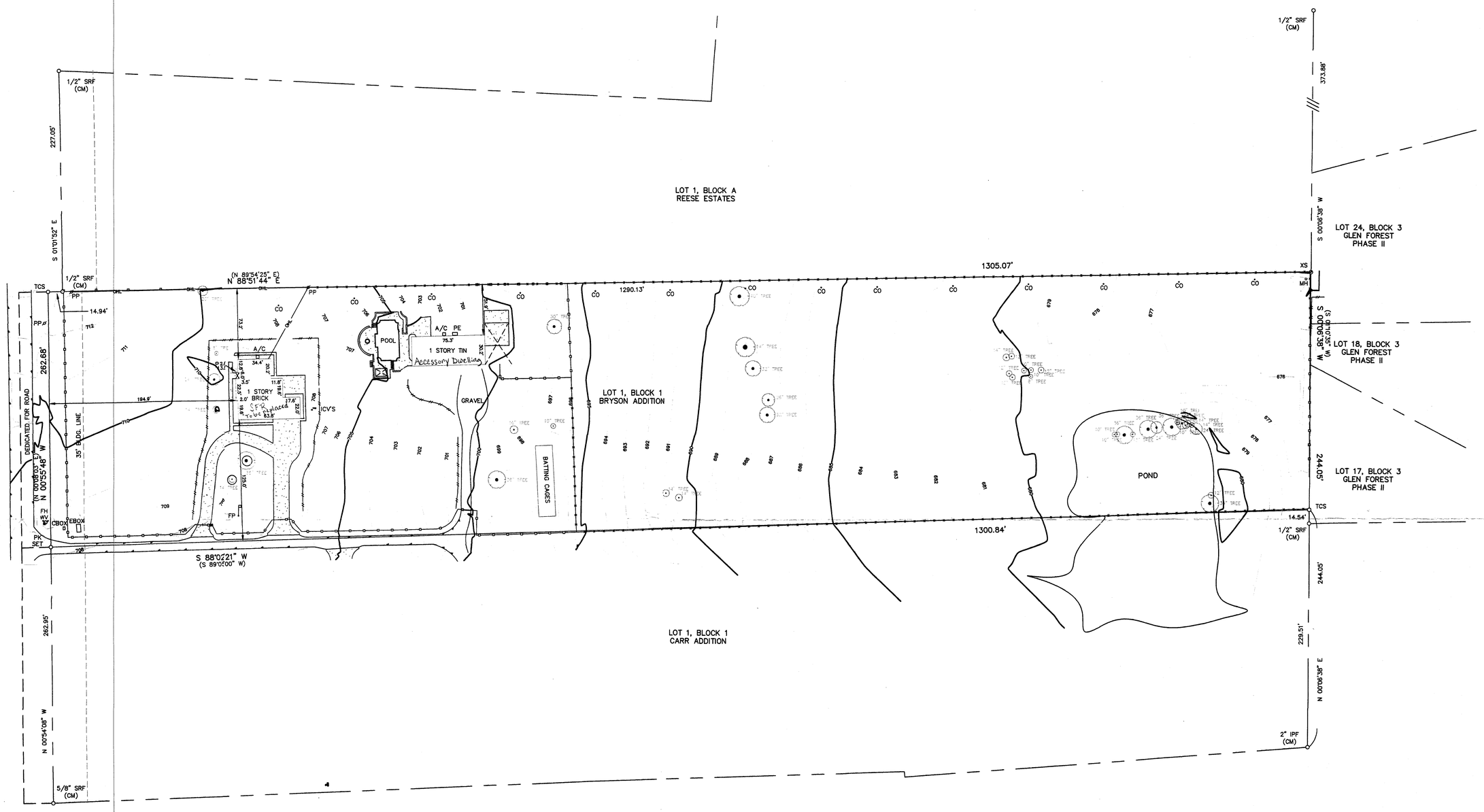

LEGEND

A/C.....AIR CONDITION
CBOX.....CABLE TV BOX
CLF.....CHAIN LINK FENCE
(CM).....CONTROLLING MONUMENT
CO.....CLEANOUT
EBOX.....ELECTRIC BOX
FH.....FIRE HYDRANT
FP.....FLAG POLE
ICV.....IRRIGATION CONTROL VALVE
IPF.....IRON PIPE FOUND
LP.....LIGHT POLE
OHL.....OVERHEAD UTIL. LINES
PE.....POOL EQUIPMENT
PP.....POWER POLE
SRF.....STEEL ROD FOUND
TCS.....5/8-INCH STEEL ROD W/"TERRACORP" CAP SET
( ).....PLAT CALLS
WV.....WATER VALVE
WM.....WATER METER
XS.....+ CUT SET
WOOD FENCE
CHAIN LINK FENCE
WIRE FENCE
WROUGHT IRON FENCE

N

50 0 50
Scale 1" = 50'

LEGAL DESCRIPTION OF LAND:
LOT 1, BLOCK 1, BRYSON ADDITION TO THE CITY OF KELLER, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 388-161, PAGE 99, PLAT RECORDS, TARRANT COUNTY, TEXAS.

NOTES
1. Directional Control and Elevations shown hereon are based on NAD83(CORS96, EPOCH 2002) tied to the Texas Coordinate System of 1983, North Central Zone (4202) using the Geoshack "GeoNet" RTK GPS Network.

2. This survey was performed without the benefit of a current title commitment and might not portray exceptions that a current title commitment might reveal.

FLOOD NOTE
According to the F.I.R.M. # 48439C0090K this property does lie in "Zone X" and does not lie within the 100-year flood zone.

I hereby certify that this plat represents the results of a survey made on the ground on the 30th day of December, 2015.

Signed 31st day of December, 2015.

STATE OF TEXAS
REGISTERED
TODD FINCHER
5633
PROFESSIONAL
LAND SURVEYOR

LAND TITLE SURVEY
OF
LOT 1, BLOCK 1
BRYSON ADDITION
KNOWN AS
945 KELLER-SMITHFIELD ROAD
KELLER, TX 76248

TerraCorp Associates LLC
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Garland, TX 75043
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DRAWING TX15121008.dwg

Current Survey