



Reference No: 2203245550 G.F. No: 22-0199  
 Title Co: RATTIKIN TITLE COMPANY  
 Purchaser: WILLIAMS

PROPERTY DESCRIPTION

Tract 1:

Lots 6 and 7, Block 4, CASTLEBERRY GARDENS ADDITION, an Addition to the City of River Oaks, Tarrant County, Texas, according to plat recorded in Volume 388-A, Page 82, Deed Records of Tarrant County, Texas.

SAVE AND EXCEPT the West 121 feet.

Tract 2:

Lot 7-A, Block 4, CASTLEBERRY GARDENS ADDITION, an Addition to the City of River Oaks, Tarrant County, Texas, according to plat recorded in Volume 388-9, Page 83, Deed Records of Tarrant County, Texas.

Building protrudes over the 25 foot building setback lines as shown.

SURVEYOR'S CERTIFICATION

I, DAVID J. ROSE, REGISTERED PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND CORRECTLY SHOWS THE BOUNDARY LINE, AND DIMENSIONS OF THE LAND INDICATED THEREON, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DESIGNATED ROADWAY, SAID PROPERTY BEING SUBJECT TO ANY AND ALL EASEMENTS, RESERVATIONS AND RESTRICTIONS THAT MAY BE OF RECORD, AND THAT ONLY THE EASEMENTS SHOWN ON THE REFERENCED PLAT OF RECORD, VISIBLE EASEMENTS AND THOSE OF WHICH THE SURVEYOR HAS BEEN GIVEN WRITTEN NOTICE FROM TITLE COMPANY ARE SHOWN ON THIS PLAT. SURVEYOR DO NOT ASSISTANT THIS PROPERTY. THIS SURVEY WAS PERFORMED EXCLUSIVELY FOR THE TITLE COMPANY AND PURCHASER SHOWN AND IS LICENSED FOR ONE SINGLE USE. THIS SURVEY WILL BE VOID IF USED BY ANY OTHER PERSON OR FOR ANY OTHER PURPOSE. SURVEYOR BEARS NO RESPONSIBILITY FOR SAID USE.

**PROLINE**  
 SURVEYING LTD.

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 SURVEY CAN BE UPDATED FOR DISCOUNTED PRICE

This survey is hereby  
 accepted and approved.  
 Purchaser \_\_\_\_\_  
 Purchaser \_\_\_\_\_  
 Date \_\_\_\_\_

STATE FIRM REGISTRATION NUMBER 10193797

	BOUNDARY LINE
	BUILDING
	OVERHEAD UTILITIES
	FENCE
	BRICK
	WOOD DECK
	CONCRETE



DRAWN BY: PW

DATE: 3-28-2022

SURVEY ONLY VALID WITH ORIGINAL SIGNATURE