

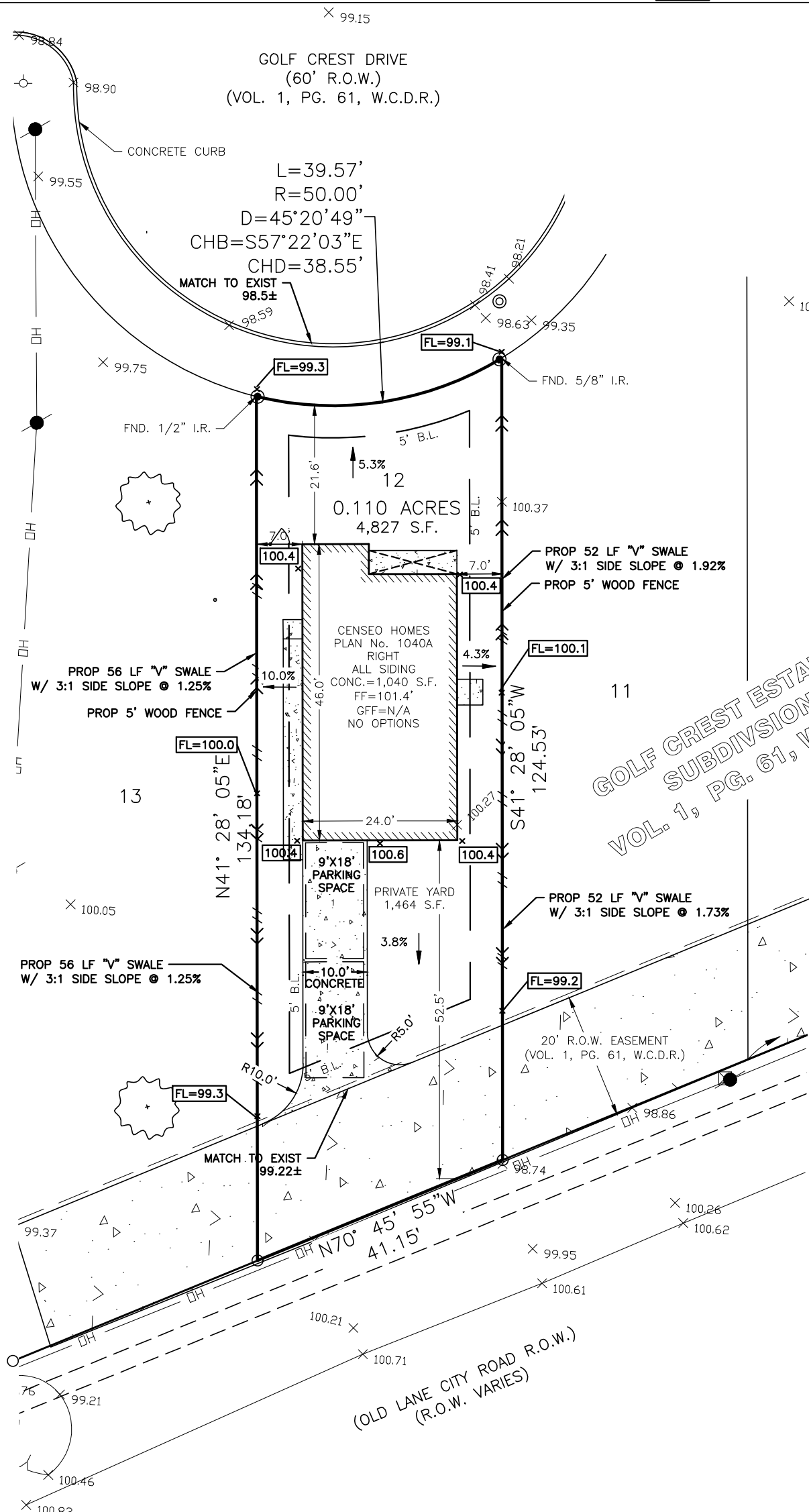
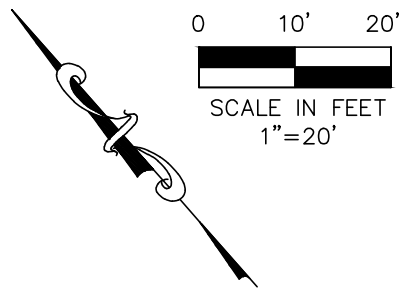
W.C.C.F. = WHARTON COUNTY CLERK'S FILE
 W.C.D.R. = WHARTON COUNTY DEED RECORDS
 W.C.M.R. = WHARTON COUNTY MAP RECORDS
 VOL., Pg. = VOLUME, PAGE
 P.O.B. = POINT OF BEGINNING
 P.O.C. = POINT OF COMMENCEMENT
 C.I.R. = CAPPED IRON ROD
 I.R. = IRON ROD
 I.P. = IRON PIPE

U.E. = UTILITY EASEMENT
 A.E. = AERIAL EASEMENT
 D.E. = DRAINAGE EASEMENT
 B.L. = BUILDING LINE
 S.F. = SQUARE FEET
 NO. = NUMBER
 FND. = FOUND
 R.O.W. = RIGHT-OF-WAY
 R.C.P. = REINFORCED CONC. PIPE

LEGEND

⊙ = MANHOLE
 ⊕ = CLEAN OUT
 ⊗ = WATER METER
 ⊠ = POWER POLE
 ⊞ = TELEPHONE PEDESTAL
 ⊞ = GAS METER
 ⊞ = WATER VALVE
 ⊞ = INLET
 ⊞ = GUY ANCHOR
 ⊞ = SIGN
 ⊞ = MAIL BOX
 ⊞ = UTILITY BOX
 ⊞ = LIGHT POLE
 ⊞ = FIRE HYDRANT
 ⊞ = BENCHMARK

⊙ = FOUND MONUMENT AS NOTED
 ⊙ = SET 5/8" CIR "BAKER&LAWSON"
 —DH— = OVERHEAD ELECTRIC
 —x— = BARBED WIRE FENCE
 —//— = WOOD FENCE
 —○— = CHAIN LINK FENCE
 x44.16 = EXIST GRADE
 x46.50 = PROPOSED GRADE
 xFL=44.3 = PROPOSED DITCH FLOWLINE



CALLED 0.684 ACRE
 BARBARA BURRIS
 (VOL. 642, PG. 275, W.C.D.R.)

50.34% = APPROXIMATE LOT COVERAGE
 933 S.F. = FRONT SOD
 497 S.F. = SIDE SOD
 967 S.F. = REAR SOD
 2,397 S.F. = TOTAL SOD

APPROXIMATE S.F. OF FLATWORK
 415 S.F. = DRIVEWAY
 0 S.F. = IN-TURN
 103 S.F. = PRIVACY WALK
 59 S.F. = PATIO
 00 S.F. = SIDEWALK
 16 S.F. = A/C PAD
 593 S.F. = TOTAL FLATWORK

FENCE:
 0 L.F. = REAR
 70 L.F. = LEFT
 90 L.F. = RIGHT
 7 L.F. = FRONT LEFT
 7 L.F. = FRONT RIGHT
 174 L.F. = TOTAL FENCE

CALLED 0.75 ACRE
 GEORGIA DRASSTATAT
 DUYKA FAMILY TRUST
 (OL. 481, PG. 354, W.C.D.R.)

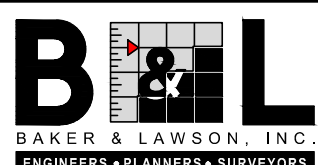
NOTES:

- THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE WITH REGARD TO ANY RECORDED EASEMENTS, RIGHTS-OF-WAY OR SETBACKS AFFECTING THE SURVEYED PROPERTY. NO ADDITIONAL RESEARCH REGARDING THE EXISTENCE OF EASEMENTS, RESTRICTIONS, OR OTHER MATTERS OF RECORD HAS BEEN PERFORMED BY THE SURVEYOR.
- ALL BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS COORDINATE SYSTEM OF 1983, (NAD83) SOUTH CENTRAL ZONE, PER GPS OBSERVATIONS.
- RESTRICTIONS RECORDED IN VOL. 273, PG. 510 AND VOL. 277, PG. 563, W.C.D.R.
- THE SURVEYED TRACT IS SUBJECT TO RESTRICTIONS, REGULATIONS AND ORDINANCES, IF ANY.
- THE SURVEYED TRACT IS NOT SUBJECT TO VOL. 779, PG. 445 W.C.D.R.

REVISED:

FOR: HACIENDA SERVICES, INC.
 ADDRESS: 2853 GOLF CREST DRIVE, WHARTON, TEXAS
 TITLE COMMITMENT: 21-67713-32 EFFECTIVE: MARCH 5, 2021
 TITLE COMPANY: PLATINUM TITLE PARTNERS, LLC

PLOT PLAN
 BEING A 0.110 ACRE TRACT
 LOT 12 OF THE
 GOLF CREST ESTATES SUBDIVISION
 VOL. 1, PG. 61 W.C.P.R.
 IN THE RANDALL JONES 1/2 LEAGUE, ABSTRACT No. 36
 IN WHARTON COUNTY, TEXAS



Baker & Lawson Inc.
 300 East Cedar, Angleton, TX 77515
 Phone # 979-849-6681
 www.bakerlawson.com
 Licensed Surveying Firm No. 10052500

FEMA MAP NO.: 48481C0365F
 REVISED DATE: 12-12-2017
 FLOOD ZONE: "X" (UNSHADED)