

- | | |
|------|---------------------|
| --- | FLOWLINE |
| —OE— | OVERHEAD ELECTRIC |
| —X— | WIRE FENCE |
| ● | POWER POLE (PP) |
| ● | SET SURVEY MONUMENT |

REMAINDER OF
GOOD BULL 477 LLC
CALLED 153.277 ACRES
VOL 410, PG 469
O.R.F.C.T.

JACK GAREY
CALLED 2131.654 (NET) ACRES
VOL 104, PG 508
O.R.F.C.T.

TRACT 7
10.000 ACRES
PORTION OF
GOOD BULL 47 LLC
CALLED 153.27 ACRES
VOL 410 PG 469
O.R.F.C.T.
285.50'

REMAINDER OF
GOOD BULL 477 LLC
CALLED 153.277 ACRES
VOL 410, PG 469
O.R.F.C.T.

POB

SET 1/2" I.R.
W/TPS CAP
N:10418042.83
E:3417596.41

COUNTY
ROAD 254

SET 1/2" I.R.
W/TPS CAF

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
FIRST AMERICAN TITLE GUARANTY COMPANY
G.F. NO. TA-22-2442
EFFECTIVE DATE: MAY 01, 2022

 **TEXAS PROFESSIONAL
SURVEYING**
3032 N. Frazier, Conroe, Texas 77303
P/c 936.756.7447 Fax: 936.756.7448
www.surveyingtexas.com
Firm No. 10083400


PROJECT NUMBER	25104_TR7
DATE	06-17-2022
DRAWN BY	ADV
CHECKED BY	TNK
FIELD CREW	GG
REVISION 1	____
REVISION 2	____
REVISION 3	____
REVISION 4	____

PURCHASER.....GOOD BULL 477 LLC
ADDRESS.....COUNTY ROAD 254, MARLIN, TX 76661
SURVEY.....PEDRO SALINAS, A - 64
SUBJECT.....10.000 ACRES
COUNTY.....FALLS

FEMA HAS NOT COMPLETED A STUDY TO DETERMINE FLOOD HAZARD FOR THE SELECTED LOCATION; THEREFORE, A FLOOD MAP HAS NOT BEEN PUBLISHED AT THIS TIME.

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (TXC-4203), GRID MEASUREMENTS.

I HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE UNDER MY SUPERVISION ON THE GROUND OF THE ABOVE DESCRIBED PROPERTY, AND THAT THE ABOVE PLAT OR DRAWING REFLECTS THE FINDINGS ON THE GROUND OF THE PROPERTY AT THIS TIME AND THAT THIS SURVEY MEETS THE MINIMUM STANDARDS OF PRACTICE AS APPROVED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.



Thomas A. McIntyre
Registered Professional Land Surveyor No. 6921

