

NOTES

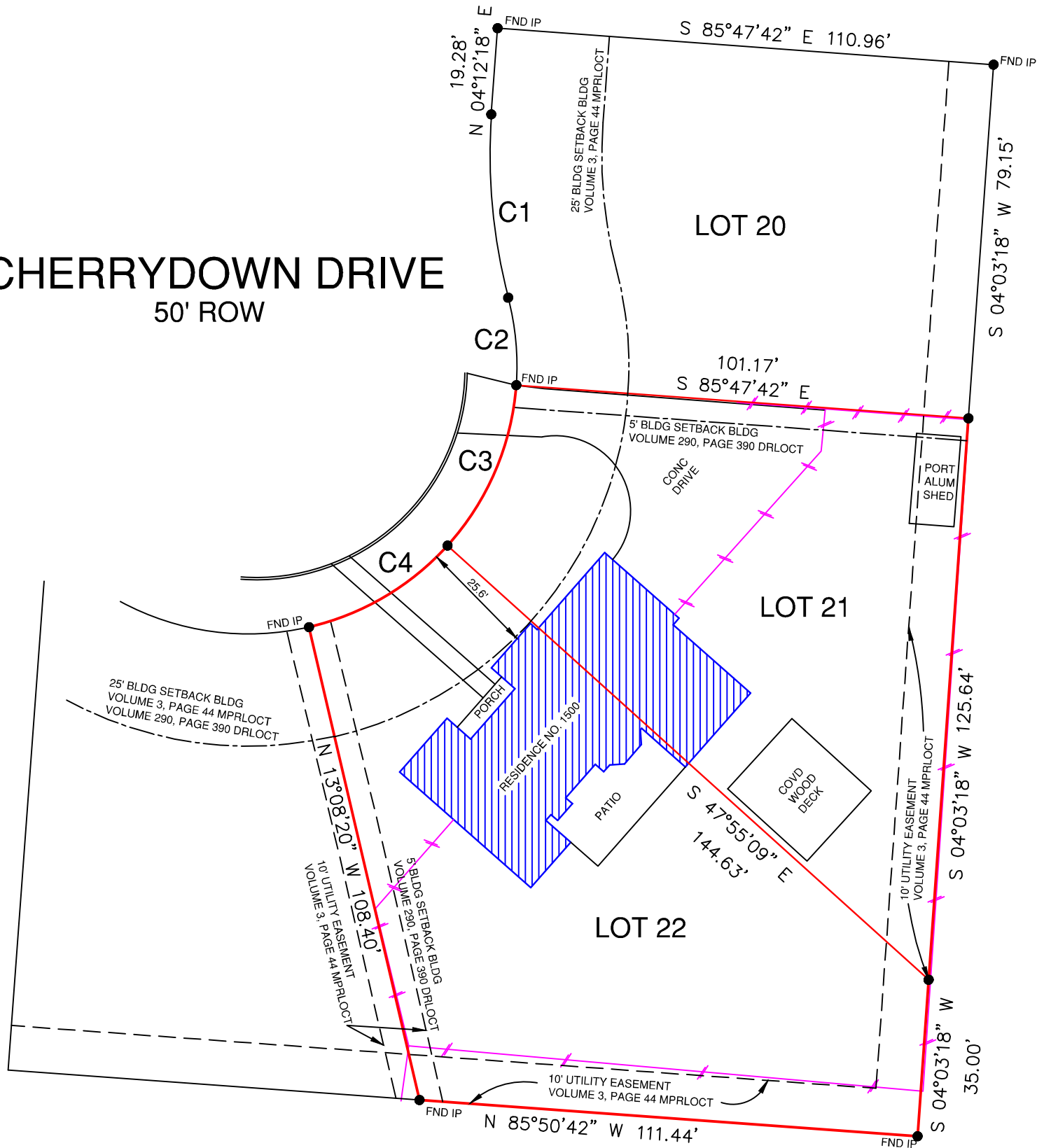
- ALL BEARINGS & DISTANCES SHOWN HEREON ARE GRID BASED UPON TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983, US SURVEY FOOT.
- PROPERTY LINES HAVE BEEN ESTABLISHED BASED UPON FOUND MONUMENTS, MEASUREMENTS, AND EVIDENCE OBTAINED IN THE FIELD AND RECORD DATA.
- ALL 1/2" IRON PINS SET WITH RED CAP MARKED ATWELL 4724

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD LENGTH	CHORD BEARING
C1	125.00'	41.29'	18°55'33"	41.10'	N 05°15'29" W
C2	60.00'	19.68'	18°47'35"	19.59'	N 05°19'28" W
C3	60.00'	39.68'	37°53'26"	38.96'	S 23°10'18" W
C4	60.00'	36.44'	34°47'41"	35.88'	N 59°30'51" E

LEGEND

- ONE HALF INCH IP FOUND UNLESS OTHERWISE NOTED
- TXDOT MONUMENT FOUND
- R.O.W. RIGHT-OF-WAY
- DRLOCT DEED RECORDS LIVE OAK COUNTY, TEXAS
- RPRLOCT REAL PROPERTY RECORDS LIVE OAK COUNTY, TEXAS
- ⚡ POWER POLE
- 🔥 FIRE HYDRANT
- ⚡ L.P. LIGHT POLE
- OE— OVERHEAD ELECTRIC
- ⚡ WOOD FENCE
- X—X— WIRE FENCE
- ◇◇ CHAIN LINK FENCE

**CHERRYDOWN DRIVE
50' ROW**



PLAT OF PROPERTY

REFERENCE: VOLUME 3, PAGE 44 PRLOCT
 VOLUME 290, PAGE 390 DRLOCT
 VOLUME 225, PAGE 164 DRLOCT
 VOLUME 326, PAGE 62 DRLOCT
 VOLUME 280, PAGE 14 DRLOCT
 VOLUME 289, PAGE 204 DRLOCT

PROPERTY ADDRESS: 1500 CHERRYDOWN DR.
 THREE RIVERS, TEXAS

LOT NOS. TWENTY-ONE (21) AND TWENTY-TWO (22), BLOCK NO. ONE (1), CHURCHILL ACRES SUBDIVISION BEING AN ADDITION TO THE CITY OF THREE RIVERS, LIVE OAK COUNTY, TEXAS, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN VOLUME 3, PAGE 44 OF THE PLAT RECORDS OF LIVE OAK COUNTY, TEXAS.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOVE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

JERRY D. WILKIE, JR.
 REGISTERED PROFESSIONAL LAND SURVEYOR
 REGISTRATION NO. 4724



JOB:	CAD
DR.	CH.
BOOK	PG.
SHEET 01 OF 01	DATE: 9-30-2018

rev 3-30-2019 revised removed Lot 20

JERRY D. WILKIE, JR.

121 REPOSE LN.
 SAN ANTONIO, TEXAS 78228
 210-861-0733
 wilkiesurveyor@yahoo.com