



LEGEND

I. R. = Iron Rod	PP = Power Pole
WM = Water Meter	WV = Water Valve
GM = Gas Meter	GT = Grease Trap
C/O = Clean-out	O/E = Overhead Electric
LP = Light Pole	GWA = Guy Wire Anchor

NOTES:

THERE MAY BE EXISTING PIPELINES NOT SHOWN ON PLAT. USE THE TEXAS ONE CALL SYSTEM TO LOCATE PIPELINES BEFORE PERFORMING ANY EXCAVATIONS ON THIS PROPERTY.

THE SUBJECT PROPERTY APPEARS TO BE SITUATED WITHIN THE FLOOD ZONE AREA "C" (AREAS OF MINIMAL FLOODING) AS INDICATED ON THE FOLLOWING FLOOD INSURANCE RATE MAP: 4809870003A, EFFECTIVE DATE: JULY 16, 1981, BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY FOR REFUGIO COUNTY, TEXAS. (SURVEYOR DOES NOT GUARANTEE OR WARRANT THE ACCURACY OR CORRECTNESS OF THE F.E.M.A. MAPS.)

BEARINGS AND DISTANCES ARE BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1927, SOUTH CENTRAL ZONE.

A METES AND BOUNDS DESCRIPTION ACCOMPANIES THIS PLAT.

SET 5/8" IRON RODS ARE MARKED WITH A CAP STAMPED "RPLS 6198".

**PLAT SHOWING SURVEY OF A
0.89 ACRE TRACT
BEING PART OF OUTLOT 8 OF THE WALKER ADDITION
VOLUME 1, PAGE 31, MAP RECORDS
TOWN OF WOODSBORO - REFUGIO COUNTY, TEXAS
SCALE 1" = 40'**

I, Nathan J. Eby, Registered Professional Land Surveyor of Texas, do hereby state that this plat represents an actual survey made under my direction, to the best of my knowledge and ability, this the 11th day of June, 2012.

Eby and Petrus Survey
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Woodsboro, TX 78393
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Nathan Eby
Registered Prof. Land Surveyor
Registration No. 6198