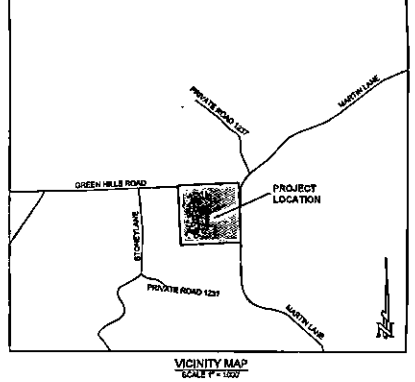
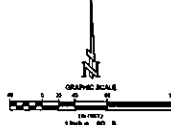


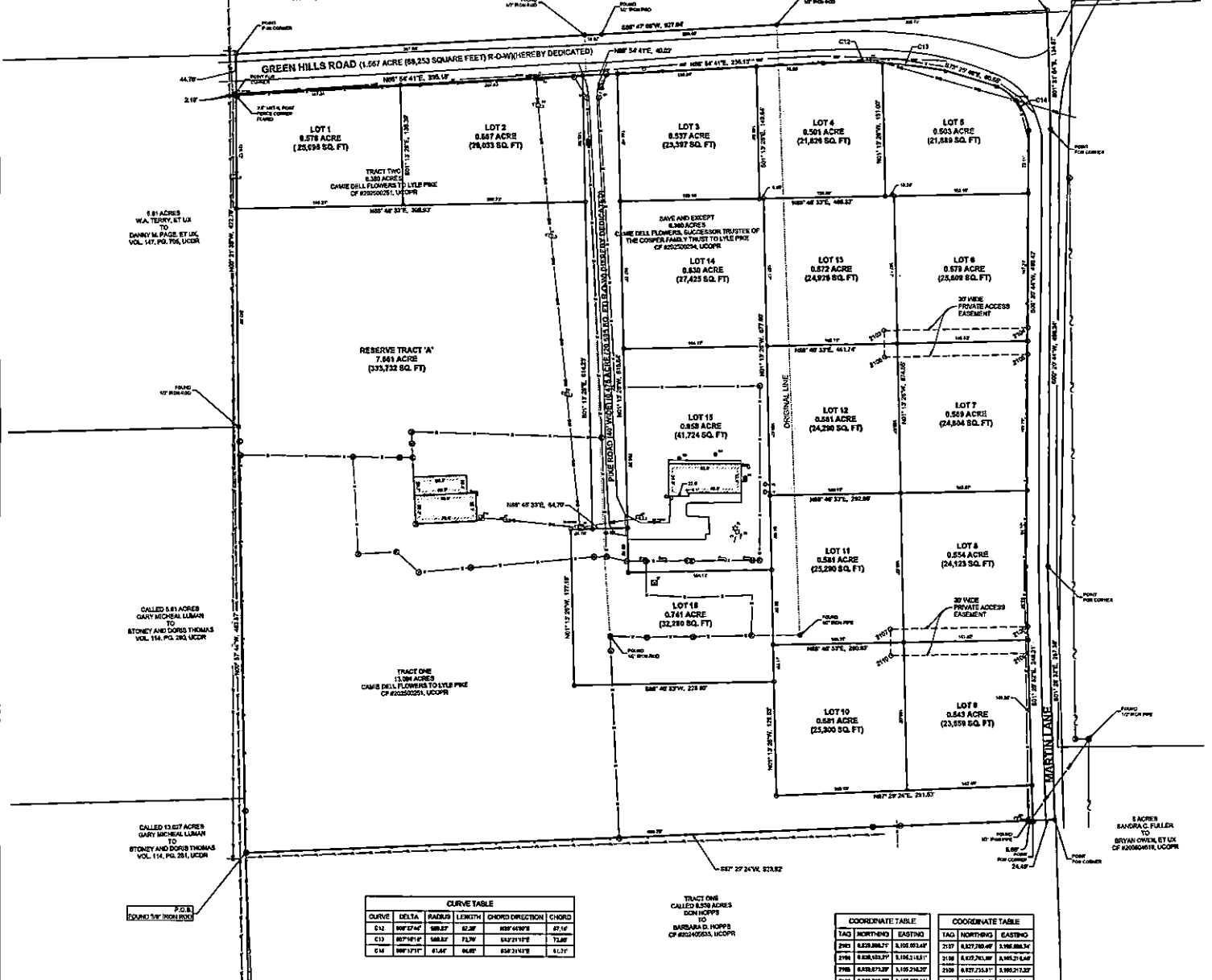
- NOTES
- COORDINATES AND BEARINGS ARE BASED UPON THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE.
 - ACCORDING TO TEXAS LOCAL GOVERNMENT CODE, CHAPTER 212.004 AND 212.005, DIVIDING ANY TRACT OR LOT INTO TWO OR MORE PARTS WITHOUT BENEFIT OF A SUBDIVISION PLAT APPROVED BY THE CITY OF LONGVIEW AND ALSO FILED AND RECORDED WITH THE COUNTY CLERK, IS A VIOLATION OF CITY ORDINANCE AND STATE LAW, SUBJECTING THE VIOLATOR TO FINES AND/OR THE WITHHOLDING OF UTILITIES AND BUILDING PERMITS.
 - ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAPS FOR UPSHUR COUNTY, TEXAS, COMMUNITY - PANEL NO. 48499C0475F, DATED OCTOBER 10, 2010 THIS PROPERTY IS LOCATED IN FLOOD ZONE "X" - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODING AREA.
 - THIS PROFESSIONAL SERVICE WAS PERFORMED WITHOUT BENEFIT OF HAVING BEEN FURNISHED A TITLE COMMITMENT, EASEMENTS AND/OR OTHER MATTERS AND/OR ISSUES RELATING TO TITLE COULD AND MAY EXIST.
 - O INDICATES A 5/8" IRON ROD SET UNLESS OTHERWISE NOTED.
 - THE PURPOSE OF THIS FINAL PLAT IS TO CREATE 16 LOTS, 1 BLOCK, & 1 RESERVE TRACT.

LEGEND

POWER POLE	POWER POLE WITH TRANSFORMER
METER POLE	ABANDONED POWER POLE
GUY WIRE	ELECTRIC METER
FENCE POST	WATER METER
WATER VALVE	TELEPHONE PEDESTAL
CLEANOUT	SEPTIC SYSTEM LID
FIBER OPTIC CABLE	KEY PAD
WATER FAUCET	OR GRAVEL
CONCRETE	METAL FENCE
BARBED WIRE FENCE	PIPELINE
UNDERGROUND FIBER	OVERHEAD ELECTRIC



MARSHALL MANN SURVEY, A-302



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C1	90° 00' 00"	100.00	157.08	N 00° 00' 00" E	157.08
C2	90° 00' 00"	100.00	157.08	S 00° 00' 00" E	157.08
C3	90° 00' 00"	100.00	157.08	S 00° 00' 00" E	157.08
C4	90° 00' 00"	100.00	157.08	N 00° 00' 00" E	157.08

COORDINATE TABLE

TAG	NORTHING	EASTING
2903	8,529,866.77	3,105,931.47
2904	8,529,866.77	3,105,931.47
2905	8,529,866.77	3,105,931.47
2906	8,529,866.77	3,105,931.47
2907	8,529,866.77	3,105,931.47
2908	8,529,866.77	3,105,931.47
2909	8,529,866.77	3,105,931.47
2910	8,529,866.77	3,105,931.47

DEDICATION:

I, LYLE PIKE, OWNER OF THE PROPERTY SHOWN HEREON, THE SAME PROPERTY OF RECORD IN DEEDS FILE #202500251 AND #202500254, UGCP, AND THAT WE HAVE CAUSED THIS PROPERTY TO BE SUBDIVIDED AS SHOWN HEREON.

LYLE PIKE
OWNER

ACKNOWLEDGMENTS:

STATE OF COUNTY OF THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8 DAY OF July, 2025, BY LYLE PIKE, GIVEN UNDER MY HAND AND SEAL OF OFFICE.

THIS THE 8 DAY OF July, 2025.

NOTARY PUBLIC IN AND FOR SUFFOLK COUNTY, NY

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THIS FINAL PLAT AS A REPRESENTATION OF A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION THAT IT REFLECTS THE FACTS AS FOUND AT THE TIME OF SAID SURVEY, AND THAT IT SUBSTANTIALLY CONFORMS TO THE CURRENT GENERAL RULES OF PROCEDURES AND PRACTICES, ESTABLISHED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AS AUTHORIZED BY THE PROFESSIONAL LAND SURVEYING PRACTICES ACT, AS AMENDED.

MARK OVERTON LAYNE
PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 7091

DEBORAH MARTY FLORES
NOTARY PUBLIC-STATE OF NEW YORK
No. 01MAG410773
Qualified in Suffolk County
My Commission Expires 11-02-2028

APPROVALS:

APPROVED ON 7-15-2025 FOR
FILED IN THE PLAT RECORDS OF UPSHUR COUNTY, TEXAS.

CLERK OF COURTS

COMMISSIONER

COMMISSIONER

COMMISSIONER

COMMISSIONER

COMMISSIONER

COMMISSIONER

COMMISSIONER

COMMISSIONER

FINAL PLAT
GREEN HILLS,
PHASE 1

16 LOTS, 1 BLOCK, & 1 RESERVE TRACT
IN THE MARSHALL MANN SURVEY, A-302
CITY OF LONGVIEW, UPSHUR COUNTY, TEXAS

JOHNSON & PACE INCORPORATED
1201 NW LOOP 281, SUITE 100,
LONGVIEW, TEXAS 75804
(903)753-0663 FAX (903)753-8803
WWW.JOHNSONPACE.COM
TBPLS 10025400
TBPE F-4691

MARK OVERTON LAYNE, RPLS #7091
JOB #5837-001, MARCH 28, 2025

