

10.0 ACRES, TRACT 21  
 VETERANS LAND BOARD OF TEXAS  
 TO  
 HERBERT YOUNG  
 VOLUME 754, PAGE 313, CCDR

EAGLE LANDING SUBDIVISION UNIT C, SECTION TWO, VOLUME 6, PAGE 93, CCDR

LEGEND	
	POWER POLE
	POWER POLE W/TRANSFORMER
	GUY WIRE
	TELEPHONE PEDESTAL
	TELEPHONE PEDESTAL SIGN
	CONTROLLING MONUMENT
	OVERHEAD ELECTRIC

- NOTES**
1. BEARINGS ARE BASED UPON THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), NORTH CENTRAL ZONE.
  2. DISTANCES SHOWN ARE GRID DISTANCES. TO CONVERT TO SURFACE DISTANCES DIVIDE GRID DISTANCES BY THE SCALE FACTOR: 0.9998636.
  3. A CERTIFIED METES AND BOUNDS DESCRIPTION HAS BEEN PREPARED UNDER THE SAME JOB NUMBER AS A PART OF THIS PROFESSIONAL SERVICE.
  4. THIS PROFESSIONAL SERVICE WAS PERFORMED WITHOUT BENEFIT OF HAVING BEEN FURNISHED A TITLE COMMITMENT. EASEMENTS AND/OR OTHER MATTERS AND/OR ISSUES RELATING TO TITLE COULD AND MAY EXIST.
  5. ACCORDING TO TEXAS LOCAL GOVERNMENT CODE, CHAPTER 212.004 AND 212.005, DIVIDING ANY TRACT OR LOT INTO TWO OR MORE PARTS WITHOUT BENEFIT OF A SUBDIVISION PLAT APPROVED AND RECORDED WITH THE COUNTY CLERK, IS A VIOLATION OF CITY ORDINANCE AND/OR STATE LAW, SUBJECTING THE VIOLATOR TO FINES AND/OR THE WITHHOLDING OF UTILITIES AND BUILDING PERMITS.

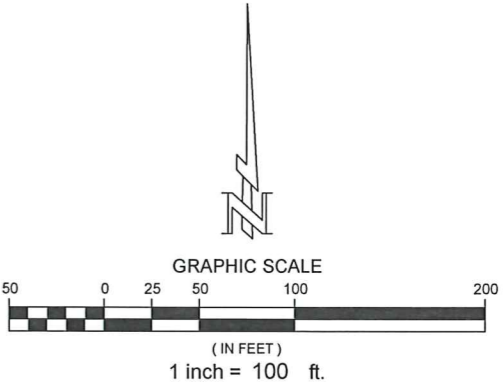
5.493 ACRES, TRACTS 43 & 44  
 TO  
 JAN LESLIE RISEDEN JR.  
 CF #2013004625, CCOPR

10.0 ACRES, TRACT 23  
 MICHAEL J. FALLS, ET UX  
 TO  
 ROGER C. LOVING  
 CF #2011005793, CCOPR

9.942 ACRES

10.0 ACRES, TRACT 20  
 JIM N. HEATH, EX UX  
 TO  
 GREG SALMON, ET UX  
 CF #2008001604, CCOPR

LOT 1B  
 4.093 ACRES



**SURVEYORS CERTIFICATION**

I HEREBY CERTIFY THIS PLAT AS A REPRESENTATION OF A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, THAT IT REFLECTS THE FACTS AS FOUND AT THE TIME OF SAID SURVEY, AND THAT IT SUBSTANTIALLY CONFORMS TO THE CURRENT GENERAL RULES OF PROCEDURES AND PRACTICES, ESTABLISHED BY THE BOARD OF PROFESSIONAL LAND SURVEYING, AS AUTHORIZED BY THE PROFESSIONAL LAND SURVEYING PRACTICES ACT. (ART 5282C, V.T.C.S.)

BRET READ  
 PROFESSIONAL LAND SURVEYOR  
 TEXAS REGISTRATION NO. 6610

JULY 28, 2020  
 DATE



5/8" IRON ROD SET (REF) 20.00'  
 NAIL SET  
 NAIL FOUND FROM WHICH A 3/8" IRON ROD FOUND BEARS: N40° 47' 16"W, 20.04'

PLAT OF SURVEY OF  
 9.942 ACRES  
 TRACT 20C  
 EAGLE LANDING SUBDIVISION  
 UNIT C, SECTION TWO  
 VOLUME 6, PAGE 93, CCDR  
 IN THE J.W.P. MCKENZIE SURVEY, A-750  
 CASS COUNTY, TEXAS

**360 SURVEYING**  
 2802 GILMER RD, STE 5, LONGVIEW, TEXAS 75604  
 (903) 387-2577 WWW.360SURV.COM  
 TBPLS 10194293

JULY 30, 2020 | DRAWN BY: DCB | CHECKED BY: NWN | JOB #1558-001

File name: N:\PROJECTS\1558-001\_1868 CR 1527 - Cass\DRAWING\1558-001 BASE.dwg