

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 AND RECORDED WITH THE COUNTY CLERK, IS A VIOLATION OF CITY ORDINANCE AND/OR STATE LAW, SUBJECTING THE VIOLATOR TO FINES AND/OR THE WITHHOLDING OF UTILITIES AND BUILDING PERMITS.
- THE PURPOSE OF THIS FINAL PLAT IS TO ADJUST THE COMMON LINE BETWEEN LOT 3 AND LOT 4.

STATE OF TEXAS
COUNTY OF UPSHUR

THIS PLAT IS APPROVED FOR FILING THIS THE
2 DAY OF JULY, 2023.

COUNTY JUDGE

COMMISSIONERS

COMMISSIONERS

COMMISSIONERS

COMMISSIONERS

OWNER'S STATEMENT:

STATE OF TEXAS:
COUNTY OF UPSHUR:

I, JAMES FISHER, MEMBER OF J&S CONSULTING, LLC, OWNER OF THE TRACT OF LAND SHOWN HEREON AND DO ACCEPT THIS AS ITS PLAN FOR THE SUBDIVIDING INTO LOTS AND BLOCKS.

WITNESS OUR HAND THIS THE 2ND DAY OF JULY, 2023.

James Fisher
OWNER

SUBSCRIBED AND SWORN BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF TEXAS, THIS THE 2ND DAY OF JULY, 2023.

Misty J. Clark
NOTARY PUBLIC, STATE OF TEXAS

OWNER'S STATEMENT:

STATE OF TEXAS:
COUNTY OF UPSHUR:

I, JAMES FISHER, MEMBER OF JIM FISHER & ASSOCIATES, INC., OWNER OF THE TRACT OF LAND SHOWN HEREON AND DO ACCEPT THIS AS ITS PLAN FOR THE SUBDIVIDING INTO LOTS AND BLOCKS.

WITNESS OUR HAND THIS THE 2ND DAY OF JULY, 2023.

James Fisher
OWNER

SUBSCRIBED AND SWORN BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF TEXAS, THIS THE 2ND DAY OF JULY, 2023.

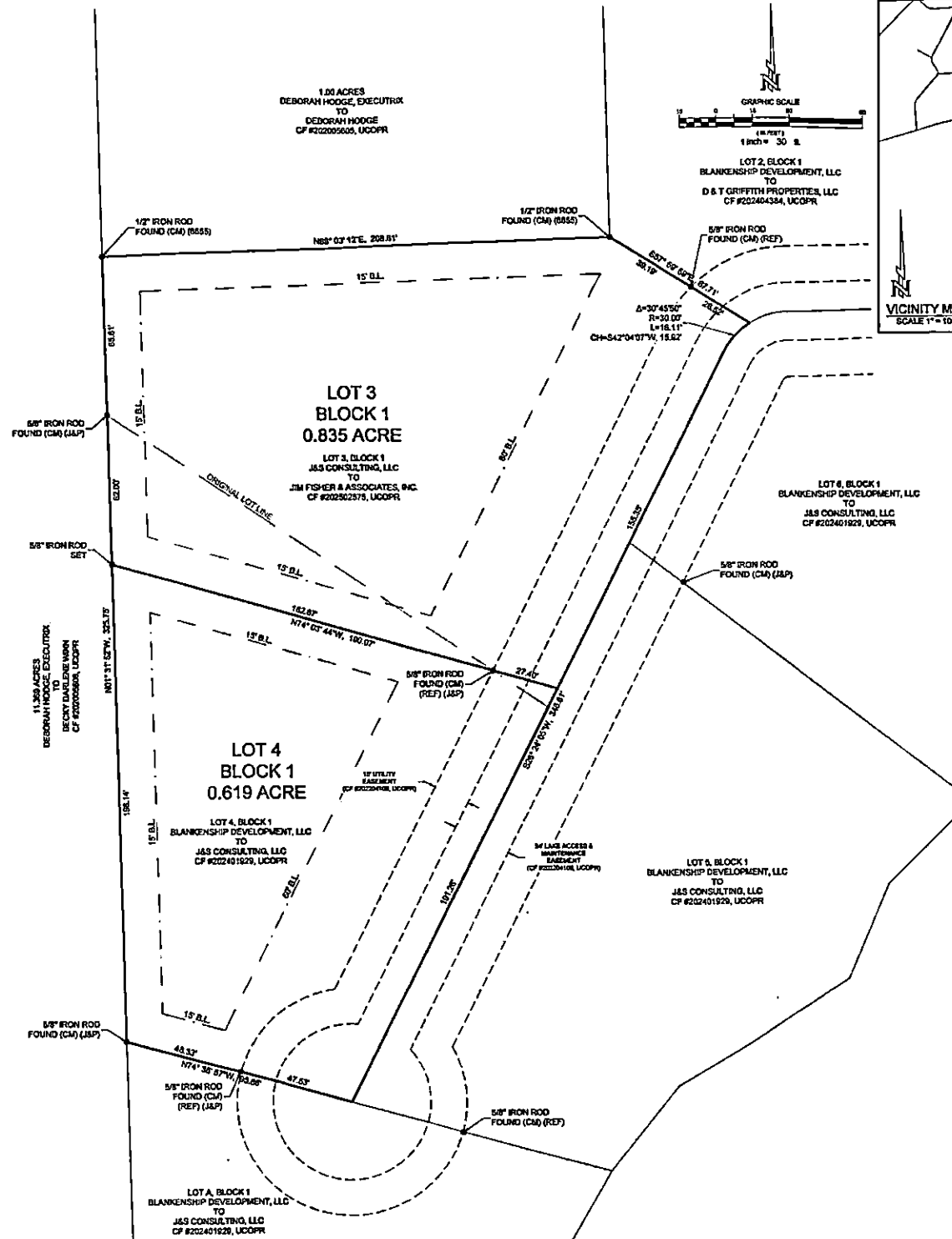
Misty J. Clark
NOTARY PUBLIC, STATE OF TEXAS

SURVEYOR'S CERTIFICATE:

I, BRET READ, OF THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND OF A 1.454 ACRE TRACT. THIS PLAT WAS MADE IN ACCORDANCE WITH THE CURRENT PROCEDURES AND PRACTICES ESTABLISHED BY THE TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AS AUTHORIZED BY THE PROFESSIONAL LAND SURVEYING PRACTICES ACT, GIVEN UNDER MY HAND AND SEAL THIS THE 2ND DAY OF JULY, 2023.

Bret Read
BRET READ, RPLS 6610
THIS THE 2ND DAY OF JULY, 2023.

Misty J. Clark
NOTARY PUBLIC, STATE OF TEXAS



LEGEND	
•	5/8" IRON ROD SET WITH YELLOW CAP (360 SURVEYING FROM 10184293)
(REF)	REFERENCE MONUMENT
(CM)	CONTROLLING MONUMENT
UCOPR	UPSHUR COUNTY OFFICIAL PUBLIC RECORDS
---	BOUNDARY LINE

REPLAT
CEDARWOODS
LOT 3 AND LOT 4
2 LOTS AND 1 BLOCK, 1.454 ACRES
IN THE JOHN LOUT SURVEY, A-275
UPSHUR COUNTY, TEXAS

360 SURVEYING
210 H. G. MOBLEY HWY., LONGVIEW, TEXAS 75804
(907) 877-8377 FAX 907-877-8377
WWW.360SURVEYING.COM
TYPICAL 10/1/2020

JULY 2, 2023 [DRAWN BY: MTW] CHECKED BY: JBR JOB #2511-040