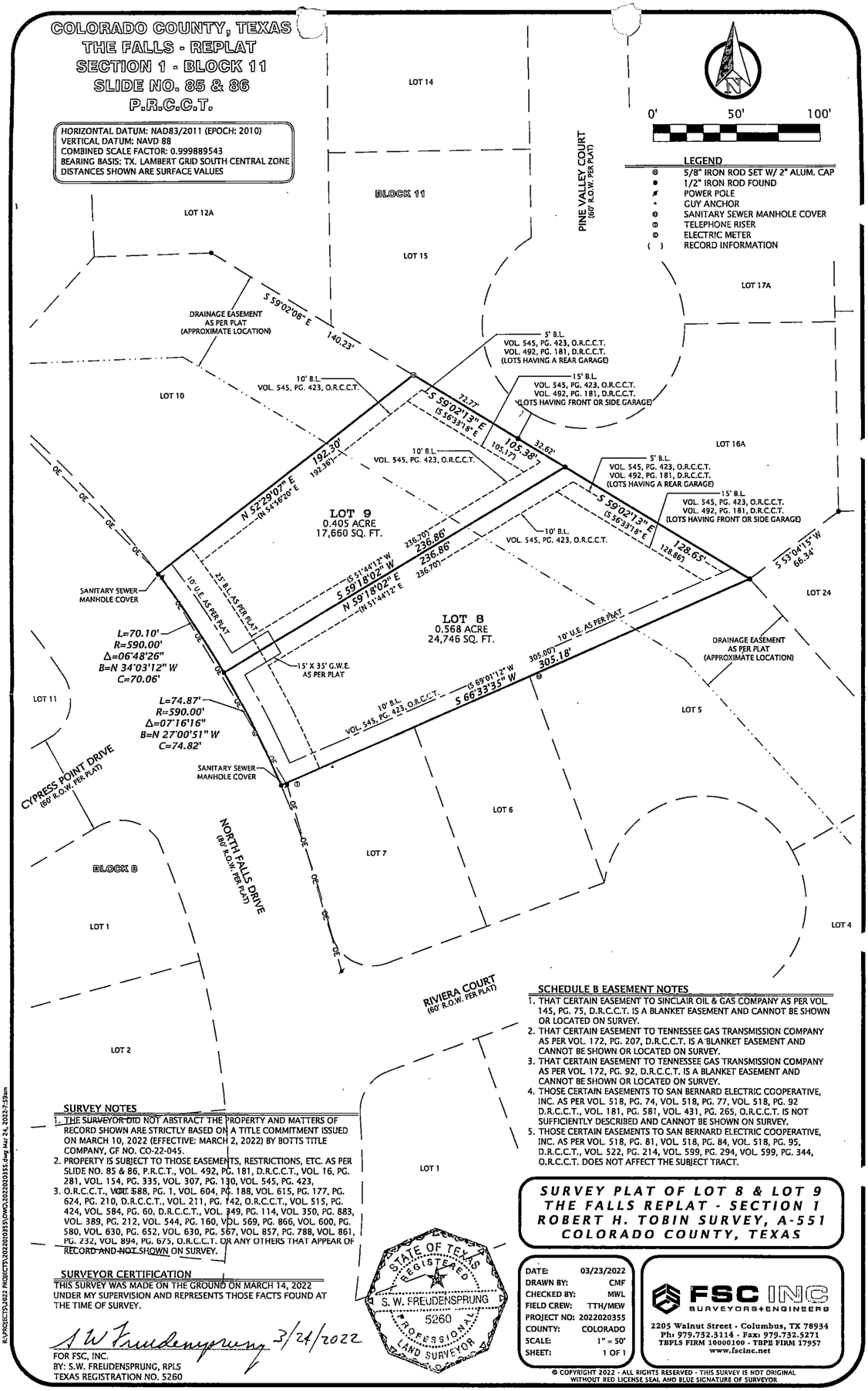
COLORADO COUNTY, TEXAS
THE FALLS - REPLAT
SECTION 1 - BLOCK 11
SLIDE NO. 85 & 86
P.R.C.C.T.

HORIZONTAL DATUM: NAD83/2011 (EPOCH: 2010)
VERTICAL DATUM: NAVD 88
COMBINED SCALE FACTOR: 0.999889543
BEARING BASIS: TX. LAMBERT GRID SOUTH CENTRAL ZONE
DISTANCES SHOWN ARE SURFACE VALUES



SCHEDULE B EASEMENT NOTES

1. THAT CERTAIN EASEMENT TO SINCLAIR OIL & GAS COMPANY AS PER VOL. 145, PG. 75, D.R.C.C.T. IS A BLANKET EASEMENT AND CANNOT BE SHOWN OR LOCATED ON SURVEY.
2. THAT CERTAIN EASEMENT TO TENNESSEE GAS TRANSMISSION COMPANY AS PER VOL. 172, PG. 207, D.R.C.C.T. IS A BLANKET EASEMENT AND CANNOT BE SHOWN OR LOCATED ON SURVEY.
3. THAT CERTAIN EASEMENT TO TENNESSEE GAS TRANSMISSION COMPANY AS PER VOL. 172, PG. 92, D.R.C.C.T. IS A BLANKET EASEMENT AND CANNOT BE SHOWN OR LOCATED ON SURVEY.
4. THOSE CERTAIN EASEMENTS TO SAN BERNARD ELECTRIC COOPERATIVE, INC. AS PER VOL. 518, PG. 74, VOL. 518, PG. 77, VOL. 518, PG. 92 D.R.C.C.T., VOL. 181, PG. 581, VOL. 431, PG. 265, O.R.C.C.T. IS NOT SUFFICIENTLY DESCRIBED AND CANNOT BE SHOWN ON SURVEY.
5. THOSE CERTAIN EASEMENTS TO SAN BERNARD ELECTRIC COOPERATIVE, INC. AS PER VOL. 518, PG. 81, VOL. 518, PG. 84, VOL. 518, PG. 95, D.R.C.C.T., VOL. 522, PG. 214, VOL. 599, PG. 294, VOL. 599, PG. 344, O.R.C.C.T. DOES NOT AFFECT THE SUBJECT TRACT.

SURVEY NOTES

1. THE SURVEYOR DID NOT ABSTRACT THE PROPERTY AND MATTERS OF RECORD SHOWN ARE STRICTLY BASED ON A TITLE COMMITMENT ISSUED ON MARCH 10, 2022 (EFFECTIVE: MARCH 2, 2022) BY BOTTS TITLE COMPANY, GF NO. CO-22-045.
2. PROPERTY IS SUBJECT TO THOSE EASEMENTS, RESTRICTIONS, ETC. AS PER SLIDE NO. 85 & 86, P.R.C.T., VOL. 492, PG. 181, D.R.C.C.T., VOL. 16, PG. 281, VOL. 154, PG. 335, VOL. 307, PG. 130, VOL. 545, PG. 423,
3. O.R.C.C.T., VOL. 588, PG. 1, VOL. 604, PG. 188, VOL. 615, PG. 177, PG. 624, PG. 210, D.R.C.C.T., VOL. 211, PG. 742, O.R.C.C.T., VOL. 515, PG. 424, VOL. 584, PG. 60, D.R.C.C.T., VOL. 349, PG. 114, VOL. 350, PG. 883, VOL. 389, PG. 212, VOL. 544, PG. 160, VOL. 569, PG. 866, VOL. 600, PG. 580, VOL. 630, PG. 652, VOL. 630, PG. 567, VOL. 857, PG. 788, VOL. 861, PG. 232, VOL. 894, PG. 675, O.R.C.C.T. OR ANY OTHERS THAT APPEAR OF RECORD AND NOT SHOWN ON SURVEY.

SURVEYOR CERTIFICATION

THIS SURVEY WAS MADE ON THE GROUND ON MARCH 14, 2022 UNDER MY SUPERVISION AND REPRESENTS THOSE FACTS FOUND AT THE TIME OF SURVEY.

S W Freudensprung 3/24/2022

FOR FSC, INC.
BY: S.W. FREUDENSPRUNG, RPLS
TEXAS REGISTRATION NO. 5260

STATE OF TEXAS REGISTERED S. W. FREUDENSPRUNG 5260 PROFESSIONAL LAND SURVEYOR

SURVEY PLAT OF LOT 8 & LOT 9
THE FALLS REPLAT - SECTION 1
ROBERT H. TOBIN SURVEY, A-551
COLORADO COUNTY, TEXAS

DATE:	03/23/2022
DRAWN BY:	CMF
CHECKED BY:	MWL
FIELD CREW:	TTH/MEW
PROJECT NO:	2022020355
COUNTY:	COLORADO
SCALE:	1" = 50'
SHEET:	1 OF 1

FSC INC
SURVEYORS+ENGINEERS
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TBPLS FIRM 10000100 - TBPE FIRM 17957
www.fscinc.net

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