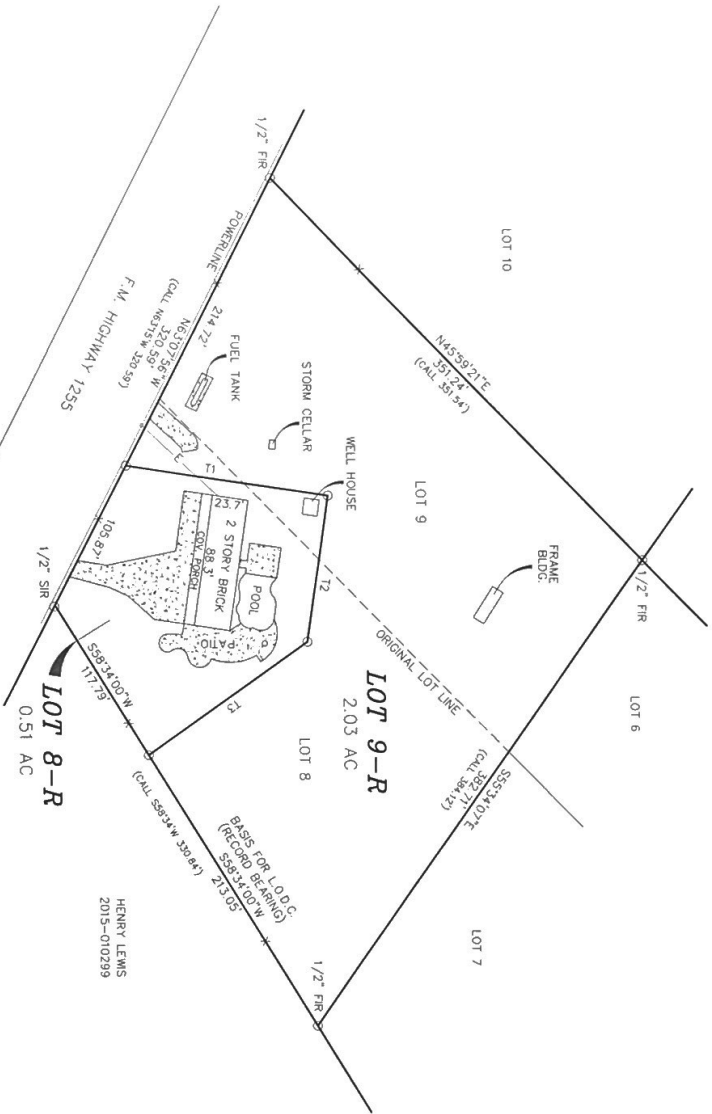


CANTON ACRES ADDITION REPLAT LOTS 8 AND 9, BLOCK C FINAL PLAT LOTS 8-R AND 9-R, BLOCK C

O = 1/2" SET IRON ROD UNLESS NOTED



TANGENT	BEARING	LENGTH
T1	N80°07'11"E	134.94'
T2	S58°13'48"E	131.26'
T3	S58°13'48"E	131.26'

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN THE D. TOWNS SURVEY ABSTRACT 845, VAN ZANDT COUNTY, TEXAS, AND BEING LOTS EIGHT (8) AND NINE (9) IN BLOCK "C" OF CANTON ACRES ADDITION, AN ADDITION IN VAN ZANDT COUNTY, TEXAS, AS FOUND ON GUIDE 68 A & B, PLAT RECORDS OF VAN ZANDT COUNTY, TEXAS.

OWNERS STATEMENT
J HARRAN INVESTMENTS, LLC IS THE OWNER OF THE TRACT OF LAND SHOWN HEREON AND DO ACCEPT THIS REPLAT AS SHOWN. EASEMENTS SHOWN HEREON ARE HEREBY DESIGNATED FOR PUBLIC USE, IN SO FAR AS OUR INTEREST MAY APPEAR.

BY: _____
SUBSCRIBED AND SWORN BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, THIS ____ DAY OF ____ 201__

SIGNATURE _____

CITY OF CANTON, TEXAS
THIS PLAT AND DEDICATION IS HEREBY APPROVED BY THE CITY OF CANTON.

BY: _____ MAYOR _____ DATE _____
BY: _____ CITY SECRETARY _____ DATE _____



SCALE: 1" = 60'
COUNTY: VAN ZANDT
ACREAGE: SEE PLAT
SURVEY: D. TOWNS A-845
DESCRIPTION: 2018-002855
SURVEYED FOR: JIM EDMONDS

LEGEND
I.C.V. = IRRIGATION CONTROL VALVE
P.O.B. = POINT OF BEGINNING
W/M = WATER METER
W = WATER
FIR = SET IRON ROD
A/C = AIR CONDITIONER
-X- = FENCE
-E- = POWERLINE

HEARN SURVEYING ASSOCIATES
FIRM NUMBER: 10019900

108 W. 174th ST.
ATHERTON, TX 75751-2045
(803) 575-2658
800-432-7670

I, Mark Fennell, Registered Professional Land Surveyor #4373, do hereby certify that the above survey plat and notes of same date represent the results of an on the ground survey made under my direction and that the 9 Day of NOVEMBER, 2018.

Mark Fennell
Registered Professional Land Surveyor
Number 4373

USE OR REPRODUCTION OF THIS DOCUMENT FOR ANY PURPOSE BY OTHER THAN THE SURVEYOR IS PROHIBITED BY LAW.

"THE EASEMENTS SHOWN HEREON ARE HEREBY RESERVED FOR PURPOSES AS INDICATED. THE UTILITY EASEMENTS SHALL BE OPEN TO ALL PUBLIC AND PRIVATE UTILITIES FOR EACH PARTICULAR USE. THE MAINTENANCE OF PAVING THE UTILITY EASEMENTS IS THE RESPONSIBILITY OF THE PROPERTY OWNER. NO BUILDING, FENCES, TREES, SHRUBS, OR OTHER IMPROVEMENTS OR GROWTHS SHALL BE CONSTRUCTED, RECONSTRUCTED OR PLACED UPON, OVER OR ACROSS THE EASEMENTS AS SHOWN. SAID EASEMENTS BEING HEREBY RESERVED FOR THE MUTUAL USE AND ACCOMMODATION OF ALL PUBLIC UTILITIES USING AND DESIRING TO USE THE SAME. ALL AND ANY PUBLIC UTILITIES SHALL HAVE THE RIGHT TO REMOVE AND KEEP REMOVED ALL OR PARTS OF ANY BUILDINGS, FENCES, TREES, SHRUBS, OR OTHER IMPROVEMENTS OR GROWTHS WHICH IN ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE OR EFFICIENCY OF ITS RESPECTIVE SYSTEM ON THE EASEMENTS, AND ALL PUBLIC UTILITIES SHALL AT ALL TIMES HAVE THE FULL RIGHT OF INGRESS AND EGRESS TO OR FROM AND UPON THE SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTING, RECONSTRUCTING, INSPECTING, PATROLLING, MAINTAINING AND ADDING TO OR TO REMOVE ALL OR PARTS OF ITS RESPECTIVE SYSTEM WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE. ANY PUBLIC UTILITY SHALL HAVE THE RIGHT OF INGRESS AND EGRESS TO PRIVATE PROPERTY FOR THE PURPOSE OF READING METERS AND ANY MAINTENANCE AND SERVICE REQUIRED OR ORDINARILY PERFORMED BY THE UTILITY. CUSTOMER METERS AND SERVICE LINES ARE CONSIDERED AN INTEGRAL AND NECESSARY PART OF UTILITY SYSTEMS REGARDLESS OF WHETHER THEY WERE INSTALLED BY THE UTILITY OR THE CUSTOMER."