

C1 | 86.37' | 595.02' | 8°18'59" | S25°38'24"W, 86.29'

Lot 1

Dr. Swamy Addition II
 City of Sherman, Texas
 Doc. No. 2019-134,
 P.R.G.C.T.
 Block A

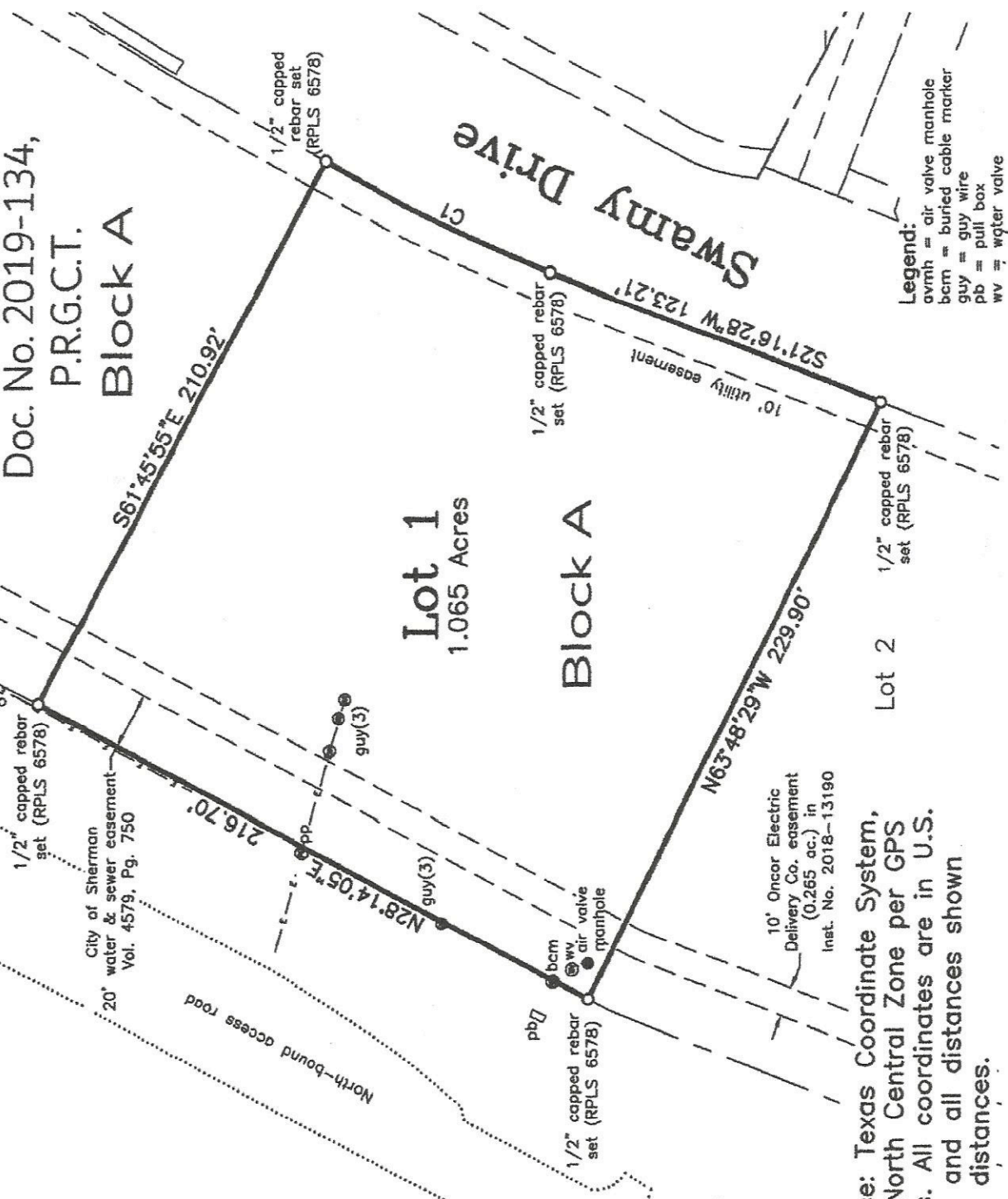
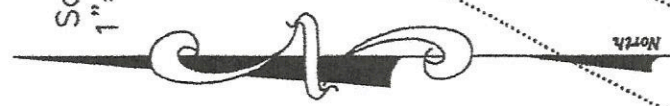
Lot 1
 1.065 Acres

Block A

Lot 2

U. S. HWY.

Scale:
 1" = 60'



Legend:
 avmh = air valve manhole
 bcm = buried cable marker
 guy = guy wire
 pb = pull box
 wv = wqter valve

Bearing Base: Texas Coordinate System,
 of NAD83, North Central Zone per GPS
 observations. All coordinates are in U.S.
 Survey Feet and all distances shown
 are surface distances.

City of Sherman
 20' water & sewer easement
 Vol. 4579, Pg. 750

10' Oncor Electric
 Delivery Co. easement
 (0.265 ac.) in
 Inst. No. 2018-13190

Lot 1

Block A

Lot 2
1.120 Acres

Swamy Drive

Terrain Drive

N28°14'05"E
7.77'

Northwest base of broken conc. monument found

1/2" capped rebar set (RPLS 6578)

Southwestern Bell manhole

buried cable marker

10' Oncor Electric Delivery Co. easement (0.265 ac.) in Inst. No. 2018-13190

City of Sherman 20' water & sewer easement Vol. 4579, Pg. 750

N21°16'28"E 215.01'

North-bound access road

S63°48'29"E 229.90'

S21°16'28"W 185.02'

1/2" capped rebar set (RPLS 6578)

10' utility easement

N68°43'32"W 212.00'

North

Scale:
1"=60'

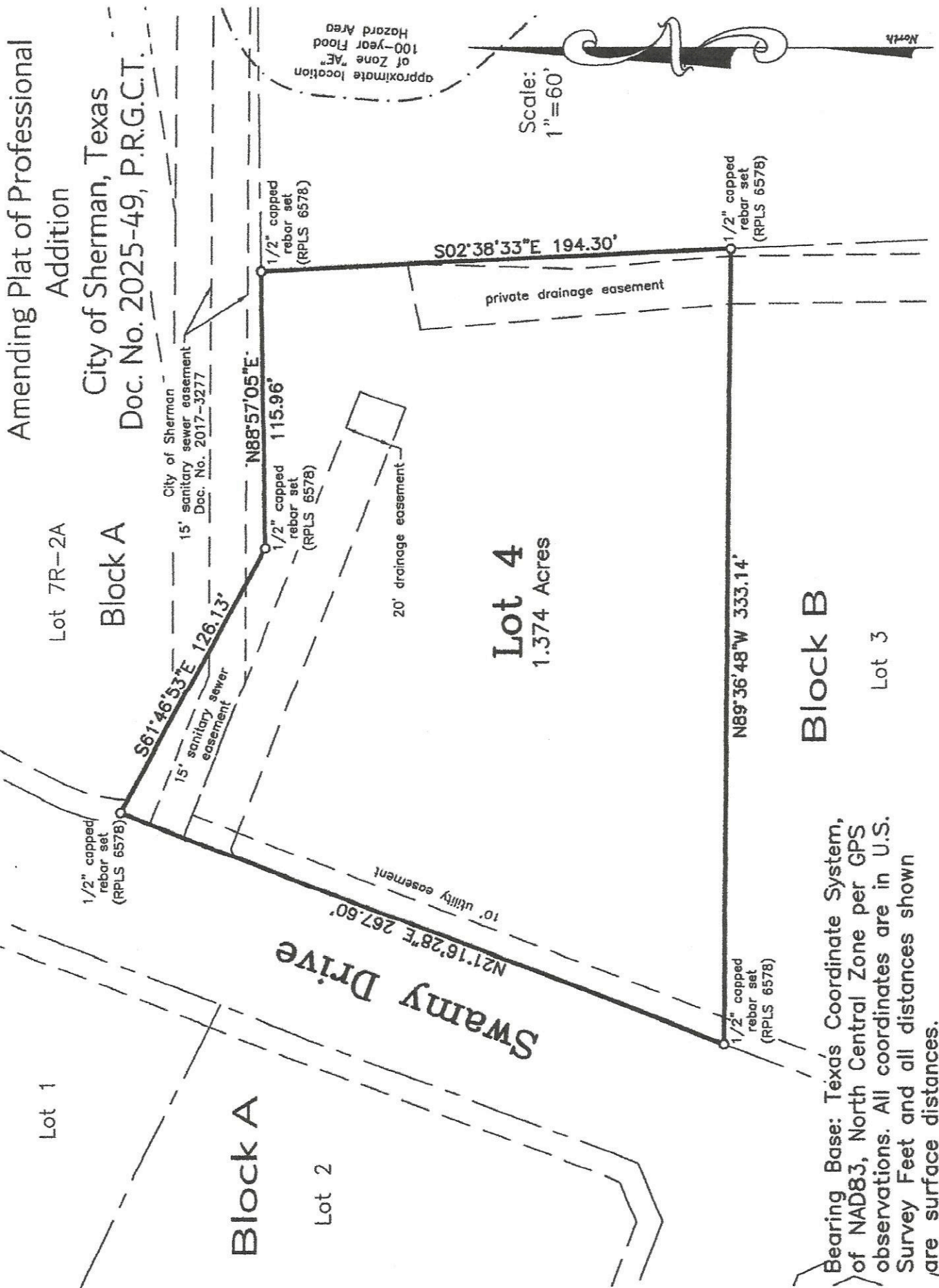
1/2" capped rebar set (RPLS 6578)

S66°16'28"W
25.46'

1/2" capped rebar set (RPLS 6578)

Bearing Base: Texas Coordinate System, of NAD83, North Central Zone per GPS observations. All coordinates are in U.S. Survey Feet and all distances shown are surface distances.

Amending Plat of Professional Addition
 City of Sherman, Texas
 Doc. No. 2025-49, P.R.G.C.T.



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