

PLAT OF SURVEY

LOT NO. 19 OF MEADOW RIDGE PHASE I
CABINET B ENVELOPE 150 OF THE PLAT RECORDS OF FREESTONE COUNTY, TEXAS

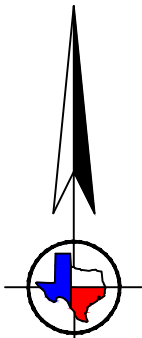
This property is subject to Rules, Regulations, and Zoning Ordinances
imposed by the City of Teague.

This tract is subject to Restrictions recorded in Vol. 1332, Pg. 153,
of the Deed Records of Freestone County, Texas.

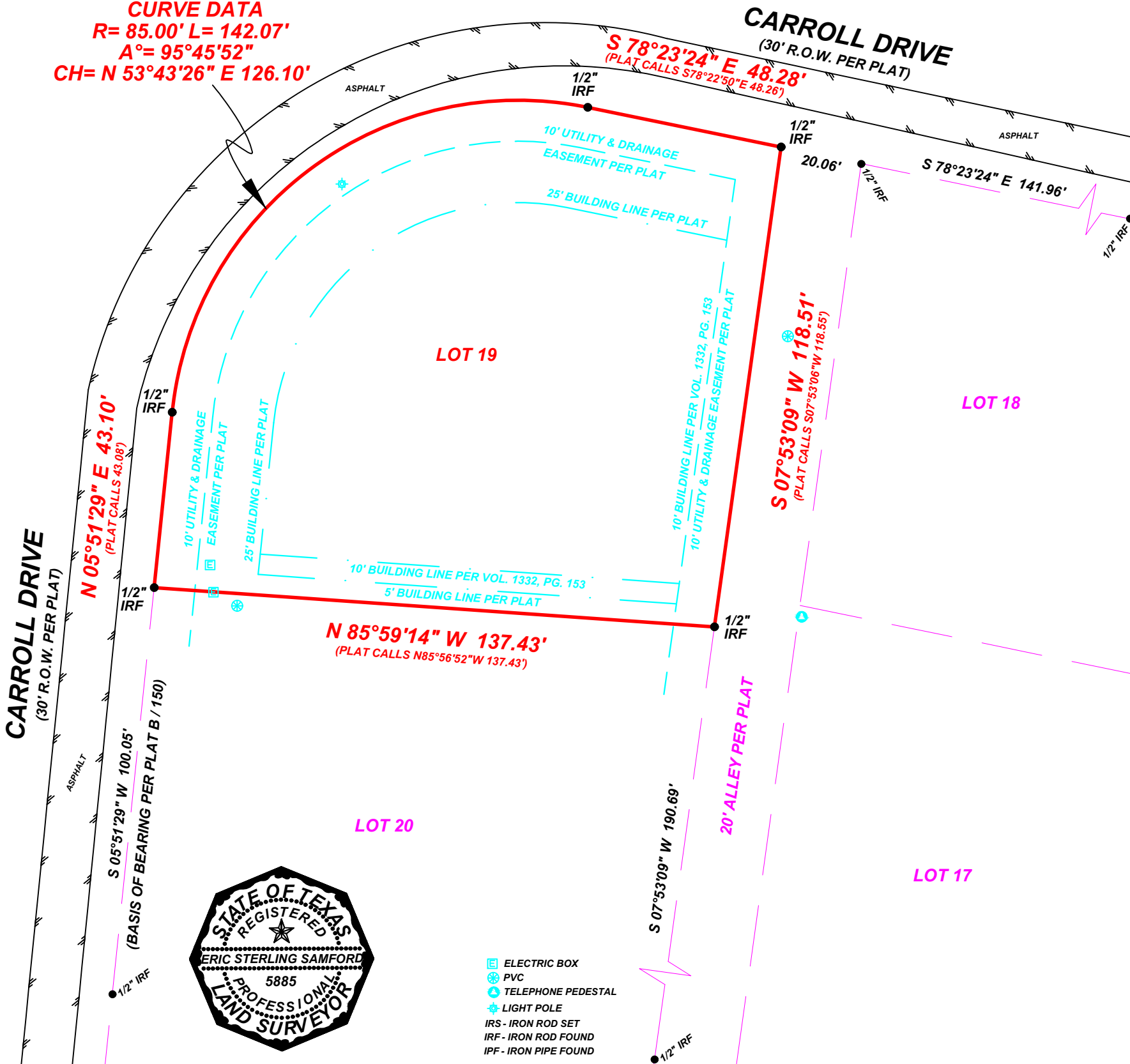
This is a surface survey only. No attempt was made to locate any subsurface utilities.

Basis of Bearing:
Recorded Plat B/150

0.364 AC.



CURVE DATA
R= 85.00' L= 142.07'
A°= 95°45'52"
CH= N 53°43'26" E 126.10'



- ELECTRIC BOX
- PVC
- TELEPHONE PEDESTAL
- LIGHT POLE
- IRS - IRON ROD SET
- IRF - IRON ROD FOUND
- IPF - IRON PIPE FOUND

I, Eric Sterling Samford, R.P.L.S. 5885, do hereby certify that the plat shown hereon accurately represents the results of an on the ground survey made under my direction and supervision during the month of September 2021 and all corners are as shown hereon. This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveying. This survey was performed in connection with the transaction described in G.F. No. 210148 of Heritage Title & Abstract. Use of this survey for any other purpose or by other parties shall be at their own risk and the undersigned surveyor is not responsible for any loss resulting therefrom. This certification is not a representation of warranty of title or a guarantee of ownership.

Eric Sterling Samford, Registered Professional Land Surveyor

No. 5885

DATE: SEPTEMBER 09, 2021 SCALE: 1" = 30'

LOT 19 OF MEADOW RIDGE PHASE I

W. O. # 21-0160

DRAWN BY: ESS

PUR: PHAM & NGUYEN

FIRM REGISTRATION NO. 100089-01

SHALLOW CREEK
LAND SURVEY CO.
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