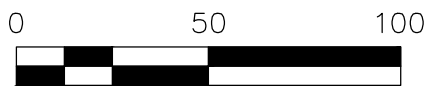
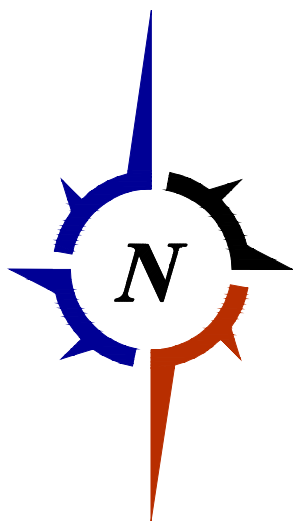


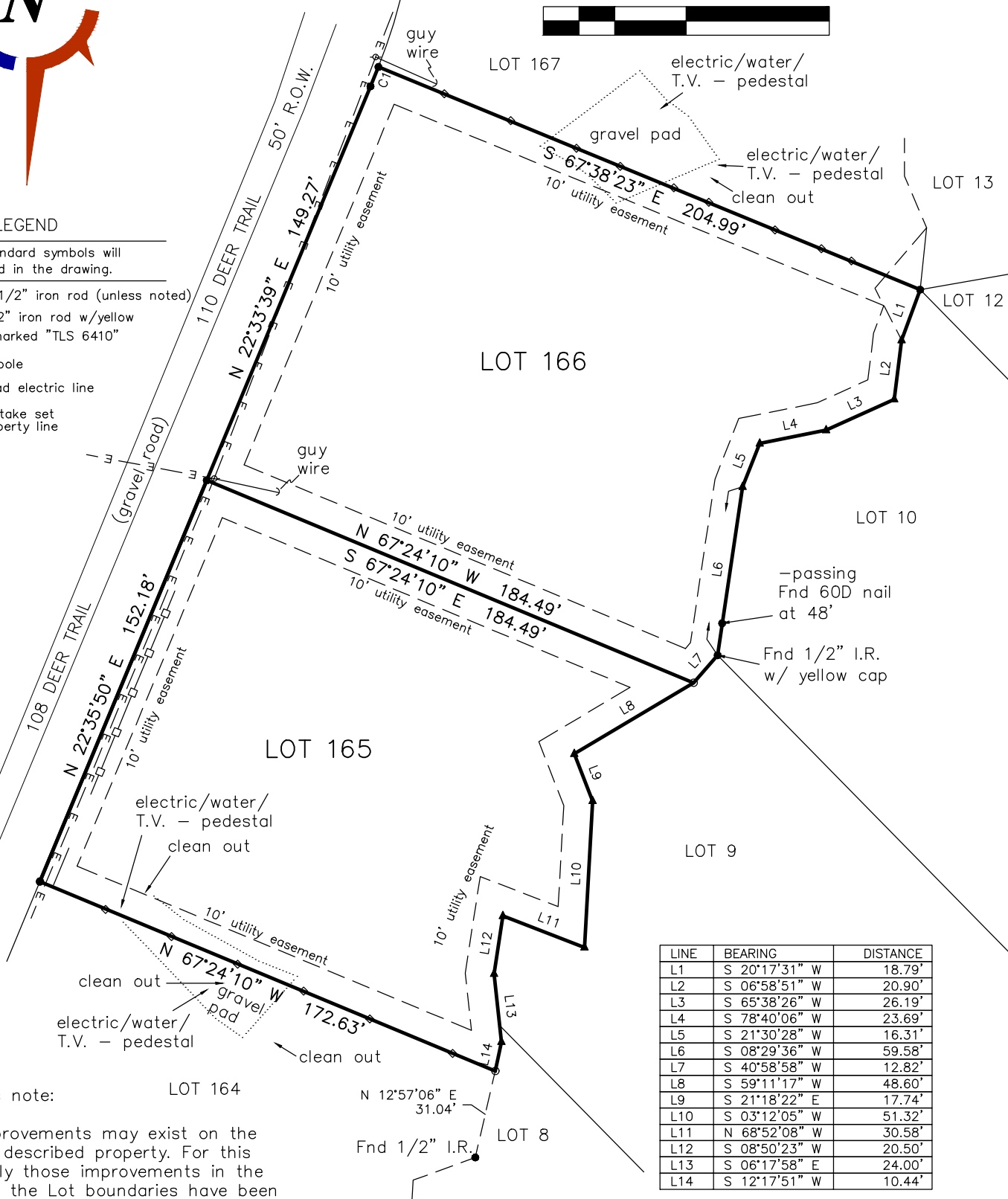
OAK FOREST
SUBDIVISION
BURLESON COUNTY, TEXAS
VOL. 1, PG. 28
M.R.B.C.



LEGEND

These standard symbols will be found in the drawing.

- Found 1/2" iron rod (unless noted)
- Set 1/2" iron rod w/yellow cap marked "TLS 6410"
- ⊕ power pole
- E — overhead electric line
- ◇ wood stake set on property line



LINE	BEARING	DISTANCE
L1	S 20°17'31" W	18.79'
L2	S 06°58'51" W	20.90'
L3	S 65°38'26" W	26.19'
L4	S 78°40'06" W	23.69'
L5	S 21°30'28" W	16.31'
L6	S 08°29'36" W	59.58'
L7	S 40°58'58" W	12.82'
L8	S 59°11'17" W	48.60'
L9	S 21°18'22" E	17.74'
L10	S 03°12'05" W	51.32'
L11	N 68°52'08" W	30.58'
L12	S 08°50'23" W	20.50'
L13	S 06°17'58" E	24.00'
L14	S 12°17'51" W	10.44'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	212.18'	7.40'	7.40'	N 22°18'43" E	1°59'53"

Surveyor's note:

Other improvements may exist on the heretofore described property. For this survey only those improvements in the vicinity of the Lot boundaries have been located.

The following easements/restrictions may apply:

- Oak Forest Subdivision restrictions 231/846, 234/361
- Bluebonnet Electric Cooperative, Inc. 230/827 (10' utility easement along all tract lines)
- U.S.A. 160/367
- U.S.A. 160/370
- U.S.A. 156/647
- U.S.A. 159/766
- U.S.A. 161/367



I, Tyler Tumlinson, Registered Professional Land Surveyor, do hereby certify that this survey was made on the ground of the property legally described hereon, and is correct.

All bearings and distances are based on State Plane Coordinate System, Texas Central Zone, NAD 1983.

Tyler Tumlinson
Tyler Tumlinson, R.P.L.S. No 6410

September 21, 2022

tumlinson
land surveying

1255 MILICAN MEADOWS CIRCLE
COLLEGE STATION, TEXAS 77845
254-931-6707
T.B.P.L.S. FIRM NO. 10193858

BOUNDARY AND IMPROVEMENT SURVEY
BEING ALL OF LOTS 165 AND 166 OUT OF THE OAK FOREST
SUBDIVISION LOCATED IN BURLESON COUNTY, TEXAS.

PROJECT:	02139
DATE:	2-12-2020 updated 9-13-2022
SURVEYOR:	T. TUMLINSON
DRAWN BY:	T. TUMLINSON
FIELDBOOK:	see file