



WHEAT ROW SUBDIVISION
SECTION 1
a Subdivision of 44.0 acres out of the Northeast 1/4 of
Section 2, Block 17 T. & P. RR. Company Surveys,
Jones County, Texas.

Owner: LSM Land LLC
21006 Green Park Drive
Lago Vista, Texas 78645
512-675-6870

GEOTEX PROPERTY SOLUTIONS
4701 S. 3rd Street
Abilene, Texas 79605
325-677-6712
Firm Registration No. 10194134

218-01-23 Z:\auto cad\SUBDIVISIONS\Jones County\Wheat Row Subdivision\Section Dwgs\Section 1 Preliminary

<p>COUNTY COMMISSION</p> <p>THIS PLAT IS HEREBY APPROVED BY COMMISSIONERS COURT OF THE COUNTY OF JONES, TEXAS, AND THE COUNTY CLERK IS HEREBY AUTHORIZED TO FILE SAID PLAT IN ACCORDANCE WITH THE PROVISIONS OF ARTICLE 974A, VERNON'S ANNOTATED CIVIL STATUTES, AND ARTICLE 967B PENAL CODE OF TEXAS, AS AMENDED.</p> <p>DATE _____ COUNTY JUDGE _____</p> <p>ATTEST _____ SECRETARY _____</p> <p>COUNTY CLERK</p> <p>I CERTIFY THAT THE SUBDIVISION PLAT DESCRIBED HEREIN WAS FILED FOR RECORD ON _____</p> <p>DATE _____ FILE NUMBER _____</p> <p>COUNTY CLERK _____ COUNTY TEXAS _____</p> <p>DEPUTY _____</p>	<p>OWNER'S CERTIFICATE AND DEDICATION</p> <p>THE UNDERSIGNED (OWNERS) OF THE HEREINAFTER DESCRIBED REAL PROPERTY HAS CAUSED SUCH PROPERTY TO BE SURVEYED AND PLATTED AND TO BE SUBDIVIDED INTO BLOCKS, LOTS, STREETS, AND ALLEYS UNDER THE NAME OF</p> <p>WHEAT ROW SUBDIVISION SECTION 1 a Subdivision of 44.0 acres out of the Northeast 1/4 of Section 2, Block 17 T. & P. RR. Company Surveys, Jones County, Texas.</p> <p>AS SHOWN ON THE ATTACHED PLAT AND DO HEREBY DEDICATE TO THE PUBLIC FOREVER FOR ALL PUBLIC PURPOSES THE STREETS, ALLEYS, LANE, EASEMENTS, PARKS AND OTHER PUBLIC LANDS SHOWN THEREON. THE LANDS INCLUDED WITHIN SUCH PLAT OR SUBDIVISION ARE DESCRIBED BY METES AND BOUNDS AS FOLLOWS:</p> <p>"SEE FIELD NOTES SHOWN HEREON"</p> <p>EXECUTED THIS _____ DAY OF _____ 20 _____</p> <p>OWNER _____ OWNER _____</p> <p>OWNER _____ OWNER _____</p>	<p>ACKNOWLEDGMENT</p> <p>THE STATE OF TEXAS: COUNTY OF JONES:</p> <p>BEFORE ME, THE UNDERSIGNED AUTHORITY IN AND FOR SAID COUNTY AND STATE ON THIS DAY PERSONALLY APPEARED _____</p> <p>KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THE SAME WAS THE ACT OF THE SAID _____</p> <p>GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____ A.D. 2025</p> <p>NOTARY PUBLIC _____ COUNTY TEXAS _____</p> <p>GENERAL NOTES</p> <p>ACREAGE 44.0 acres</p> <p>SCALE 1" = 200' SMALLEST LOT 1.0 acres LARGEST LOT 2.0 acres</p>	<p>SURVEYOR CERTIFICATE AND PLAT DESCRIPTION</p> <p>CERTIFICATION : I HEREBY CERTIFY THAT THE PLAT SUBMITTED HERewith REPRESENTS A TRUE SURVEY MADE BY THE UNDERSIGNED OR UNDER MY SUPERVISION ON THE GROUND AND THAT PERMANENT MARKERS AND MONUMENTS HAVE BEEN SET AS INDICATED ON THE PLAT AND IN ACCORDANCE WITH THE "SUBDIVISION REGULATIONS" OF JONES COUNTY, TEXAS.</p> <p>PLAT DESCRIPTION:</p> <p>WHEAT ROW SUBDIVISION SECTION 1 a Subdivision of 44.0 acres out of the Northeast 1/4 of Section 2, Block 17 T. & P. RR. Company Surveys, Jones County, Texas.</p> <p>October 23, 2025 DATE</p> <p>PLAT PREPARATION DATE: October 23, 2025</p> <p>Preliminary, this document shall not be recorded for any purpose and shall not be used or viewed or relied upon as a final survey document.</p> <p>SIGNATURE _____</p> <p>Kelsey N. Williams R.P.L.S. #7168 REGISTERED PROFESSIONAL LAND SURVEYOR</p>
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