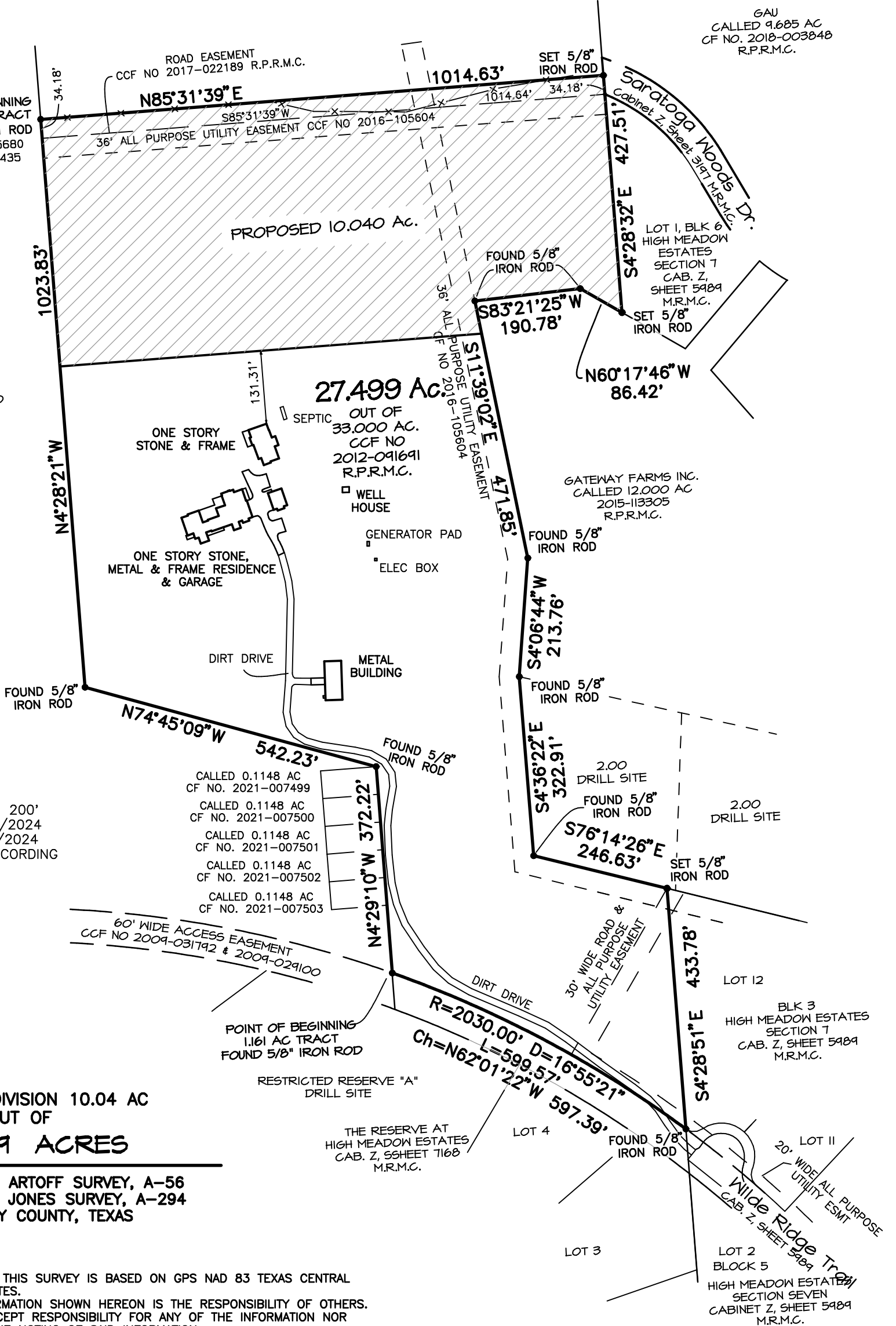


DELLAMEA
CALLED 19.001 AC.
CCF NO 2022-044550
R.P.R.M.C.

GAU
CALLED 9.685 AC
CF NO. 2018-003848
R.P.R.M.C.

POINT OF BEGINNING
27.499 AC TRACT
FOUND 5/8" IRON ROD
N=10098302.05680
E=3746341.28435

SIG MAGNOLIA LP
RESIDUAL OF
CALLED 303.862 AC
CCF NO. 2019-029020
R.P.R.M.C.



SCALE: 1" = 200'
DATE: 11/11/2024
REV: 11/18/2024
SHOW ESMT RECORDING



PROPOSED DIVISION 10.04 AC
OUT OF
27.499 ACRES

IN THE JOSEPH B. ARTOFF SURVEY, A-56
AND THE LORENZO JONES SURVEY, A-294
MONTGOMERY COUNTY, TEXAS

- NOTES:
- HORIZONTAL CONTROL FOR THIS SURVEY IS BASED ON GPS NAD 83 TEXAS CENTRAL ZONE STATE PLANE COORDINATES.
 - TITLE AND EASEMENT INFORMATION SHOWN HEREON IS THE RESPONSIBILITY OF OTHERS. THE SURVEYOR DOES NOT ACCEPT RESPONSIBILITY FOR ANY OF THE INFORMATION NOR ANY DECISIONS LEADING TO THE NOTING OF SAID INFORMATION.
 - PER THE TITLE COMMITMENT THIS PROPERTY IS SUBJECT TO THE FOLLOWING:
 - RIGHT OF WAY AND EASEMENT TO CONROE TELE CO. DATED 1970, ALONG JACKSON ROAD PER VOL. 716, PG. 273 D.R.M.C.
 - EASEMENT TO GULF STATES UTILITY CO. DATED 1966, PER VOL. 616, PG. 705 D.R.M.C.
 - EASEMENT TO ENTERGY TEXAS, PER CF NO. 2016105631 & 2016109895 (SAME AS CF NO. 2016-105604 AS SHOWN ON SURVEY).

LONE STAR

LAND SURVEYING & MAPPING
P.O. BOX 1598, MONTGOMERY, TEXAS 77356
PH: (936) 522-8718

