

0' 15' 30' 45'



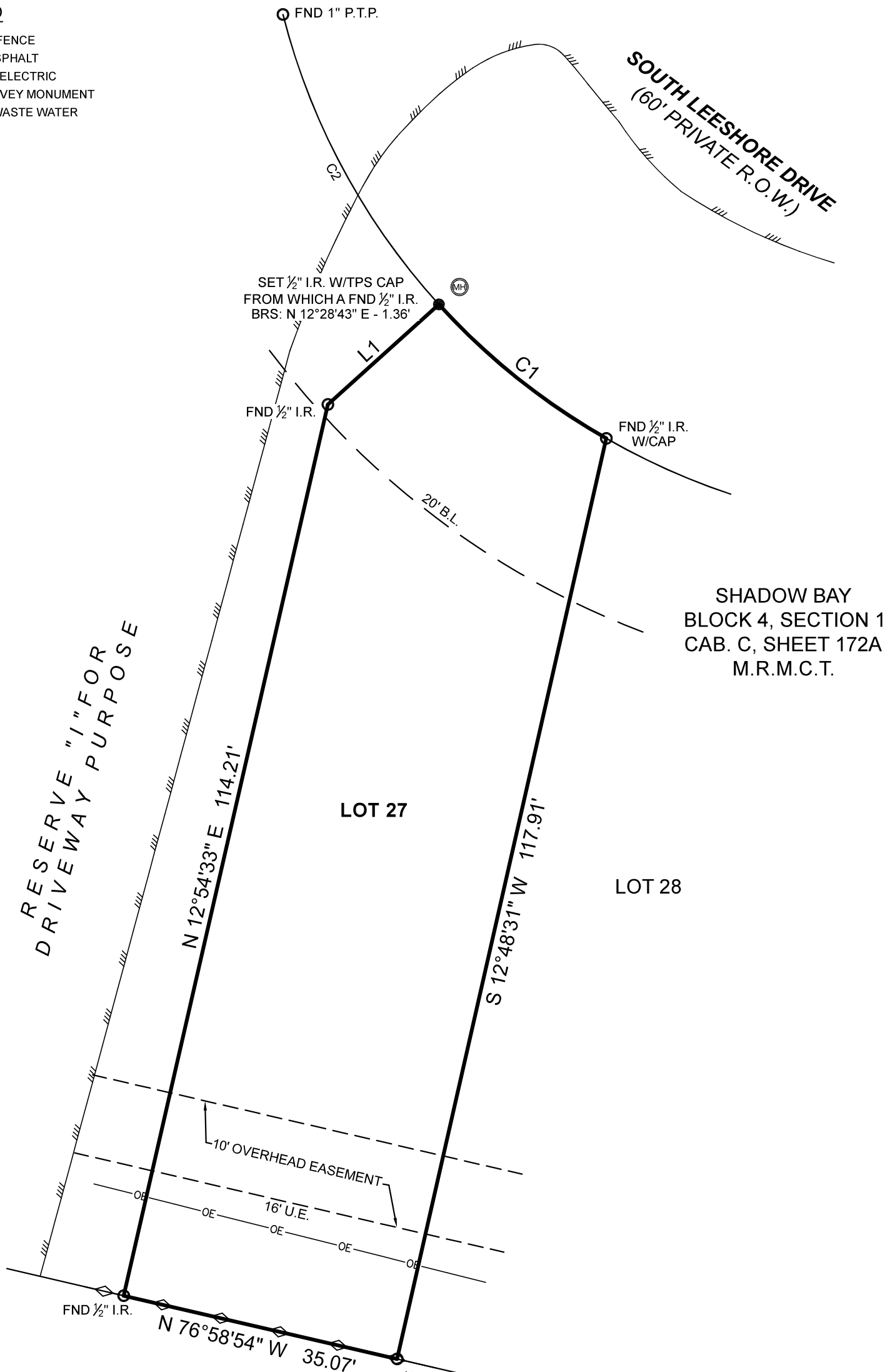
Scale: 1" = 15'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	85.00'	26.91'	26.79'	S 51°21'11" E	18°08'12"
C2	85.00'	41.54'	41.12'	N 28°17'07" W	27°59'55"

LINE	BEARING	DISTANCE
L1	N 47°59'17" E	18.67'

SYMBOL LEGEND

- CHAINLINK FENCE
- EDGE OF ASPHALT
- OVERHEAD ELECTRIC
- FOUND SURVEY MONUMENT
- MANHOLE WASTE WATER



BOUNDARY SURVEY

LOT 6, BLOCK 1
LONGWOOD ESTATES, SECTION 3
CAB. H, SHEET 42B
M.R.M.C.T.

GENERAL NOTES:

- 1) THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A CURRENT TITLE REPORT. SURVEYOR DID NOT ABSTRACT TITLE AND DOES NOT CERTIFY TO EASEMENTS OR RESTRICTIONS NOT SHOWN. CHECK WITH YOUR LOCAL GOVERNING AGENCIES FOR ANY ADDITIONAL EASEMENTS, BUILDING LINES OR OTHER RESTRICTIONS NOT REFLECTED ON SURVEY.
- 2) NO BUILDING LOCATED NEARER THEN 5% OF THE LOT WIDTH (MEASURED AT THE FRONTMOST POINT IN WHICH THE IMPROVEMENTS ARE LOCATED) TO THE SIDE LOT LINES AS SET OUT IN RESTRICTIONS PER VOL. 834, PG. 166, D.R.M.C.T.

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48339C0225G HAVING AN EFFECTIVE DATE OF 08/18/2014.

ALL COORDINATES, BEARINGS AND DISTANCES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983 (2011 ADJUSTMENT), CENTRAL ZONE (TXC-4203), U.S. SURVEY FEET, AND ARE BASED ON GPS OBSERVATIONS MADE BY TEXAS PROFESSIONAL SURVEYING, LLC.

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.

PROJECT NUMBER	29804
DATE	11/30/2022
DRAWN BY	ACN
CHECKED BY	GM
FIELD CREW	VL
REVISION 1	---
REVISION 2	---
REVISION 3	---
REVISION 4	---

TEXAS PROFESSIONAL SURVEYING
 3032 N. Frazier, Conroe, Texas 77303
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 www.surveyingtexas.com
 Firm No. 30083400

PURCHASER..... JAIME GALVAN
 ADDRESS..... SOUTH LEE SHORE DRIVE, WILLIS, TX, 77318
 SURVEY..... NEIL MARTIN, A - 26
 SUBJECT..... LOT 27, BLOCK 4
 SUBDIVISION..... SHADOW BAY, SECTION 1
 RECORDING..... CABINET C, SHEET 172A, MAP RECORDS
 COUNTY..... MONTGOMERY

Carey A. Johnson
 Registered Professional Land Surveyor No. 6524

