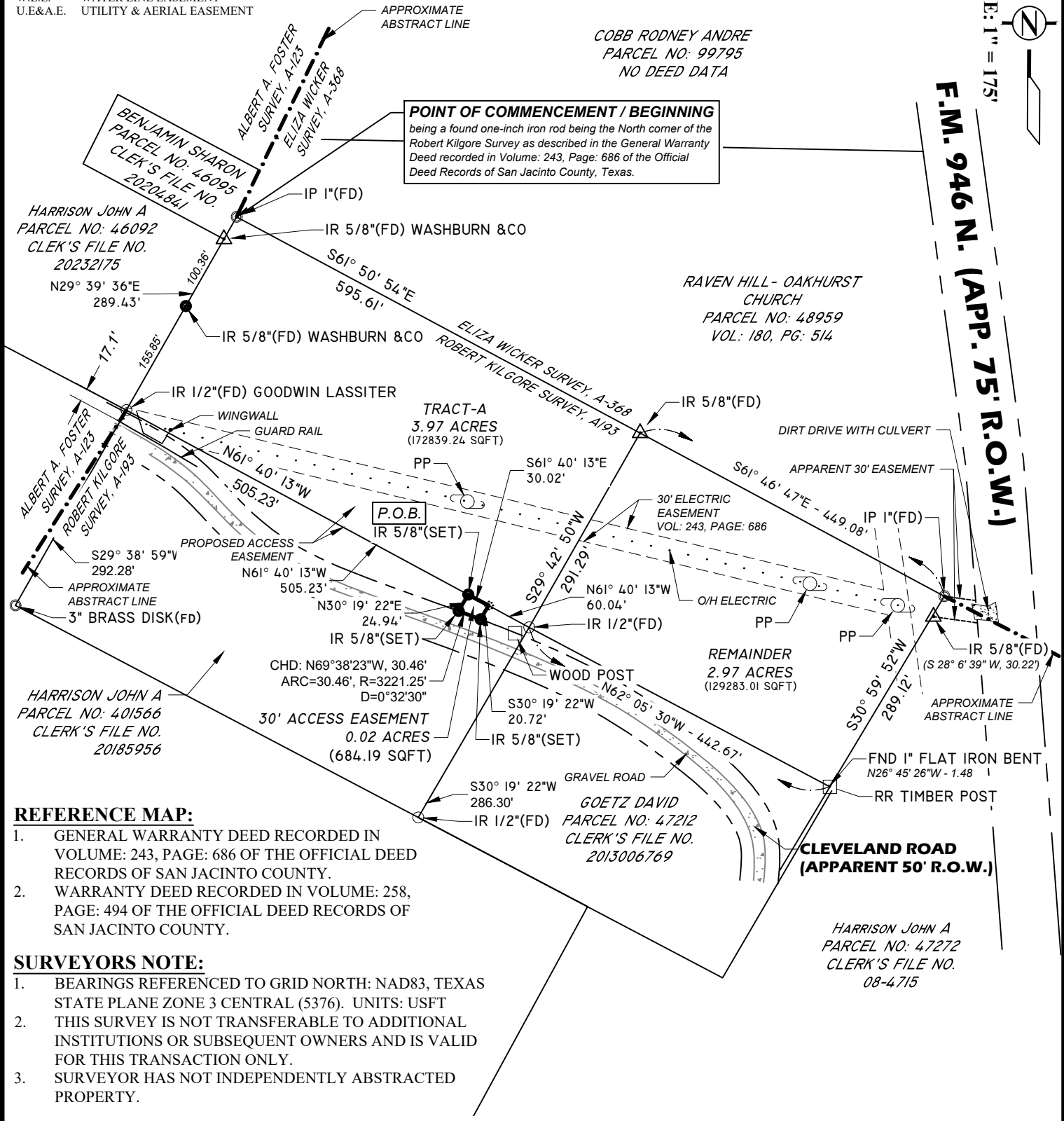
SCALE: 1" = 175'



COBB RODNEY ANDRE
PARCEL NO: 99795
NO DEED DATA

F.M. 946 N. (APP. 75' R.O.W.)

POINT OF COMMENCEMENT / BEGINNING
being a found one-inch iron rod being the North corner of the Robert Kilgore Survey as described in the General Warranty Deed recorded in Volume: 243, Page: 686 of the Official Deed Records of San Jacinto County, Texas.



REFERENCE MAP:

1. GENERAL WARRANTY DEED RECORDED IN VOLUME: 243, PAGE: 686 OF THE OFFICIAL DEED RECORDS OF SAN JACINTO COUNTY.
2. WARRANTY DEED RECORDED IN VOLUME: 258, PAGE: 494 OF THE OFFICIAL DEED RECORDS OF SAN JACINTO COUNTY.

SURVEYORS NOTE:

1. BEARINGS REFERENCED TO GRID NORTH: NAD83, TEXAS STATE PLANE ZONE 3 CENTRAL (5376). UNITS: USFT
2. THIS SURVEY IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS AND IS VALID FOR THIS TRANSACTION ONLY.
3. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY.

CERTIFICATION:

I, THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY STATE THAT THE MAP/PLAT SHOWN HERON REPRESENTS A BOUNDARY SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION WITH THE FOLLOWING MINIMUM STANDARDS SET FORTH IN A: CATEGORY: 1B - STANDARD LAND SURVEY CONDITION: IV - RURAL AND THAT NO ENCROACHMENTS EXIST OTHER THAN WHAT IS SHOWN.

STANDARD LAND SURVEY MADE FOR

Frank Fannin

An access easement containing 0.02 acres of land, situated in the Robert Kilgore Survey, Abstract No. 193, San Jacinto County, Texas, and being out of a called 4.00 acre tract described in field notes recorded in Clerk's File No. 20185956 of the Official Deed Records of San Jacinto County, Texas.

STATE OF TEXAS

REGISTERED

★

RYAN FUSELIER

5989

PROFESSIONAL
LAND SURVEYOR

1/3/2024

RYAN J. FUSELIER, RPLS REG. NO. 5989
150 BELLE TERRE DR. EUNICE, LA. 70535 (337)654-6403

<p style="font-weight: bold; font-size: 1.2em;">FUSELIER</p> <p style="font-weight: bold; font-size: 0.8em;">SURVEYING + MAPPING</p> <p style="font-size: 0.7em;">RJ FUSELIER & ASSOCIATES LLC FIRM REG. #: LA (VF 790), TX (10194363)</p>	PROJ. No.	23TX206			
	DATE:	11/28/23			
	SHEET:	01			
	DATE		REVISION DESCRIPTION		BY