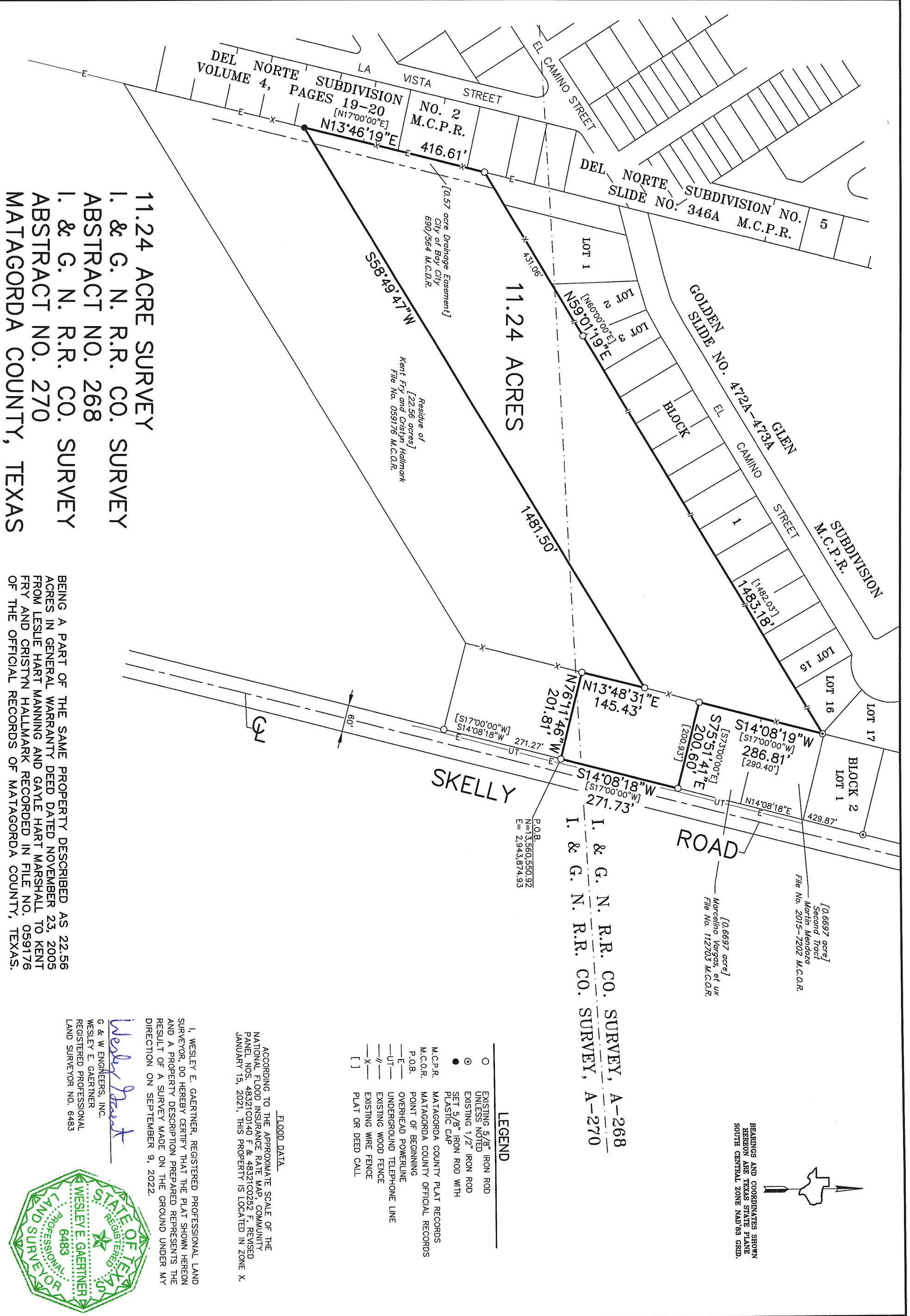


COACH LIGHT BUILDERS



11.24 ACRE SURVEY
 I. & G. N. R.R. CO. SURVEY
 ABSTRACT NO. 268
 I. & G. N. R.R. CO. SURVEY
 ABSTRACT NO. 270
 MATAGORDA COUNTY, TEXAS

BEING A PART OF THE SAME PROPERTY DESCRIBED AS 22.56 ACRES IN GENERAL WARRANTY DEED DATED NOVEMBER 23, 2005 FROM LESLIE HART MANNING AND GAYLE HART MARSHALL TO KENT FRY AND CRISTYN HALLMARK RECORDED IN FILE NO. 059176 OF THE OFFICIAL RECORDS OF MATAGORDA COUNTY, TEXAS.

BEARINGS AND COORDINATES SHOWN HEREON ARE TEXAS STATE PLANE SOUTH CENTRAL ZONE NAD'83 GRID.

LEGEND

- EXISTING 5/8" IRON ROD UNLESS NOTED
- ⊙ EXISTING 1/2" IRON ROD
- SET 5/8" IRON ROD WITH PLASTIC CAP
- M.C.P.R. MATAGORDA COUNTY PLAT RECORDS
- M.C.O.R. MATAGORDA COUNTY OFFICIAL RECORDS
- P.O.B. POINT OF BEGINNING
- E- OVERHEAD POWERLINE
- UT- UNDERGROUND TELEPHONE LINE
- //- EXISTING WOOD FENCE
- X- EXISTING WIRE FENCE
- [] PLAT OR DEED CALL

FLOOD DATA
 ACCORDING TO THE APPROXIMATE SCALE OF THE NATIONAL FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NOS. 48321C0140 F & 48321C0252 F, REVISED JANUARY 15, 2021, THIS PROPERTY IS LOCATED IN ZONE X.

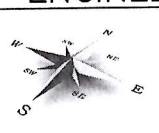
I, WESLEY E. GAERTNER, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON AND A PROPERTY DESCRIPTION PREPARED REPRESENTS THE RESULT OF A SURVEY MADE ON THE GROUND UNDER MY DIRECTION ON SEPTEMBER 9, 2022.

Wesley Gaertner

G & W ENGINEERS, INC.
 WESLEY E. GAERTNER
 REGISTERED PROFESSIONAL
 LAND SURVEYOR NO. 6483



G & W ENGINEERS, INC.
 ENGINEERING • SURVEYING • PLANNING



205 W. LIVE OAK STREET, PORT LAVACA, TEXAS 77979
 TBPELS FIRM NO.: 10022100
 (361) 552-4509; PORT LAVACA (979) 323-7100; BAY CITY

DRAWN BY:	M.M.A.
CHECKED BY:	W.E.G.
DATE:	SEPT. 9, 2022
SCALE:	1" = 200'

FILE NO.:	10588-001
JOB NO.:	10588-001
SHEET NO.:	1 OF 1