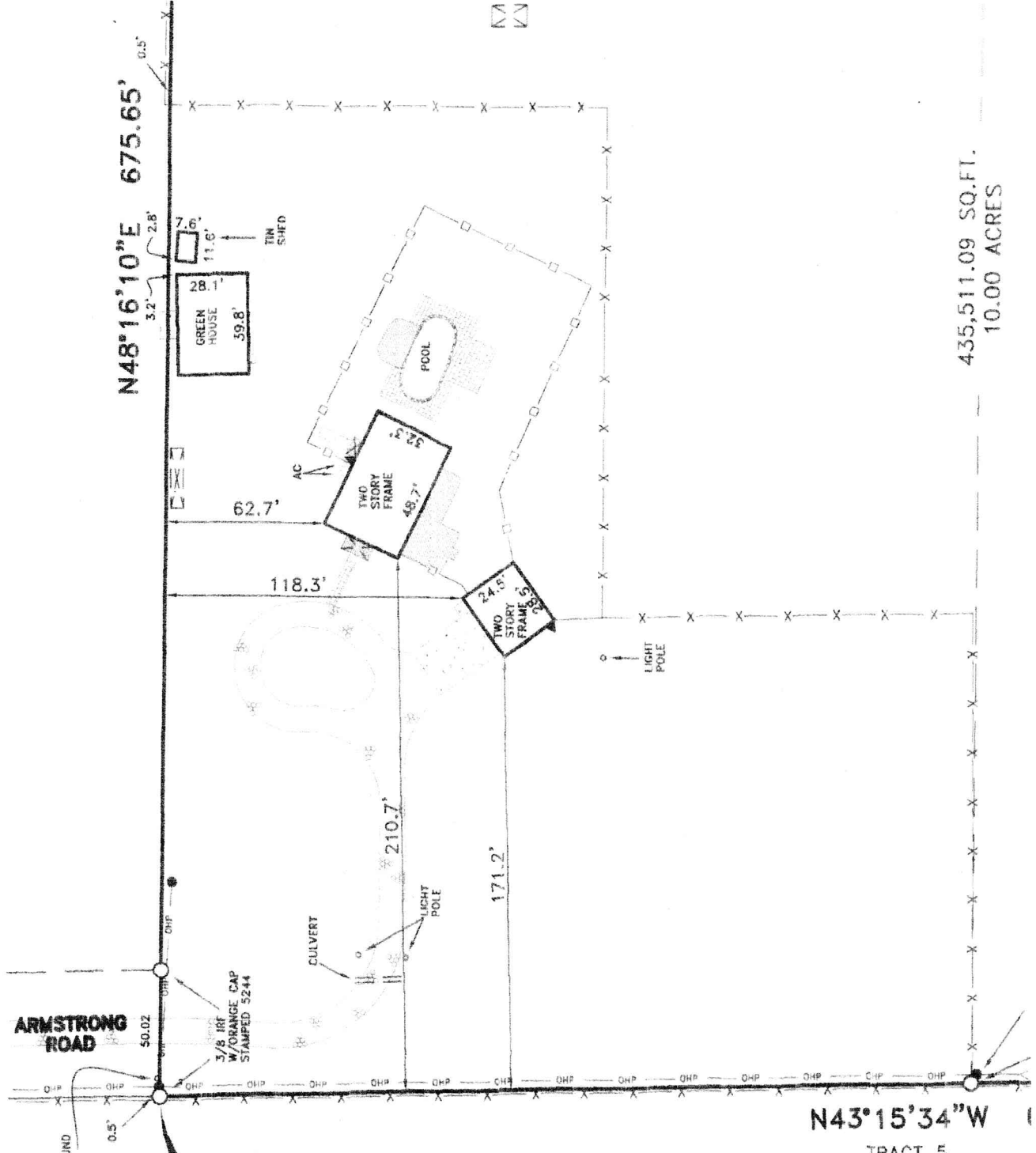
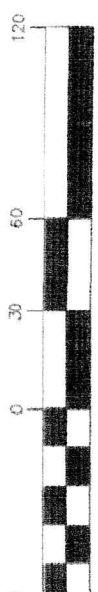




GRAPHIC SCALE

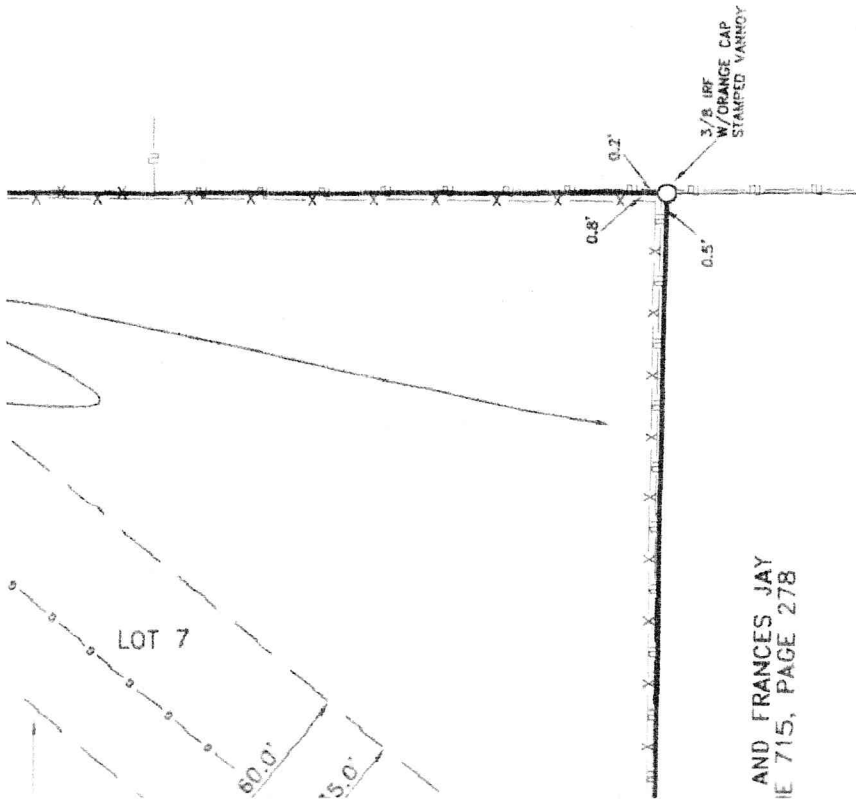
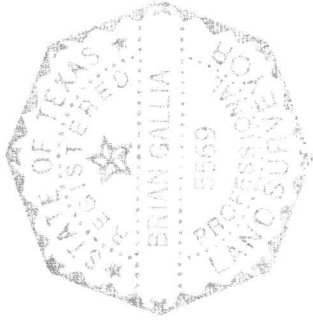


(IN FEET)
1 inch = 60 ft.

SIZE AND TYPE OF MATERIAL THEREOF ARE CORRECTLY SHOWN; USE OF THIS SURVEY BY ANY OTHER PARTIES AND/OR FOR OTHER PURPOSES SHALL BE AT USER'S OWN RISK AND ANY LOSS RESULT FROM OTHER USE SHALL NOT BE THE RESPONSIBILITY OF THE UNDERSIGNED. THE PLAT HEREON CORRECT AND ACCURATE REPRESENTATION OF THE PROPERTY LINES AND DIMENSIONS ARE INDICATED; LOCATION AND TYPE OF BUILDINGS ARE AS SHOWN; AND EXCEPT AS SHOWN, IMPROVEMENTS ARE LOCATED WITHIN THE BOUNDARIES THE DISTANCES INDICATED AND THERE ARE VISIBLE AND APPARENT ENCROACHMENTS OR PROTRUSIONS ON THE GROUND. THIS SURVEY IS VALID WITHOUT A BLUE SEAL AND SIGNATURE.

EXECUTED THIS 8TH DAY OF OCTOBER, 2009

[Signature]
BRIAN GALLIA
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5569



AND FRANCES JAY
IE 715, PAGE 278

S TO BE SUBJECT TO
GAS CO.
459, PAGE 629
ET)

ACCEPTED BY:

SIGNATURE		DATE		SIGNATURE		DATE	
BRIAN GALLIA & ASSOCIATES 8877 OAKWOOD ROAD QUINLAN, TEXAS 75474 PHONE: (903) 447-0658 FAX: (903) 447-0931 www.bgasurveying.com				SURVEY PLAT			
				10.00 ACRES			
				W. E. SULLIVAN SURVEY, ABSTRACT NO. 490			
				KAUFMAN COUNTY, TEXAS			

SCALE	DATE	JOB NO.	G.F. NO.	DRAWN
1" = 60'	10-8-09	0901314-1	T092004K	BDG

CHAIN LINK FENCE	COVERED PORCH, DECK OR CARPORT
WOOD FENCE	CONCRETE PAVING
BARBED WIRE	
IRON FENCE	
PIPE FENCE	
ELECTRIC SERVICE	
POWER LINE	

PROPERTY DESCRIPTION

STATE OF TEXAS:
COUNTY OF KAUFMAN:

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN THE W. E. SULLIVAN SURVEY, ABSTRACT NO. 490 KAUFMAN COUNTY, TEXAS, AND BEING KNOWN AS LOTS 6 AND 7 OF KRISTA MESA ESTATES AN UNRECORDED SUBDIVISION AND BEING THE SAME TRACT OF LAND CONVEYED TO LYNNE M. TORRICELLI RECORDED IN VOLUME 2314, PAGE 514 OFFICIAL PUBLIC RECORDS, KAUFMAN COUNTY, TEXAS, AND BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 3/8 INCH IRON ROD FOUND W/ORANGE CAP STAMPED 5244, THE APPARENT SOUTH CORNER OF ARMSTRONG ROAD, SAID POINT BEING THE WEST CORNER OF HEREIN DESCRIBED TRACT AND BEING IN THE NORTHEAST LINE OF HIGHPOINT ESTATES, AN ADDITION TO KAUFMAN COUNTY, TEXAS ACCORDING TO THE PLAT RECORDED IN CABINET 1, SLIDE 203 PLAT RECORDS, KAUFMAN COUNTY, TEXAS;

THENCE NORTH 48 DEGREES 16 MINUTES 10 SECONDS EAST PASSING A 3/8 INCH IRON ROD FOUND FOR WITNESS W/ORANGE CAP STAMPED 5244 AT 50.02 FEET AND CONTINUING ALONG THE COMMON LOT OF LOTS 5 AND 6 OF SAID UNRECORDED PLAT A TOTAL DISTANCE OF 675.65 FEET TO A 1/2 INCH IRON ROD FOUND FOR CORNER, THE NORTH CORNER OF HEREIN DESCRIBED TRACT AND THE EAST CORNER OF SAID LOT 5, SAID POINT BEING IN THE SOUTHWEST LINE OF A TRACT OF LAND CONVEYED TO CRAIG AND JOHANNA BENNIGHT RECORDED IN VOLUME 2763, PAGE 165 OFFICIAL PUBLIC RECORDS, KAUFMAN COUNTY, TEXAS;

THENCE SOUTH 43 DEGREES 08 MINUTES 37 SECONDS EAST ALONG THE SOUTHWEST LINE OF SAID BENNIGHT TRACT PASSING A 3/8 INCH IRON ROD FOUND FOR WITNESS AT 322.54 FEET AND CONTINUING FOR A TOTAL DISTANCE OF 645.43 FEET TO A 3/8 INCH IRON ROD FOUND FOR CORNER W/ORANGE CAP STAMPED VANNOY, THE EAST CORNER OF HEREIN DESCRIBED TRACT, SAID POINT BEING THE NORTH CORNER OF A TRACT OF LAND CONVEYED TO LOWELL AND FRANCES JAY RECORDED IN VOLUME 715, PAGE 278 DEED RECORDS, KAUFMAN COUNTY, TEXAS;

THENCE SOUTH 48 DEGREES 16 MINUTES 28 SECONDS WEST ALONG THE NORTHWEST LINE OF SAID JAY TRACT AND THE NORTHWEST LINE OF A TRACT OF LAND CONVEYED TO ESTHER RIERSON RECORDED IN VOLUME 2352, PAGE 613 DEED RECORDS, KAUFMAN COUNTY, TEXAS A DISTANCE OF 674.35 FEET TO A 1/2 INCH IRON ROD FOUND FOR CORNER, THE SOUTH CORNER OF HEREIN DESCRIBED TRACT, SAID POINT BEING IN THE NORTHEAST LINE OF SAID HIGHPOINT ESTATES;

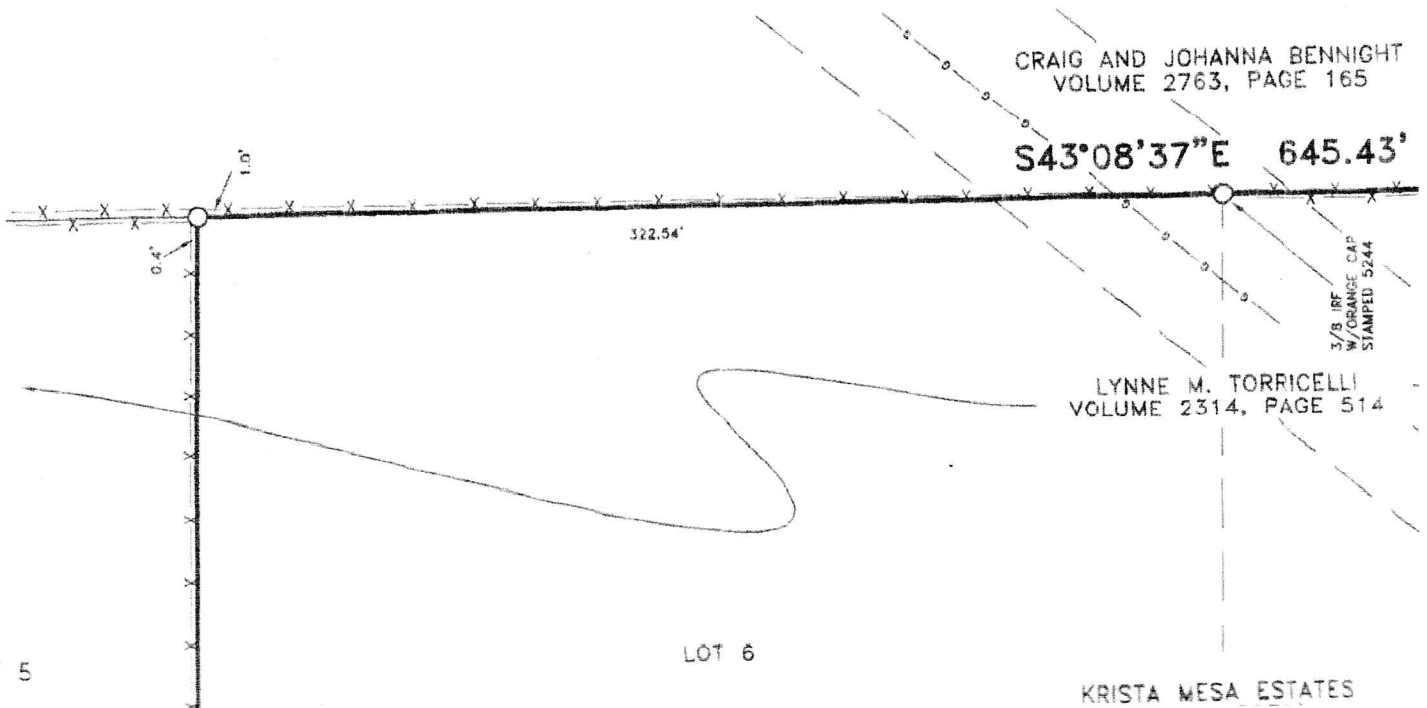
THENCE NORTH 43 DEGREES 15 MINUTES 34 SECONDS WEST ALONG THE NORTHEAST LINE OF SAID ADDITION PASSING A 3/8 INCH IRON ROD FOUND FOR WITNESS W/ORANGE CAP STAMPED 5244 AT 322.84 FEET AND CONTINUING FOR A TOTAL DISTANCE OF 645.40 FEET TO THE PLACE OF BEGINNING AND CONTAINING 435,511.09 SQUARE FEET OR 10.000 ACRES OF LAND.

SURVEYOR'S CERTIFICATE

LOT 5

LOT 6

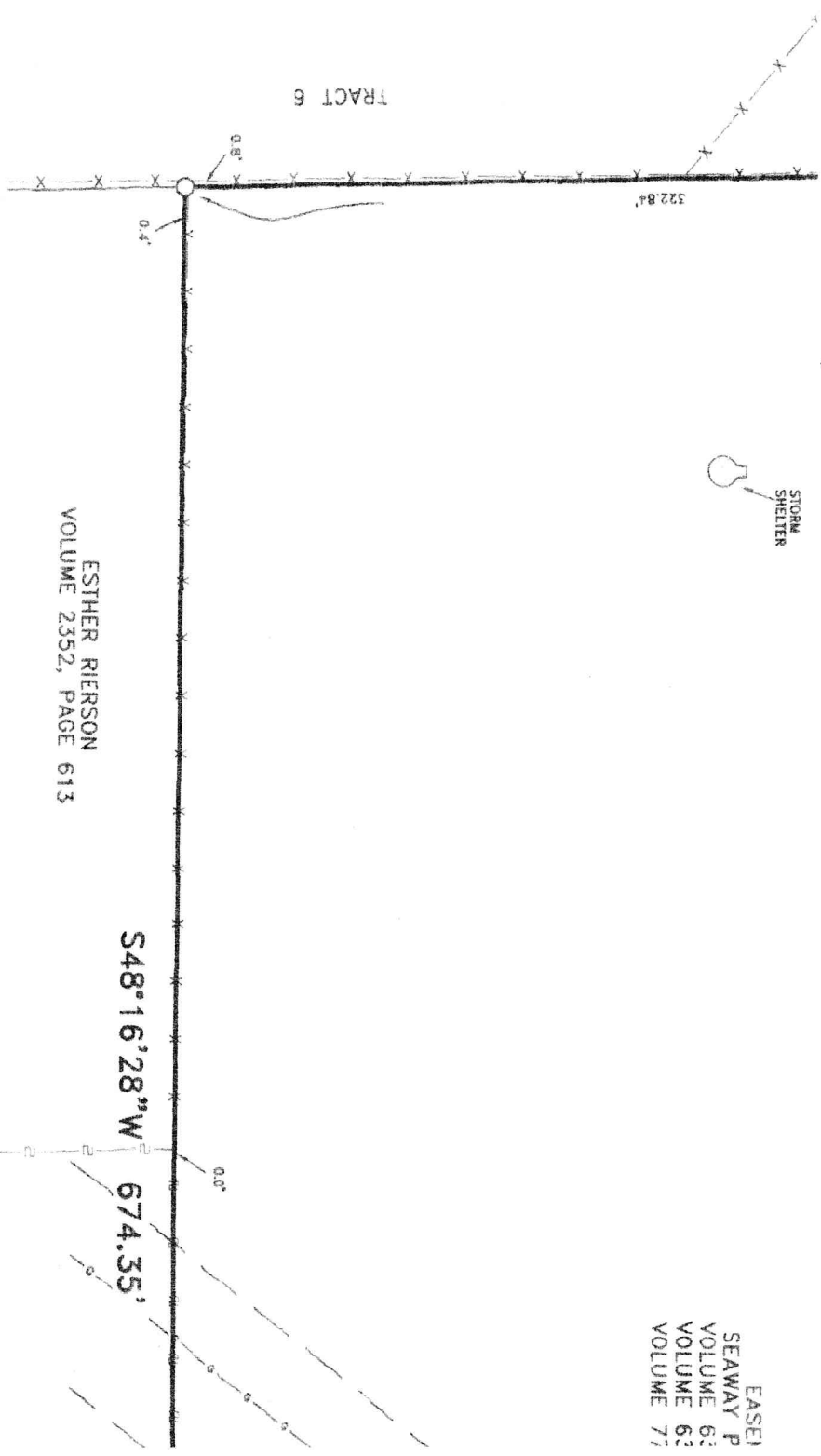
KRISTA MESA ESTATES



STATES
LIDE 203

STORM
SHELTER

EASE)
SEAWAY P
VOLUME 6:
VOLUME 6:
VOLUME 7:



NOTE: PROPERTY APPEARS TO BE SUBJECT TO
EASEMENT TO HIGH POINT WATER SUPPLY CORP.
RECORDED IN VOLUME 480, PAGE 106
(TO BE LOCATED BY UTILITY COMPANY)

NOTE: PR
RECO

DUE ACCORDING TO THE FIRM IN COMMUNITY PANEL NO. 480411 0050 C
HIS PROPERTY DOES LIE IN ZONE X AND APPEARS NOT TO LIE WITHIN
THE 100 YEAR FLOOD ZONE. THIS STATEMENT DOES NOT IMPLY THAT THE PROPERTY
AND/OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE.
IN RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS
MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES, THIS FLOOD STATEMENT
SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

NOTE: BEARINGS ARE BASED ON DEED RECORDED IN VOLUME 2314, PAGE 514

REVISIONS

DATE BY

LEGEND

- ☐ 1/2" IRON ROD FOUND
- ☐ 1/2" IRON ROD SET
- ☐ 1" IRON PIPE FOUND
- ☐ FENCE POST CORNER
- ☒ "X" FOUND IN CONCRETE
- ☒ UNDERGROUND ELECTRIC
- ☐ OVERHEAD ELECTRIC
- ☐ POWER POLE
- ☐ BRICK COLUMN
- ☐ AIR CONDITIONING
- ☐ GRASS
- ☐ DRIVE
- ☐ ASPHALT PAVING