

I, Kevin L. Kilgore, Registered Professional Land Surveyor No. 4687, Do Hereby Certify That The Plat Shown Hereon Was Prepared From An Actual Survey Made Under My Direction And Supervision On The Ground During The Month Of April, 2025.

Given Under My Hand And Seal This 8th Day Of April, 2025.

KEVIN L. KILGORE, R.P.L.S. NO. 4687

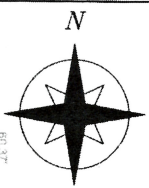


Filed for Record in the Official Records Of: **Smith County** On: **5/16/2025 2:46:28 PM** In the PLAT RECORDS

Doc Number: 202501014502  
Number of Pages: 1  
Amount: 100.00  
By: Jones, Aima

*Kason Shipps*  
Smith County Clerk

Thomas Quevedo Survey, Section 7, Abstract No. 18



NOW, THEREFORE, KNOWN ALL MEN BY THESE PRESENTS:

That We, C J Commercial Co., Inc., do hereby adopt this plat designating the hereinabove described property as C J ADDITION, an addition to Smith County, Texas, and do accept this plat as its plan for the subdividing into lots and blocks and do dedicate to the public forever the streets as shown

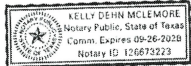
This plat approved subject to all current platting ordinances, rules, regulations and resolutions of the City of Tyler, Texas.

WITNESS, my hand, this 14<sup>th</sup> day of May, 2025.

BY: *John Jones*  
John Jones, Manager

SUBSCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF TEXAS, THIS 14<sup>th</sup> DAY OF MAY, 2025.

*Kelly Dehn Mclemore*  
NOTARY PUBLIC



LEGEND

These standard abbreviations will be found in the drawing.

- CI CURB INLET
- GUY GUY ANCHOR
- IRF IRON ROD FOUND
- IRS IRON ROD SET WITH CAP STAMPED "KLK #4687"
- OHE OVERHEAD ELECTRIC
- PP POWER POLE

APPROVED BY THE DIRECTOR OF PLANNING OF THE CITY OF TYLER, TEXAS

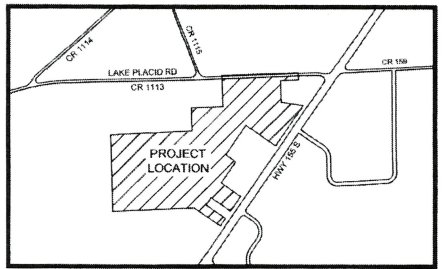
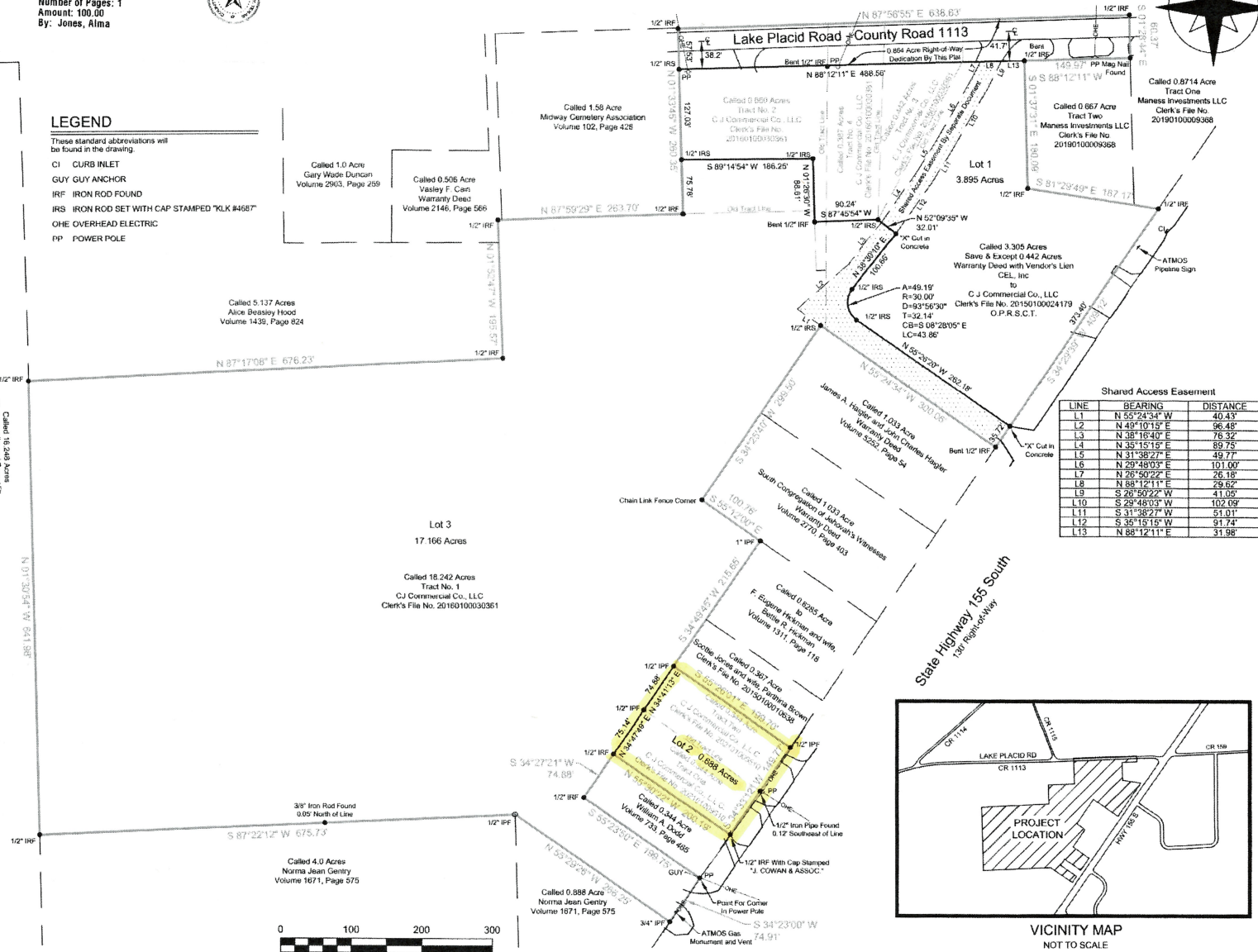
ON THIS 16<sup>th</sup> DAY OF May, 2025.

*Ryle Kingma*  
RYLE KINGMA, AICP

ATTEST: *Marlene Lopez*

- Notes:
- Bearing basis is the Texas State Plane Coordinate System, Grid North Central Zone NAD 83, (Feet) based on the 1993 adjustment of NAD 83 System. The control monument is TJC1-Tyler, Leica Geosystems Smartnet of North America.
  - Selling a portion of this addition by metes and bounds is a violation of City Ordinance and State Law and is subject to fines and withholding of utilities and building permits.
  - The subject property lies within Zone X (areas determined to be outside the 0.2% annual chance floodplain) per Flood Insurance Rate Map No. 48423C0365D, effective date: April 16, 2014.
  - Access to SH 155 S must be in accordance with TxDOT Access Management.
  - Plat is for recording purposes only until such time that dedicated property is formally accepted into Smith County's maintenance inventory by the County's Commissioners Court.

RECORDED IN CABINET G, SLIDE 125A OF THE PLAT RECORDS OF SMITH COUNTY, TEXAS. DATE 05/16/2025



VICINITY MAP NOT TO SCALE

201982.FP.CJ.Addition.Revised.ROW.dwg

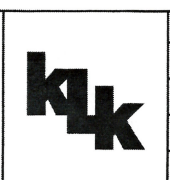
NO.	DATE	REVISIONS
1		
OF		
1		

Final Plat Showing  
C J Addition  
3 Lots - 21.61 Acres  
Smith County, Texas

**KL Kilgore & Company, Inc.**  
www.kilkigore.com

6712 Paluxy Drive  
Tyler, Texas 75703  
(903)581-7800  
Fax (903)581-3756

- SURVEYING
  - PLANNING
  - MAPPING
- TPLS FIRM NO. 10044500



DESIGNED BY:  
DRAWN BY: R.T.W.  
CHECKED BY: K.L.K.  
DATE: April 8, 2025  
SCALE: 1" = 100'