



SYMBOL LEGEND

- P - Overhead Power Line
- G - Gray Wire
- // - Wood Fence
- XXX - Wrought Iron Fence
- KK - Chainlink Fence
- X - Wire Fence
- * - Fire Hydrant
- P - Power Pole
- T - Telephone Pedestal
- W - Water Valve
- M - Water Meter
- S - Set Iron Rod w/TPS Cap
- O - Fnd Iron Rod

FND. 2" I.P.

Unknown Tract

S 31°27'43" E 771.44'

called 0.908 acres
Vol. 1967, Pg. 30
O.P.R.H.C.T.

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | N 41°22'39" E | 129.12' |
| L2 | S 41°36'20" W | 225.80' |
| L3 | S 03°19'23" W | 58.95' |

U. S. Government
Vol. 350, Pg. 542
O.R.H.C.T.

N 03°19'23" E 814.16'

5.409 Acres

Tract 2
called 5.426 acres
Vol. 837, Pg. 830
O.R.H.C.T.

called 1.09 acres
Vol. 1719, Pg. 342
O.P.R.H.C.T.

FND. 3"x3"
CONC MON

POB
FND 1/4" I.R.

**MANUEL MADGRIGAL SURVEY
ABSTRACT No. 556**

SET 1/4" I.R.
WT/PS CAP

FND 1/4" I.R.

Luis DeLara, et. vr.
called 0.610 acres
Vol. 1976, Pg. 577
O.P.R.H.C.T.

FND 1/4" I.R.

FND. 3" DISK

STATE HIGHWAY 22

N 31°29'22" W 243.05'

POWER POLE

Surveyor has relied on information provided by:
Westcoast Land Title Insurance Company
G.F. No. 1991956-ALPW
Effective date: July 30, 2019

The Subject Tract(s) as shown hereon may be subject to the following item listed in Schedule B, of said Title Commitment

1. Easement to Brazos River Transmission Electric Cooperative per Vol. 321, Pg. 12, D.R.H.C.T.
2. Easement to Community Public Service, per Vol. 335, Pg. 307, D.R.H.C.T.
3. Right-of-Way to Community Public Serve per Vol. 340, Pg. 256, D.R.H.C.T.
4. Easement to Hill County Electric per Vol. 339, Pg. 474, D.R.H.C.T.

General Notes:

- 1) © 2019, Texas Professional Surveying, LLC. All Rights Reserved.
- 2) Survey is valid only if print has original signature of surveyor on it. Declaration is made to original purchaser of this survey. It is not transferable to additional institutions or subsequent owners.
- 3) Surveyor did not abstract title and does not certify to easements or restrictions not shown. Check with your local governing agencies for any additional easements, building lines or other restrictions not reflected on recorded plat.
- 4) Fences as shown.

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No. 48217C0365C having an effective date 06/02/2011.

Job No.: _____
Scale: 1"=100'
Date: 08/14/2019
Drawn By: RHC
Field Crew: GR
Revised: _____

LOT _____ BLOCK _____ Section _____
Survey Manuel Madrigal _____ A 556
Area 5.409 Acres
Subdivision _____
Cabinet _____ Sheet _____ Records _____
County, Texas

BOUNDARY SURVEY

BEING a 5.409 acre tract of land situated in the Manuel Madrigal Survey, Abstract Number 556, Hill County, Texas, being all of that same called 5.426 acre tract described as "Tract 2" in instrument to Waymon Augustus Culp, recorded in Volume 837, Page 830 of the Official Records of Hill County, Texas (O.R.H.C.T.), said 5.409 acre tract being more particularly described by attached metes and bounds description.

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.



Carey A. Johnson
Registered Professional Land Surveyor No. 6524



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FIRM REGISTRATION No. 100834-00

Bearings shown hereon are based on GPS observations and are referenced to the NAD83, Texas State Plane Coordinate System, Central Zone (4203).

Basis of Bearings