

# LAND TITLE SURVEY

OAK FOREST RIDGE ROAD, TRINIDAD, TEXAS 75143

BEING ALL THAT CERTAIN LOT TRACT OR PARCEL OF LAND LOCATED IN THE S. WHITLEY SURVEY, A-798, HENDERSON COUNTY, TEXAS, BEING DESCRIBED AS LOT 1, OF OAK FOREST ESTATES, ACCORDING TO THE PLAT RECORDED IN VOLUME 9, PAGE 95, CABINET C, SLIDE 328 OF THE PLAT RECORDS, HENDERSON COUNTY, TEXAS.

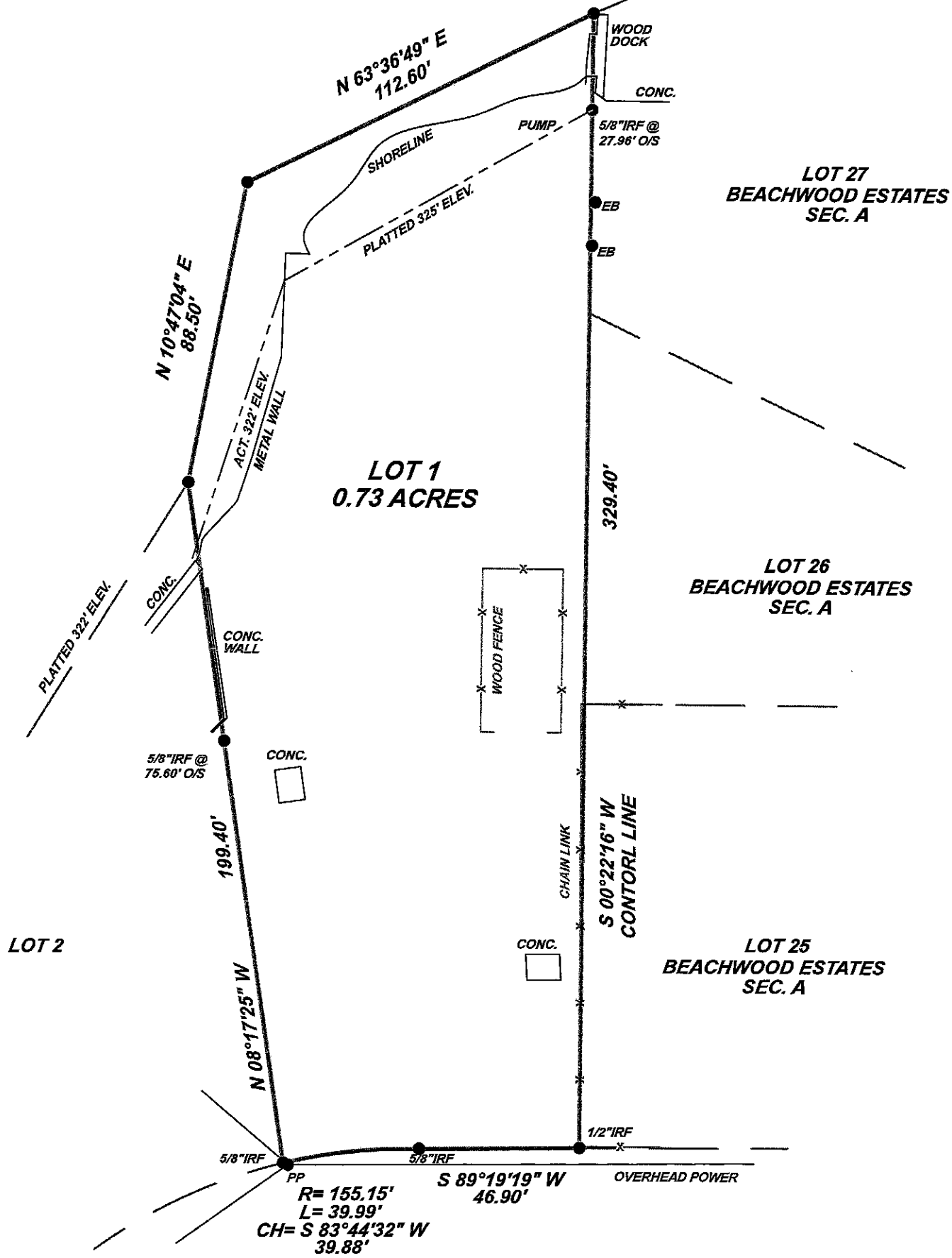
**S. WHITLEY  
SURVEY A-798**

**CEDAR CREEK  
LAKE**

## LEGEND

FENCE	
OVERHEAD POWER	
CONC. = CONCRETE	TB = TELEPHONE BOX
PP = POWER POLE	LP = LIGHT POLE
WM = WATER METER	GM = GAS METER
WV = WATER VALVE	EB = ELECTRICAL BOX
IRF = IRON ROD FOUND	PT = PROPANE TANK
IRS = IRON ROD SET	SP = SERVICE POLE
W/CAP # 4207	FH = FIRE HYDRANT
IPF = IRON PIPE FOUND	BL = BUILD LINE
FC = FENCE CORNER FOUND	UE = UTILITY EASEMENT
BCS = BURIED CABLE SIGN	DE = DRAINAGE EASEMENT
PLM = PIPELINE MARKER	

**BASIS OF BEARINGS:  
TEXAS COORDINATE  
SYSTEM NORTH  
CENTRAL ZONE NAD 83**



## FOREST RIDGE ROAD

### SURVEYORS NOTES

USE OF THIS SURVEY FOR ANY OTHER PURPOSE OR BY OTHER PARTIES SHALL BE AT THEIR OWN RISK AND THE UNDERSIGNED SURVEYOR IS NOT RESPONSIBLE FOR ANY LOSS THEREFROM.  
THERE IS NO VISIBLE EVIDENCE OF AN OIL OR GAS PIPELINE ON THIS TRACT.

NO FLOOD PLAIN DESIGNATION WAS DETERMINED BY THIS SURVEYOR.

NO ATTEMPT HAS BEEN MADE TO DETERMINE OR SHOW THE EXISTENCE, LOCATION, SIZE, DEPTH, CAPACITY OR CONDITION OF ANY PROPOSED OR EXISTING UTILITIES ON THIS PROPERTY WHETHER PRIVATE, MUNICIPAL OR PUBLICLY OWNED. NO ENVIRONMENTAL OR SUBSURFACE CONDITIONS WERE SURVEYED OR EXAMINED THAT MAY AFFECT THE USE OR DEVELOPMENT OF THIS PROPERTY.

THE ADDRESS SHOWN WAS PROVIDED BY OTHERS, HARDIN SURVEYING MAKES NO CLAIM TO ITS ACCURACY.

EASEMENTS AND RESTRICTIONS ADDRESSED WERE LIMITED TO THE FOLLOWING, IN CONNECTION WITH G.F. NO. CCT-2103008 OF CEDAR CREEK TITLE COMPANY.

RESTRICTIONS; VOL. 9, PG. 95.

STIPULATIONS; VOL. 1110, PG. 143.

IN MY OPINION AS A SURVEYOR (NOT A LEGAL OPINION) THE FOLLOWING DO NOT APPEAR TO AFFECT THIS TRACT; VOL. 123, PG. 137; VOL. 312, PG. 602; VOL. 697, PG. 38; VOL. 701, PG. 88; VOL. 778, PG. 70.

I GARY L. HARDIN R.P.L.S. # 4207, DO HEREBY CERTIFY THAT THE SURVEY SHOWN REPRESENTS THE RESULTS OF AN ON THE GROUND SURVEY MADE UNDER MY DIRECTION AND SUPERVISION DURING THE MONTH OF MARCH 2021, AND ALL CORNERS ARE SHOWN HEREON AND THERE ARE NO VISIBLE EASEMENTS, ENCROACHMENTS, CONFLICTS OR PROTRUSIONS OTHER THAN SHOWN.

  
**GARY L. HARDIN R.P.L.S. # 4207**  
SIGNATURE VOID IF NOT SIGNED IN BLUE INK

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## HARDIN SURVEYING

PO BOX 587  
MABANK, TEXAS 75147  
(903) 887-5674  
FIRM# 10114700

DATE PERFORMED: MARCH 31, 2021

SCALE: 1"= 40 FEET

WORK ORDER # 2103085

FIELD BY: TS

THIS SURVEY WAS PERFORMED FOR:

LONCAR

DRAWN BY: CT

CHECKED BY: TP