

LEGEND

IRF — STEEL ROD FOUND
IRS — 1/2" REBAR SET
WITH "POLLOCK
& SONS" CAP
CP — CORNER POST
DD/M/S" DIST. — FIELD
(DD/M/S" DIST.) — RECORD
— X — BARBED WIRE FENCE
PW — POWER/UTILITY POLE
WM — WATER WELL/WATER METER
(AS NOTED)
S — SEPTIC TANK
— — CHAIN LINK FENCE
— — WOOD PRIVACY FENCE /

T.F.L. PARROTT SURVEY
ABSTRACT NO. 253
CYNTHIA
VOL

25
CYNTHIA NICHOLAS
VOL. 623, PG. 237
NAIL FND

JERIC E. BACON,
 DOC. # 93107 ET UX
 (N29°56'31"E)
 N28°22'04"E
 244.75' 244.75'

An aerial photograph of a road intersection. The roads are paved and run diagonally across the frame. Several survey points are marked with black dots and labeled. One point is labeled "TR. 4 - 1780" near the intersection. Another point is labeled "TR. 5 - 1780" further along one road. A third point is labeled "TR. 6 - 1780" further along another road. There are also labels like "S6112327" and "N28°". The surrounding area appears to be undeveloped land with some vegetation.

728.30'

434 ROAD

M. C. ETHRIDGE COMPANY
 VOL. 1205, PG. 44
 40' INGRESS/EGRESS EA.
 2340.94'
 243.94'
 244.34'
 0314' W

HOUSE DETAIL
NOT TO SCALE

SAMUEL PHARR SURVEY NO. 189
ABSTRACT NO. 252

M. C. ETHRIDGE COM.
VOL. 1205, PG. 44

40' INGRESS/EGRESS

245.20' 244.74' 244.74'

211.94 ACRES

BILLINGS INVESTMENTS, LTD.
VOL. 1795, PG. 183

VOL. 1402, PG. 615
W3 BAR, LLC

WATNE
VOL. TRAMMEL
1738, P.G. 1822

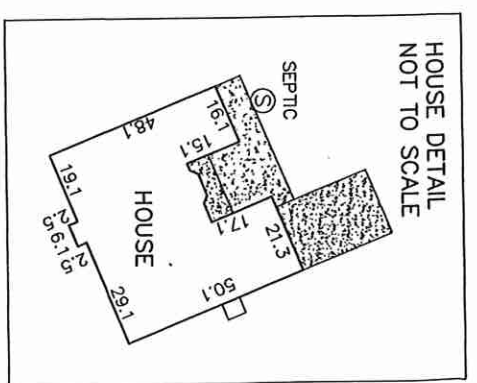
SURVEY PLAT AND PARTITION OF 309.27 ACRES OF LAND BEING PARTS OR PORTIONS OF LOT 7 AND LOT 8 J. N. KOENIG SUBDIVISION AS SHOWN ON THE PLAT OF RECORD IN VOLUME 1, PAGE 73 OF THE PLAT RECORDS OF WILSON COUNTY, TEXAS, AND FURTHER BEING PARTS OR PORTIONS OF THE SAME LAND DESCRIBED IN CONVEYANCE TO CASH COMPANY, LLC. IN DOCUMENT NUMBER 2022-121139 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS.



REFERENCE:
VOL. 1575, PG. 909 - DEED
VOL. 1549, PG. 369 - DEED
VOL. 522, PG. 718 ELEC. ESMNT. (BLNKT.)
VOL. 1716, PG. 742 - ELEC. ESMNT. (BLNKT.)

SURVEYOR NOTES:

- 1.) A METES AND BOUNDS DESCRIPTION ACCOMPANIES THIS PLAT.
- 2.) RECORDS WERE NOT RESEARCHED FOR EASEMENTS ON THIS TRACT OF LAND
- 3.) THE BASIS OF THE BEARING SYSTEM IS NAD83 TEXAS SOUTH CENTRAL.
- 4.) THIS PLAT WAS PREPARED FOR BRADFORD WILKLER. NO LICENSE HAS BEEN CREATED, EXPRESSED, OR IMPLIED TO COPY THIS SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.
- 5.) THIS SURVEY IS ONLY VALID WITH THE SURVEYOR'S ORIGINAL SIGNATURE IN GREEN INK. THE SURVEYOR ASSUMES NO LIABILITY FOR THIS SURVEY WITHOUT AN ORIGINAL SEAL AND SIGNATURE.



**POLLOK & SONS
SURVEYING, INC.**
FIRM NO. 10052700
FLORESVILLE, TEXAS
(512) 702-4770

STATE OF TEXAS
COUNTY OF WILSON

I HEREBY CERTIFY THAT THE ABOVE PLAT REPRESENTS AN ACTUAL SURVEY MADE ON THE GROUND BY PEOPLE WORKING UNDER MY DIRECT SUPERVISION

LARRY J. POLLOK R.P.L.S. NO.5186
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