

WEST ONE-HALF OF
TRACT NO. 17
ARANSAS PASS
COLONIZATION COMPANY
VOLUME 1, PAGE 18
PLAT RECORDS
ARANSAS COUNTY, TEXAS.

SCALE 1" = 100'
OCTOBER 30, 2020

Filename: 201030d4

Prepared For:
Monty Melcher
1306 Warbler Drive
Kerrville, TX 78028

PLAT BEARING USED FOR DIRECTIONAL CONTROL
UNLESS OTHERWISE SHOWN.

THIS IS TO CERTIFY THAT I HAVE CONSULTED
THE FEDERAL FLOOD HAZARD MAP DATED
2.17.16, AND FOUND THAT THE
PROPERTY DESCRIBED HEREIN IS _____ (OR)
IS NOT X LOCATED IN A "SPECIAL FLOOD
HAZARD AREA."

ZONE "X", BASE ELEVATION NA
PANEL NO. 0240G
COMMUNITY NO. 485452

THIS INFORMATION IS BASED ON SCALING THE
LOCATION OF THIS SURVEY ON THE FEMA MAP, AND IS
INTENDED TO BE USED TO DETERMINE INSURANCE
RATES ONLY, AND NOT TO IDENTIFY SPECIFIC
FLOODING CONDITIONS.

5/8" STEEL REBARS FOUND OR SET AT ALL PROPERTY
CORNERS UNLESS OTHERWISE SHOWN.
ALL SET RODS ARE CAPPED WITH
GRIFFITH AND BRUNDRETT.

SURVEYOR HAS MADE NO INVESTIGATION OR
INDEPENDENT SEARCH FOR EASEMENTS OF
RECORD, ENCUMBRANCES, RESTRICTIVE
COVENANTS OR OWNERSHIP OF TITLE
EVIDENCE. SURVEYOR DID NOT REVIEW
EXCEPTIONS IN SCHEDULE "B" OF THE TITLE
COMMITMENT TO DETERMINE WHETHER THEY DO
OR DO NOT AFFECT SUBJECT PROPERTY

THIS SURVEY IS IN VIOLATION OF "COPYRIGHT LAWS"
IF NOT ACCOMPANIED BY ORIGINAL SEAL AND
SIGNATURE.

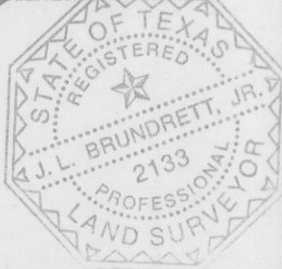
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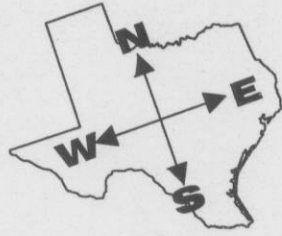
I, J. L. BRUNDRETT, JR., A REGISTERED
PROFESSIONAL LAND SURVEYOR IN THE STATE OF
TEXAS, DO HEREBY CERTIFY THAT THE PLAT
CORRECTLY SHOWS A SURVEY ON THE GROUND OF
THE FOREGOING PROPERTY AND THAT THERE ARE
NO VISIBLE EASEMENTS, ENCROACHMENTS OR
PROTRUSIONS (EXCEPT AS SHOWN HEREON)

J. L. BRUNDRETT, JR., R.P.L.S., REG. NO. 2133
PHON REG. NO. 10004899



Griffith & Brundrett
Surveying & Engineering, Inc.

411 S. Pearl St., P.O. Box 2322
Rockport, Texas 78381
Phone: 361-729-6479
Fax: 361-729-7933
Email: jerry@griffithsurveyor.com
Website: www.griffithsurveyor.com



The Hills Subdivision
Vol. 2, Pg. 38
P.R.A.C.T.

LOT 120
FND. 5/8"
STEEL REBAR
@ OLD WIRE FENCE
LEANING 0.8' W.
AND 0.8' N.

LOT 1129
1967.44'

Sipe Street
50' R.O.W.

LOT 118

LOT 117

LOT 116

LOT 115

LOT 114

LOT 113

Hill Street
50' R.O.W.

LOT 112

LOT 111

LOT 110

LOT 109

LOT 108

LOT 107

FND. CONC.
MONUMENT
0.8' E. OF CHAIN
LINK FENCE

Chain Link Fence

N70°57'49"W
330.76'
Edge of Asphalt
80.0' R.O.W.

LOT 195B
Aransas Pass Colonization Co.
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P.R.A.C.T.

S71°00'00"E

Wire Fence

330.06'

LOT 196
Aransas Pass Colonization Co.
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P.R.A.C.T.

FND. 5/8"
STEEL REBAR
0.8' N. & 0.8' E. OF
WIRE FENCE

1967.65'

Wire Fence

S19°01'12"W

FND. 5/8"
STEEL REBAR
0.8' W. OF POWER POLE