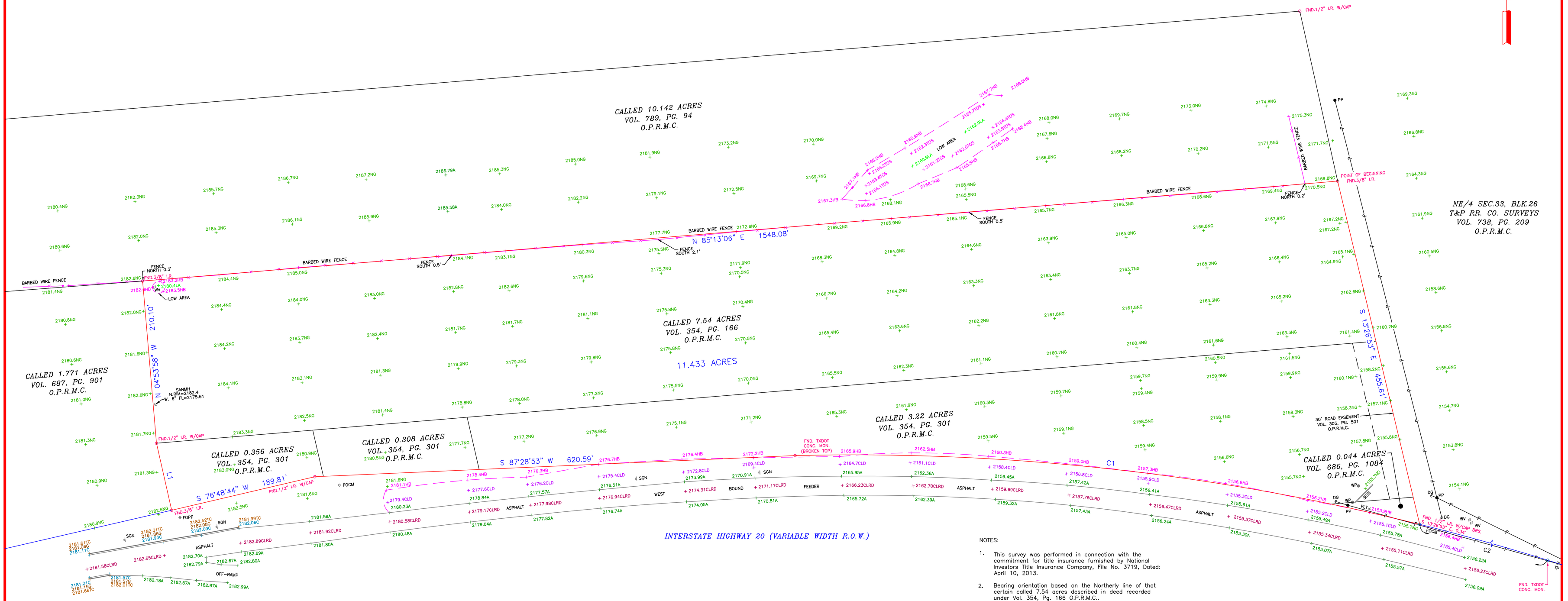

LINE	DISTANCE	BEARING
L1	88.74'	N 12°43'58" W

CURVE	RADIUS	DELTA	ARC	TANGENT	BEARING	CHORD
C1	3014.90	15°27'49"	813.69	409.33	N 83°43'08" W	811.22
C2	3014.90	15°21'25"	808.09	406.48	S 68°18'31" E	805.67

SITE BENCHMARK:

RIM ELEVATION OF SEWER MANHOLE AS SHOWN ON TOPOGRAPHIC SURVEY PREPARED BY STANLEY MORRIS ENGINEERING ON APRIL 22, 2013.
ELEV. 2182.4'

LEGEND:

A = ASPHALT
CLD = CENTERLINE DITCH
CLRD = CENTERLINE ROAD
CONC. MON. = CONCRETE MONUMENT
DG = DOWN GUY
FL = FLOW LINE
FLT = FLOOD LIGHT
FOCM = FIBER OPTIC CABLE MARKER
FOPF = FIBER OPTIC PIN FLAG
FND = FOUND
G = GUTTER
I.R. = IRON ROD
I.P. = IRON PIPE
LA = LOW AREA
M.R.M.C. = MAP RECORDS OF MITCHELL COUNTY
MH = MANHOLE
NG = NATURAL GROUND
O.P.R.M.C. = OFFICIAL PUBLIC RECORDS OF MITCHELL COUNTY
PP = POWER POLE
SANMH = SANITARY MANHOLE
SGN = SIGN
TC = TOP OF CURB
TP = TELEPHONE PEDESTAL
TOS = TOE OF SLOPE
TXDOT = TEXAS DEPARTMENT OF TRANSPORTATION
UGCM = UNDERGROUND CABLE MARKER
WP = WOOD POLE
WV = WATER VALVE

NOTES:

1. This survey was performed in connection with the commitment for title insurance furnished by National Investors Title Insurance Company, File No. 3719, Dated: April 10, 2013.
2. Bearing orientation based on the Northerly line of that certain called 7.54 acres described in deed recorded under Vol. 354, Pg. 166 O.P.R.M.C..
3. Surveyor did not abstract tract.
4. ( ) indicates deed or plat call.
5. Subject to restrictive covenants as set out in deed recorded under Vol. 210, Pg. 171 O.P.R.M.C..
6. Based on graphical plotting no portion of this tract lies within a "100 year flood hazard area" as designated on The National Flood Insurance Program – Flood Insurance Rate Map issued by the Federal Emergency Management Agency under Community Number 480480A–Sheet 2 for City of Colorado City, Texas, dated April 16, 1976. The "100 year flood hazard area" is subject to change as detailed studies become available and/or watershed or channel conditions change.
7. Easement granted by A. A. Herrington unto Texas Electric Service Company, dated December 5, 1963, and being part of record as Volume 228, Page 29, D.R.M.C., Texas, does not affect the subject tract.
8. Easement granted by G–Kell Investment Company unto Texas Electric Service Company dated October 1, 1969 and being of record as Volume 266, Page 247, D.R.M.C., Texas, does not affect the subject tract.
9. Tract being more particularly described by separate metes and bounds. See HSC file number A13–065.00D

I hereby certify to Birju B. Patel and National Investors Title Insurance Company that this survey was made on the ground, that this plat correctly represents the facts found at the time of survey and that this professional service substantially conforms to the current Texas Society of Professional Surveyors Standards and Specifications for a Category __1A__, Condition ___III___ Survey.

STATE OF TEXAS · REGISTERED · HARRY H. HOVIS IV · 4827 · PROFESSIONAL · LAND SURVEYOR

Registered Professional Land Surveyor

HOVIS SURVEYING COMPANY
Land Surveys – Computer Mapping
5000 Cabbage – Spring, Texas 77379
(281) 320-9591
Acreage – Residential – Industrial – Commercial

LAND TITLE AND TOPOGRAPHIC SURVEY OF 11.433 ACRES OF LAND OUT OF SECTION 33, BLOCK 26, T. & P. RR. CO. SURVEYS, CITY OF COLORADO CITY, MITCHELL COUNTY, TEXAS.

1306500.DWG

DATE: JUNE 25, 2013 SCALE: 1" = 60' JOB NO. 13-065-00

HSC 02221-E