



LINE	DISTANCE	BEARING
L1	50.00'	N 42°01'36" E
L2	50.00'	N 42°01'36" E
L3	50.00'	N 42°01'36" E
L4	50.00'	N 42°01'36" E
L5	50.00'	S 42°01'36" W

LINE	DISTANCE	BEARING
L6	50.00'	S 42°01'36" W
L7	50.00'	S 42°01'36" W
L8	50.00'	S 42°01'36" W
L9	10.00'	S 47°58'24" E
L10	10.00'	N 47°58'24" W

LOT 6
BLOCK 3

LOT 7
BLOCK 3

LOT 8
BLOCK 3

LOT 9
BLOCK 3

LOT 10A
BLOCK 3

BIRCH STREET
(50' R.O.W.)

N 47°58'24" W 20.00'
(10.00')

P.O.B.
A.C. 1

(50.00')

P.O.B.
A.C. 2

(50.00')

P.O.B.
A.C. 3

(50.00')

P.O.C.
A.C. 4

(50.00')

P.O.B.
A.C. 4

(50.00')

0.0115 ACRES
A.C. 1 L1

0.0115 ACRES
A.C. 2 L2

0.0115 ACRES
A.C. 3 L3

0.0115 ACRES
A.C. 4 L4

0.0115 ACRES
A.C. 8 L8

0.0115 ACRES
A.C. 7 L7

0.0115 ACRES
A.C. 6 L6

0.0115 ACRES
A.C. 5 L5

(50.00')

P.O.B.
A.C. 8

(50.00')

P.O.B.
A.C. 7

(50.00')

P.O.C.
A.C. 5

(50.00')

P.O.B.
A.C. 6

(50.00')

P.O.B.
A.C. 5

(50.00')

S 42°01'36" W 200.00'

1/2" IRON ROD FOUND
FOR REFERENCE BEARS:
N 33°05'30" W 1.25'

LOT 5
BLOCK 3

JESUS A. & MARIA E.
ORDONEZ
PART OF LOT 4
BLOCK 3
2038/318

JESUS A. & MARIA E.
ORDONEZ
PART OF LOT 3
BLOCK 3
2186/270

EDWARD & VIRGINIA
HERNANDEZ
PART OF LOT 2
BLOCK 3
2639/121

LOT 1A
BLOCK 3

LINE	DISTANCE	BEARING
L11	10.00'	S 47°58'24" E
L12	10.00'	N 47°58'24" W
L13	10.00'	S 47°58'24" E
L14	10.00'	N 47°58'24" W
L15	10.00'	N 47°58'24" W

1/2" IRON ROD FOUND
FOR REFERENCE BEARS:
N 39°03'31" W 3.61'

SAVE AND EXCEPT
0.032 ACRES
2038/314

SAVE AND EXCEPT
0.032 ACRES
2186/270

P.O.B.= POINT OF BEGINNING
P.O.C.= POINT OF COMMENCEMENT
A.C.= ALLEY CLOSURE

LINE	DISTANCE	BEARING
L16	10.00'	S 47°58'24" E
L17	10.00'	N 47°58'24" W
L18	10.00'	S 47°58'24" E
L19	10.00'	N 47°58'24" W
L20	10.00'	S 47°58'24" E

(10.00')

S 47°58'24" E 20.00'

WOODLAWN ADDITION REPLAT
OF LOTS 1-10 BLOCK 2 AND
LOTS 1&10 BLOCK 3
8250/82

SURVEY LEGEND

- SUBJECT PROPERTY LINE
- ELECTRICAL LINE
- CHAINLINK FENCE
- WOOD FENCE
- BARBWIRE FENCE
- DRAINAGE EASEMENT
- ELECTRICAL EASEMENT
- RIGHT-OF-WAY EASEMENT
- UTILITY EASEMENT
- ORDINANCE BUILDING LINE
- PLATTED BUILDING LINE
- RESTRICTION BUILDING LINE
- 1/2" IRON ROD FOUND
- 5/8" IRON ROD FOUND
- 5/8" IRON ROD WITH ORANGE PLASTIC CAP MARKED "CARLOMAGNO - RPLS 1562" SET
- COVERED CONC.
- WATER METER
- WATER VALVE
- FIRE HYDRANT
- ELECTRIC METER
- POWER POLE
- TRANSFORMER
- GAS METER
- PROPANE TANK
- SANITARY MANHOLE
- STORM MANHOLE
- SEPTIC TANK
- TELEPHONE PEDESTAL

Survey Notes:

- 1). The bearing basis of this survey are iron rods found along the northeast boundary line of Block 7 of the Woodlawn Addition as recorded in Volume 112, Page 516 of the B.C.D.R.
- 2). Drawing Scale is 1"=30'
- 3). Technician: C.H. & S.P. ; Field Crew: G.B.
- 4). Said lot does not appear to be under the 100 year flood plain, as identified by the Federal Emergency Management Agency on Community Panel No. 48041C0195E, Dated: May 16, 2012.

I, Dante Carlomagno, Registered Professional Land Surveyor No. 1562, do hereby certify that the above survey is a true and accurate representation of an actual on the ground survey made under my supervision and that there are no encroachments or overlaps unless otherwise shown.

Dante Carlomagno
Registered Professional
Land Surveyor, Number 1562

PLAT OF SURVEY

LOT No.: 20' ALLEY
BLOCK No.: THREE (3)
SUBDIVISION: WOODLAWN ADDITION, 112/516
STREET ADDRESS: BIRCH STREET
CITY: BRYAN COUNTY: BRAZOS
SURVEYED FOR: JESUS A. ORDONEZ

THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT

Carlomagno Surveying, Inc.
2714 Finfeather Road, Bryan, Texas 77801
PHONE: (979)775-2873 FAX: (979)775-4787
Firm No. 100348-00 www.CarlomagnoSurveying.com



LINE	DISTANCE	BEARING
L1	20.00'	S 47°58'24" E
L2	20.00'	N 47°58'24" W

SURVEY LEGEND

	ELECTRICAL LINE		COVERED CONC.
	CHAINLINK FENCE		WATER METER
	WOOD FENCE		WATER VALVE
	BARBWIRE FENCE		FIRE HYDRANT
	DRAINAGE EASEMENT		ELECTRIC METER
	ELECTRICAL EASEMENT		POWER POLE
	RIGHT-OF-WAY EASEMENT		TRANSFORMER
	UTILITY EASEMENT		GAS METER
	ORDINANCE BUILDING LINE		PROPANE TANK
	PLATTED BUILDING LINE		SANITARY MANHOLE
	RESTRICTION BUILDING LINE		STORM MANHOLE
	1/2" IRON ROD FOUND		SEPTIC TANK
	5/8" IRON ROD FOUND		TELEPHONE PEDESTAL
	5/8" IRON ROD WITH ORANGE PLASTIC CAP MARKED "CARLOMAGNO - RPLS 1562" SET		

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I, Dante Carlomagno, Registered Professional Land Surveyor No. 1562, do hereby certify that the above survey is a true and accurate representation of an actual on the ground survey made under my supervision and that there are no encroachments or overlaps, unless otherwise shown.

PLAT OF SURVEY

LOT No.: 20' ALLEY ACERAGE: 0.0918 ACRES

BLOCK No.: THREE (3)

SUBDIVISION: WOODLAWN ADDITION, 112/516

STREET ADDRESS: BIRCH STREET

CITY: BRYAN COUNTY: BRAZOS

SURVEYED FOR: JESUS A. ORDONEZ

THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT

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