



A1-S 58°18'22" E 155.28'	A9-S 81°31'32" W 122.68'
A2-S 28°57'05" W 53.00'	A10-S 49°18'54" W 319.06'
A3-S 03°22'53" W 331.55'	A11-S 25°02'04" W 441.59'
A4-S 17°21'38" E 339.89'	A12-S 00°50'38" W 373.80'
A5-S 04°35'12" E 186.57'	A13-S 22°50'17" E 163.65'
A6-S 69°01'11" E 295.73'	A14-S 22°50'17" E 58.64'
A7-S 81°55'40" E 423.76'	A15-S 36°47'00" E 199.48'
A8-S 14°41'58" E 176.10'	A16-S 48°33'37" E 264.48'

DONALD L. THOMPSON
INSTRUMENT #200011761
OFFICIAL RECORDS
STYLED TRACT I
CALLED 119.68 ACRES

DONALD L. THOMPSON
INSTRUMENT #200011761
OFFICIAL RECORDS
STYLED TRACT II
CALLED 59.57 ACRES

RIVERSIDE COTTON FARMS, INC.
VOLUME 146, PAGE 183
DEED RECORDS
CALLED 354.75 ACRES

TRACT "B"
SURVEYS
79.34 GROSS ACRES
2.00 ACRES (HEMPEL TRACT)
77.34 NET ACRES

TRACT "C"
SURVEYS
1.37 ACRE

TRACT "A"
SURVEYS
12.00 ACRES

THE PROPERTY DESCRIBED HEREON MAY OR MAY NOT BE IN COMPLIANCE WITH CITY, COUNTY OR STATE SUBDIVISION ORDINANCES. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE. THERE MAY BE EASEMENTS, OR OTHER MATTERS, NOT SHOWN. REFERENCE IS MADE TO THAT LEGAL DESCRIPTION ACCOMPANYING THIS PLAT. BEARINGS SHOWN HEREON ARE BASED ON BEARINGS OF RECORD IN VOLUME 700, PAGE 184 OF THE DEED RECORDS OF VICTORIA COUNTY, TEXAS. ACCORDING TO THE FLOOD INSURANCE RATE MAP (FIRM) FOR VICTORIA COUNTY, TEXAS, COMMUNITY PANEL NUMBER 480637 0125 D, MAP REVISED NOVEMBER 20, 1998, THE SUBJECT PROPERTY IS LOCATED IN ZONE AE WHICH IS A SPECIAL FLOOD HAZARD AREA WITH A BASE FLOOD ELEVATION OF 53 FEET.

SURVEYOR'S CERTIFICATE

THE ABOVE PLAT WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION ON DECEMBER 03, 2018 AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

TERRY T. RUDDICK
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS NO. 4943



CP = CORNER POST
SRF = STEEL ROD FOUND
SRS = STEEL ROD SET WITH YELLOW CAP STAMPED
URBAN SURVEYING INC.



2004 N. COMMERCE ST., VICTORIA, TEXAS 77901
(361) 578-0037 FIRM # 10021100
104 E. FRENCH ST., CUERO, TEXAS 77954
(361) 277-9061 FIRM # 10021101
12075 SILICON DRIVE, SAN ANTONIO, TEXAS 78249
PHONE: (210) 267-8654 FIRM # 10193843

DIVISION SURVEY
91.34 ACRE TRACT
ORIGINAL FOUR LEAGUE GRANT
VICTORIA COUNTY, TEXAS

DGN BY: KF
DATE: 01/16/2019
FILE: S22908.00

JOB: S22908.00

SHEET 1 OF 1