

ANDREW J. CROCKETT SURVEY
A-173

Jason W. Grace
Called 69.96 Acres
Vol. 3455, Pg. 366
O.P.R.R.C.T.
(Called 70 Acres)
(Fourth Tract)
(Vol. 108, Pg. 216)
(D.R.R.C.T.)

Ronald G. Garcia, et ux
Residue of Called 56.814 Acres
Vol. 1997, Pg. 781
O.P.R.R.C.T.

32.699 Acres
(0.0583 Acres Within County Road 1110)

Key Production Company, Inc.
Called 9.0918 Acres
Vol. 2373, Pg. 30
O.P.R.R.C.T.

Ronald C. Garcia, et ux
Called 5.0000 Acres
Vol. 2837, Pg. 759
O.P.R.R.C.T.

Basis Of Bearings
(Call: N89°03'06"W - 439.24')
S89°03'06"E - 439.19'

Larry Dee Owens II
Called 10.0239 Acres
Vol. 3609, Pg. 188
O.P.R.R.C.T.

Daniel Morales, et ux
Called 41.776 Acres
Vol. 3664, Pg. 650
O.P.R.R.C.T.

Bruce McMillan, Jr.
Foundation Inc.
Vol. 692, Pg. 357
L.R.R.C.T.

Bruce McMillan, Jr.
Foundation Inc.
Called 3.86 Acres
Tract No. 2
Vol. 1753, Pg. 689
L.R.R.C.T.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N00°56'02"E	96.91'
CALL	S00°56'45"W	96.85'
L2	S00°56'02"W	60.98'
L3	S59°44'19"W	74.52'
CALL	S59°51'W	74.52'
L4	S20°38'26"E	68.73'
CALL	S20°39'25"E	68.73'
L5	N20°39'31"W	243.44'
CALL	N20°39'25"W	243.44'
L6	S58°45'35"E	285.46'
CALL	N58°48'48"W	285.11'

- LEGEND
- IRF = Iron Rod Found
 - IRS = Iron Rod Set
 - = Subject Property Boundary
 - x- = Existing Fence
 - PL- = Existing Powerline
 - = Existing Power Pole
 - = Existing Guy Anchor
 - TPED = Existing Telephone Pedestal
 - GPL = Existing Gas Pipeline Marker
 - WM = Existing Water Meter
 - WV = Existing Water Valve
 - FH = Existing Fire Hydrant
 - ▨ = Approx. Location Of Zone A (See Note)**



Scale: 1" = 200'

NOTES:
FIELD NOTES ACCOMPANY THIS PLAT.
IRON RODS SHOWN AS SET HEREON ARE 1/2-INCH IRON RODS WITH YELLOW CAPS STAMPED "ELS SURVEYING".
BASIS OF BEARINGS:
REFERENCED TO THE SOUTH LINE OF THE CALLED 5.0000 ACRE TRACT DESCRIBED IN VOLUME 2837, PAGE 759 OF THE OFFICIAL PUBLIC RECORDS OF RUSK COUNTY, TEXAS AS MONUMENTED BY IRON RODS FOUND.
RECORD: NORTH 89°03'06" WEST - 439.24' / SURVEYED: N89°03'06"W - 439.19'
THE UNDERSIGNED DOES HEREBY CERTIFY THAT A PORTION OF THIS PROPERTY LIES WITHIN THE BOUNDS OF THE SPECIAL FLOOD HAZARD AREA SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD ZONE (ZONE A - NO BASE FLOOD ELEVATION DETERMINED), AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP PANEL NO. 48401C0075C WITH AN EFFECTIVE DATE OF SEPTEMBER 29, 2010.
**THE FLOODPLAIN (ZONE A) LIMITS AND CREEK CENTERLINES SHOWN HEREON ARE SHOWN GRAPHICALLY FROM FEMA GIS DATA, ARE APPROXIMATE, AND ARE NOT SURVEYED LOCATIONS.
THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT. SURVEYOR HAS NOT ABSTRACTED TITLE.
OTHER EASEMENTS, USES, ENCROACHMENTS, AND/OR ENCUMBRANCES MAY EXIST.
I, CONNOR G. BROWN, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THIS PLAT TO BE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, AND THAT IT IS BASED ON AN ACTUAL SURVEY PERFORMED ON THE GROUND UNDER MY DIRECTION AND SUPERVISION DURING APRIL 2021.

4/19/2021
CONNOR G. BROWN
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS NO. 6366

STATE OF TEXAS
REGISTERED
CONNOR G. BROWN
6366
LAND SURVEYOR

Revisions	Project: BOUNDARY SURVEY 32.699 ACRE TRACT ANDREW J. CROCKETT SURVEY, A-173 RUSK COUNTY, TEXAS
	Date: 4/19/2021 G:\2021\417837\BOUNDARY\R-7837BNDRY-A
Page 1 of 1	21072 FM 2493 Bullard, Texas 75757 (903) 581-7759 www.elsurveying.com
Checked By C.G.B.	200' 100' 0 200' 1" = 200'