


SURVEY OF
LOT 30, BLOCK 60
WESTWOOD SHORES SECTION 2

LOCATED IN THE G.W. WILSON SURVEY, ABSTRACT NO. A-630
 BASED ON THE PLAT THEREOF RECORDED IN
 VOLUME/CABINET A SLIDE 150 OF
 THE MAP RECORDS TRINITY COUNTY, TEXAS

REF : ARISTIDES GARCIA G. F. 19666 DATE : JAN 2, 2023

TO ARISTIDES GARCIA HOMES, LLC AND STEWART TITLE GUARANTY COMPANY, I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, AND TO THE BEST OF MY KNOWLEDGE, THIS PLAT CORRECTLY REPRESENTS THE FACTS AT THE TIME OF THE SURVEY AND THAT THERE ARE NO VISIBLE ENCROACHMENTS, OVERLAPS DISCREPANCIES, OR CONFLICTS EXCEPT AS SHOWN HEREON.


 MICHAEL WARREN R.P.L.S. # 4935



- 1) THE BEARINGS SHOWN HEREON ARE BASED ON NAD. 83, TEXAS CENTRAL ZONE.
- 2) THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY.
- 3) THIS SURVEY RELIES ON THE TITLE COMMITMENT FROM STEWART TITLE GUARANTY COMPANY (G.F. No. 19666) DATED OCTOBER 26, 2022, FOR ALL THINGS OF RECORDS.
- 4) SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP, TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- 5) PROPERTY SUBJECT TO THE RESTRICTIONS AS RECORDED IN VOLUME 2, PAGE 75; VOLUME 0911, PAGE 0758; & VOLUME 1016, PAGE 0876, REAL PROPERTY RECORDS, TRINITY COUNTY, TEXAS.
- 6) ALL BUILDING TIES ARE PERPENDICULAR TO THE BOUNDARY LINE.
- 7) ALL ADJOINER DEED INFORMATION MAY NOT REPRESENT CURRENT OWNER OR OWNERS.
- 8) THE FENCE LINES SHOWN ARE SHOWN AT THE POINTS WERE MEASUREMENTS WERE MADE AND MAY MEANDER ALONG THE LINE
- 9) OTHER MINOR IMPROVEMENTS (SUCH AS LANDSCAPING, LIGHTS, ETC) MAY BE PRESENT, BUT NOT SHOWN

- ROAD SIGN
- IRRIGATION CONTROL
- GRATE INLET
- GAS VALVE
- WATER VALVE
- LIGHT POLE
- POWER POLE
- ELECTRIC TRANS. BOX
- FIRE HYDRANT
- SANITARY SEWER
- STORM SEWER
- TELECOM STUB/MARKER
- CABLE BOX/PED
- FLAG POLE
- FIBER OPTIC MARKER
- TRAFFIC SIGNAL
- PIPELINE MARKER
- WATER METER
- MANHOLE
- METER POLE
- SEPTIC

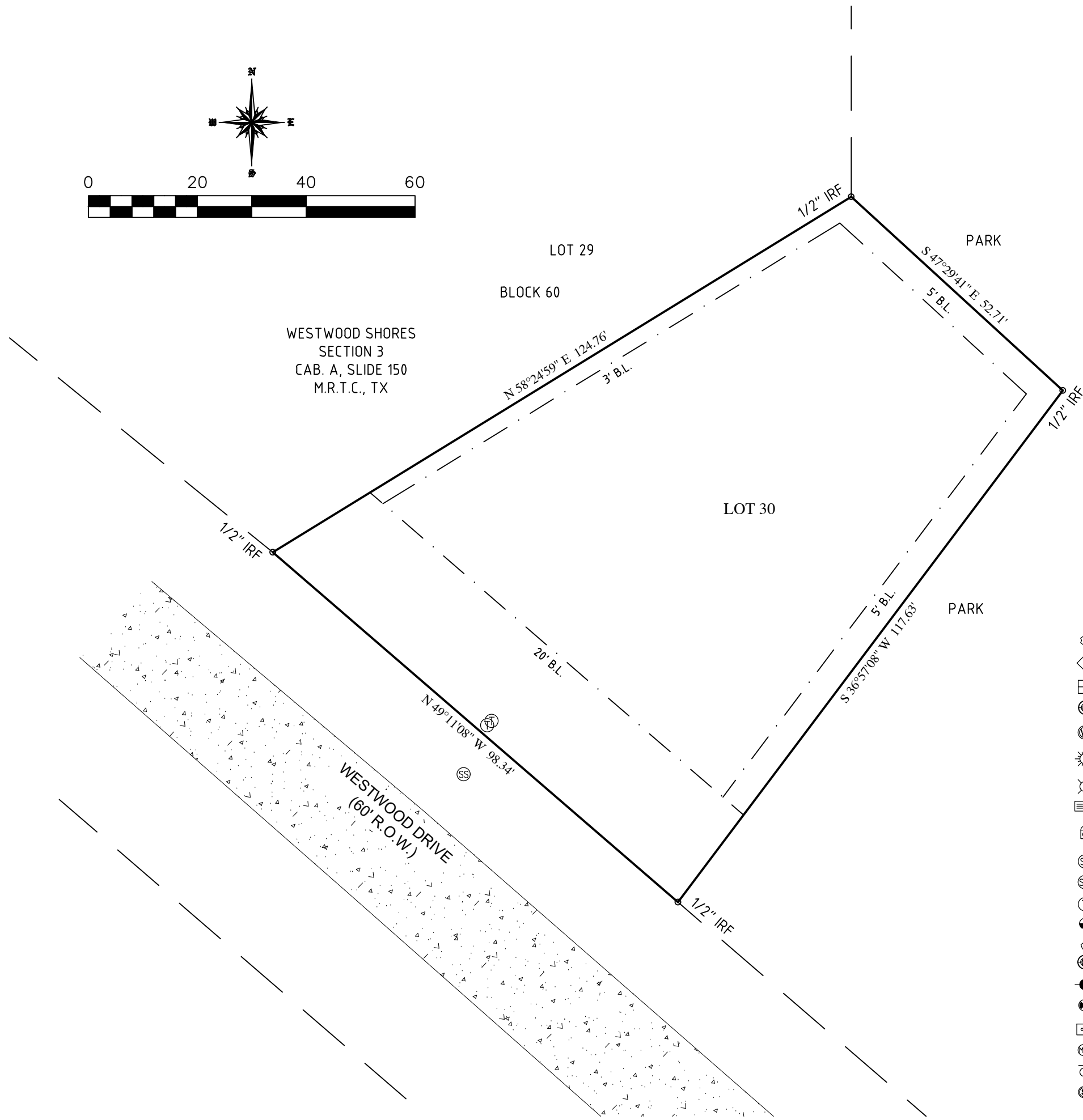
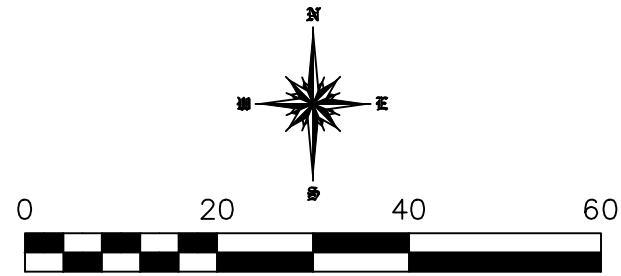
LINE & SYMBOL LEGEND	
1) IRF=	IRON ROD FOUND
2) IRS=	IRON ROD SET, CAPPED "SURVTECH"
3) BL=	BUILDING LINE
4) UE=	UTILITY EASEMENT
5) DE=	DRAINAGE EASEMENT
6) AE=	ACCESS EASEMENT
7) CM=	CONTROL MONUMENT



"A Land Surveying Company"

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 TBPELS No. 10005100

THIS SURVEY IS BEING PROVIDED TO THE RECIPIENTS NAMED ABOVE AND NO LICENSE HAS BEEN CREATED. TO COPY THE SURVEY EXCEPT IN CONJUNCTION WITH THE ORIGINAL TRANSACTION UNLESS OTHERWISE SHOWN, NO FLOODPLAIN CHECK WAS PERFORMED



WESTWOOD SHORES
 SECTION 3
 CAB. A, SLIDE 150
 M.R.T.C., TX