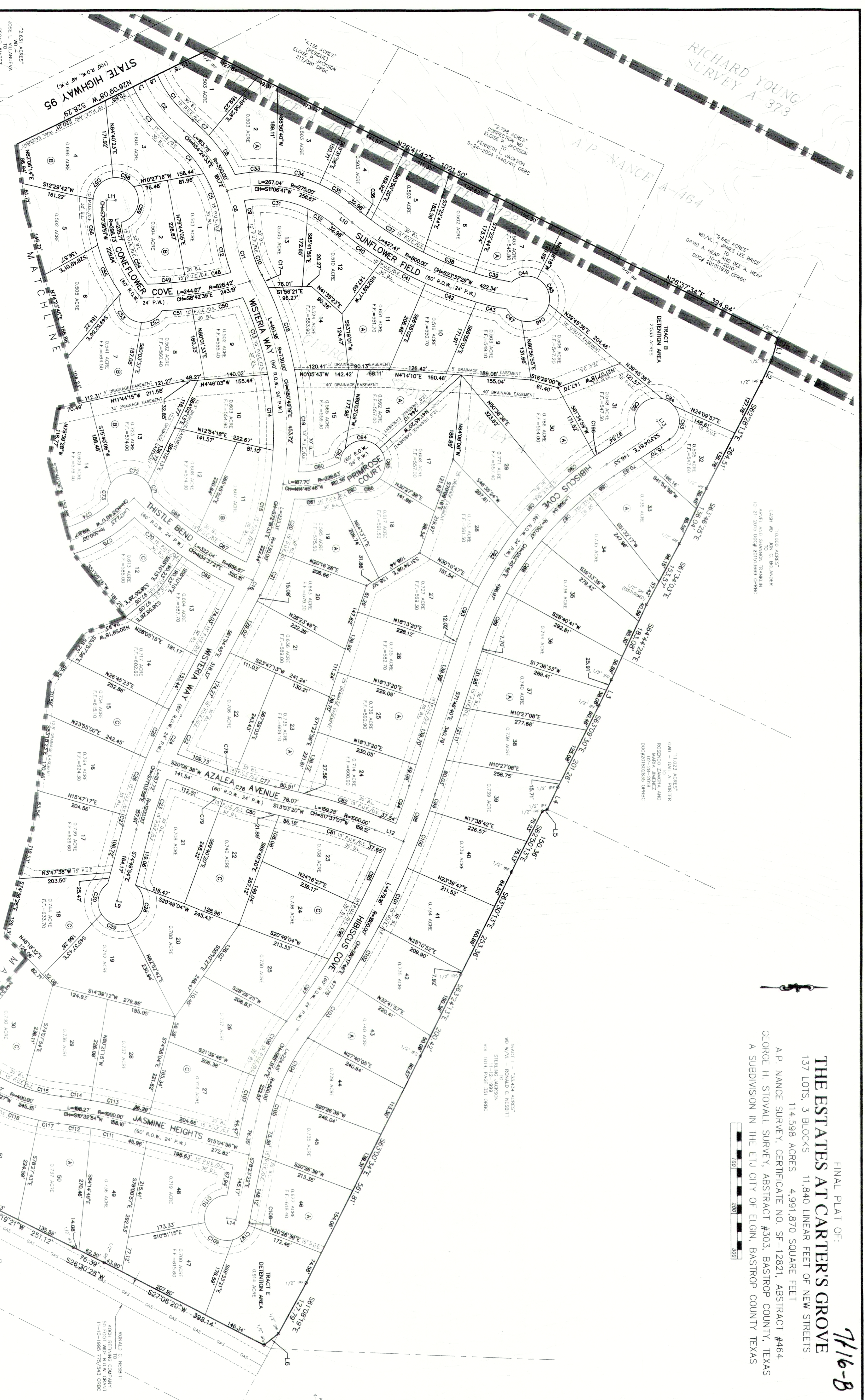


RICHARD YOUNG SURVEY A-373

A.P. NANCE A-464

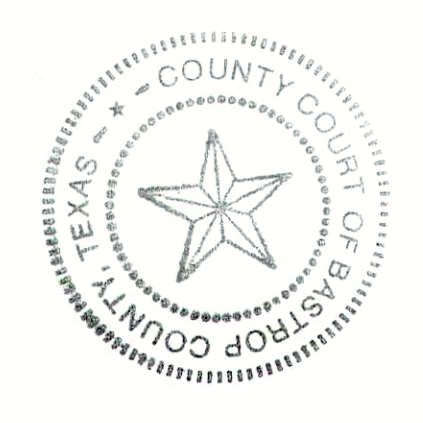


FINAL PLAT OF:
THE ESTATES AT CARTER'S GROVE
 137 LOTS, 3 BLOCKS 11,840 LINEAR FEET OF NEW STREETS
 114,598 ACRES 4,991,870 SQUARE FEET
 A.P. NANCE SURVEY, CERTIFICATE NO. SF-12821, ABSTRACT #464
 GEORGE H. STOVALL SURVEY, ABSTRACT #303, BASTROP COUNTY, TEXAS
 A SUBDIVISION IN THE CITY OF ELGIN, BASTROP COUNTY TEXAS



716-B

- SURVEYORS NOTES:
1. THE BEARINGS SHOWN HEREON ARE ORIENTED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, 93 ADJUSTMENT.
 2. THE PROPERTY DEPICTED HEREON IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. THE FLOOD AREA BEING IDENTIFIED ON F.I.R.M. PANEL NO. 4802100100E, EFFECTIVE DATE JANUARY 19, 2006, LOCATED IN ZONE "X" (UNSHADED).
 3. ALL SET IRON RODS HAVE ORANGE PLASTIC CAPS STAMPED "BRYAN TECH SERVICES".
 4. A 15' UTILITY EASEMENT IS REQUIRED ALONG THAT PART OF THE LOTS CONTIGUOUS TO THE STREET RIGHT-OF-WAY AS SHOWN HEREON.



FILED
 01-28-2020
 11:00AM
 Rose Patisola
 COUNTY CLERK
 BASTROP COUNTY, TEXAS

- LEGEND:
- IRON ROD WITH CAP STAMPED "BRYAN TECHNICAL SERVICES" SET
 - IRON ROD FOUND
 - PUBLIC UTILITY EASEMENT
 - DRAINAGE EASEMENT
 - BUILDING LINE
 - PAVEMENT WIDTH
 - RIGHT-OF-WAY
- LEGEND:
- PROPERTY LINE
 - LOT LINE OR RIGHT-OF-WAY LINE
 - ADJOINER LINE
 - OWNER LINE OR RIGHT-OF-WAY
 - BUILDING SETBACK LINE
 - EASEMENT LINE
 - CONTRAIL LINE
 - PROPERTY CORNER

OWNER:
JEFFREY CARTER
 31 N. MAIN STREET
 ELGIN, TEXAS 78621

FINAL PLAT
 (SHEET 2 OF 4)



BRYAN TECHNICAL SERVICES, INC.

BTS

911 NORTH MAIN
 FAYETTEVILLE, MO 65603
 PHONE: (616) 353-9099
 FAX: (616) 353-9091
 FRANK NO. 10128500
 SURVEYING@BTSINC.COM

NO.	DATE	REVISIONS	BY

DRAWN BY: JBG
 CHECKED BY: BJB
 APPROVED BY: BJB

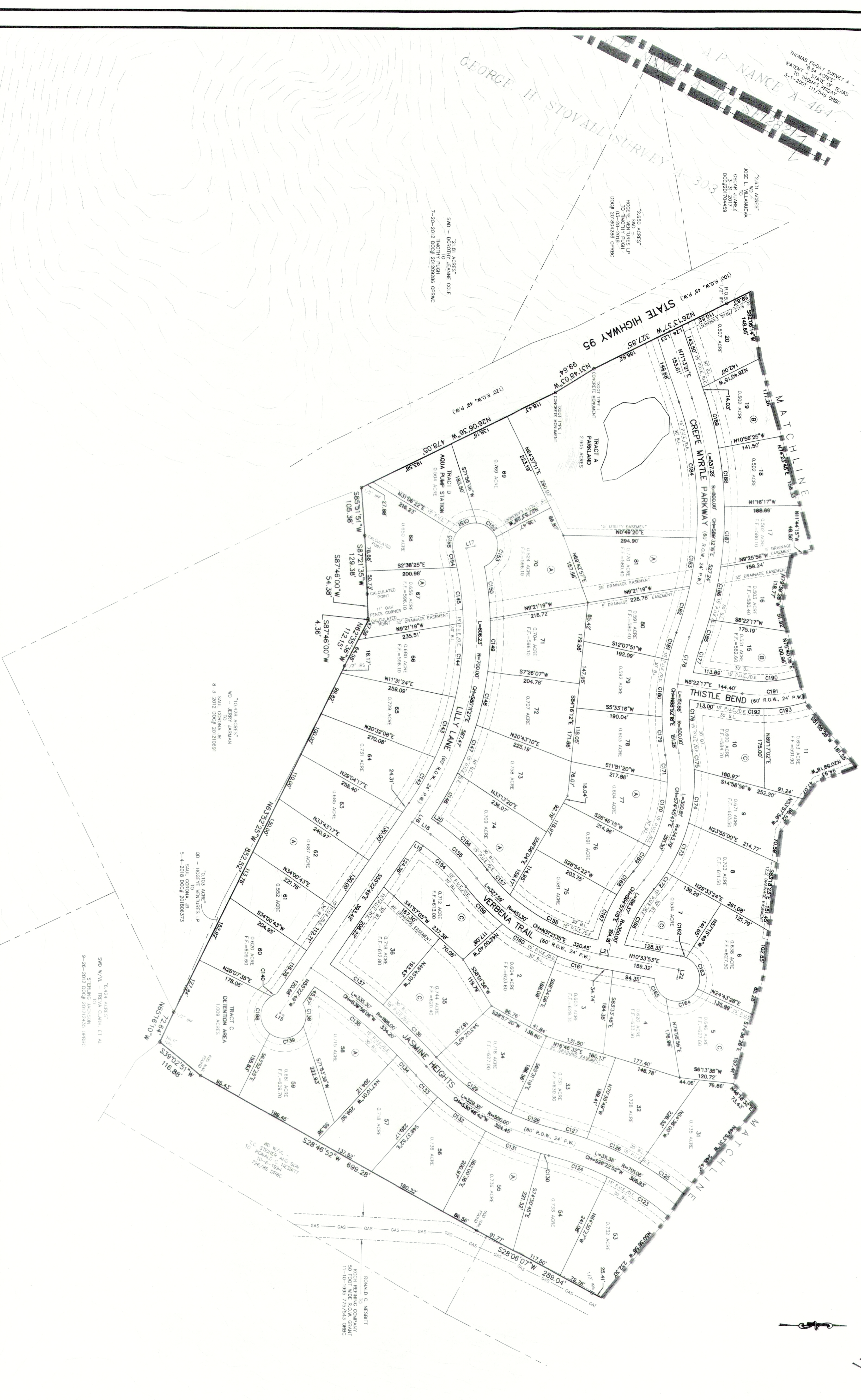
SCALE: 1" = 100'
 PROJECT NO. 18072
 DATE: JUNE 16, 2019

7.631 ACRES
 ADJ. TO LANDLINA
 ADJ. TO STATE HIGHWAY 95
 05-21-2017
 0000020704459

STATE HIGHWAY 95
 N26°08'08"W 528.29'

THOMAS FRIDAY SURVEY A - PATENT TO THE STATE OF TEXAS 3-1-2001 111/246 CRBC

GEORGE H. STOVALL SURVEY #303

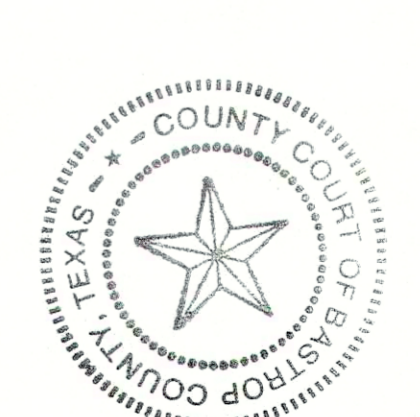


FINAL PLAT OF:
THE ESTATES AT CARTER'S GROVE
 137 LOTS, 3 BLOCKS 11,840 LINEAR FEET OF NEW STREETS
 114,598 ACRES 4,991,870 SQUARE FEET
 A.P. NANCE SURVEY, CERTIFICATE NO. SF-12821, ABSTRACT #464
 GEORGE H. STOVALL SURVEY, ABSTRACT #303, BASTROP COUNTY, TEXAS
 A SUBDIVISION IN THE ETJ CITY OF ELGIN, BASTROP COUNTY TEXAS



7/17-A

- SURVEYOR'S NOTES:**
1. THE BEARINGS SHOWN HEREON ARE ORIENTED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, 93 ADJUSTMENT.
 2. THE PROPERTY DEPICTED HEREON IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. THE FLOOD HAZARD BEING IDENTIFIED ON F.I.R.M., PANEL NO. 480710100E, EFFECTIVE DATE JANUARY 19, 2006, LOCATED IN ZONE "X" (UNSHADED).
 3. ALL SET IRON RODS HAVE ORANGE PLASTIC CAPS STAMPED "BRYAN TECH SERVICES".
 4. A 15' UTILITY EASEMENT IS REQUIRED ALONG THAT PORTION OF THE PROPERTY ADJACENT TO THE STREET RIGHT-OF-WAY AS SHOWN HEREON.



FILED 01-28-2020
 11:00AM
 Bastrop County Clerk
 BASTROP COUNTY TEXAS

- LEGEND:**
- IRS IRON ROD WITH CAP STAMPED "BRYAN TECHNICAL SERVICES" SET
 - IRF IRON ROD FOUND
 - P.U.E. PUBLIC UTILITY EASEMENT
 - D.E. DRAINAGE EASEMENT
 - B.L. BUILDING LINE
 - P.W. PAYEMENT WIDTH
 - R.O.W. RIGHT-OF-WAY
- LEGEND:**
- PROPERTY LINE
 - LOT LINE OR RIGHT-OF-WAY LINE
 - ADJACENT LINE
 - CENTER LINE OF RIGHT-OF-WAY
 - BUILDING SETBACK LINE
 - EASEMENT LINE
 - CONTOUR LINE
 - PROPERTY CORNER

OWNER:
 JEFFREY CARTER
 31 N. MAIN STREET
 ELGIN, TEXAS 78821

FINAL PLAT
 (SHEET 3 OF 4)

BELTON ENGINEERING, INC.
 109 BELTON ENGINEERING COMPANY, L.P.
 1110-1985 7752/543 CRBC
 WWW.BELTONENGINEERS.COM

BRYAN TECHNICAL SERVICES, INC.

BTS

914 NORTH MAIN
 FAYETTEVILLE, TX 76724
 PHONE: (817) 333-9090
 FAX: (817) 333-9091
 FIRM NO. 101283300
 SURVEYING@BTSINC.COM

NO.	DATE	REVISIONS	BY

DRAWN BY: JRG
 CHECKED BY: BJB
 SCALE: 1" = 100'
 APPROVED BY: BJB
 PROJECT NO: 18072
 DATE: JUNE 16, 2019

