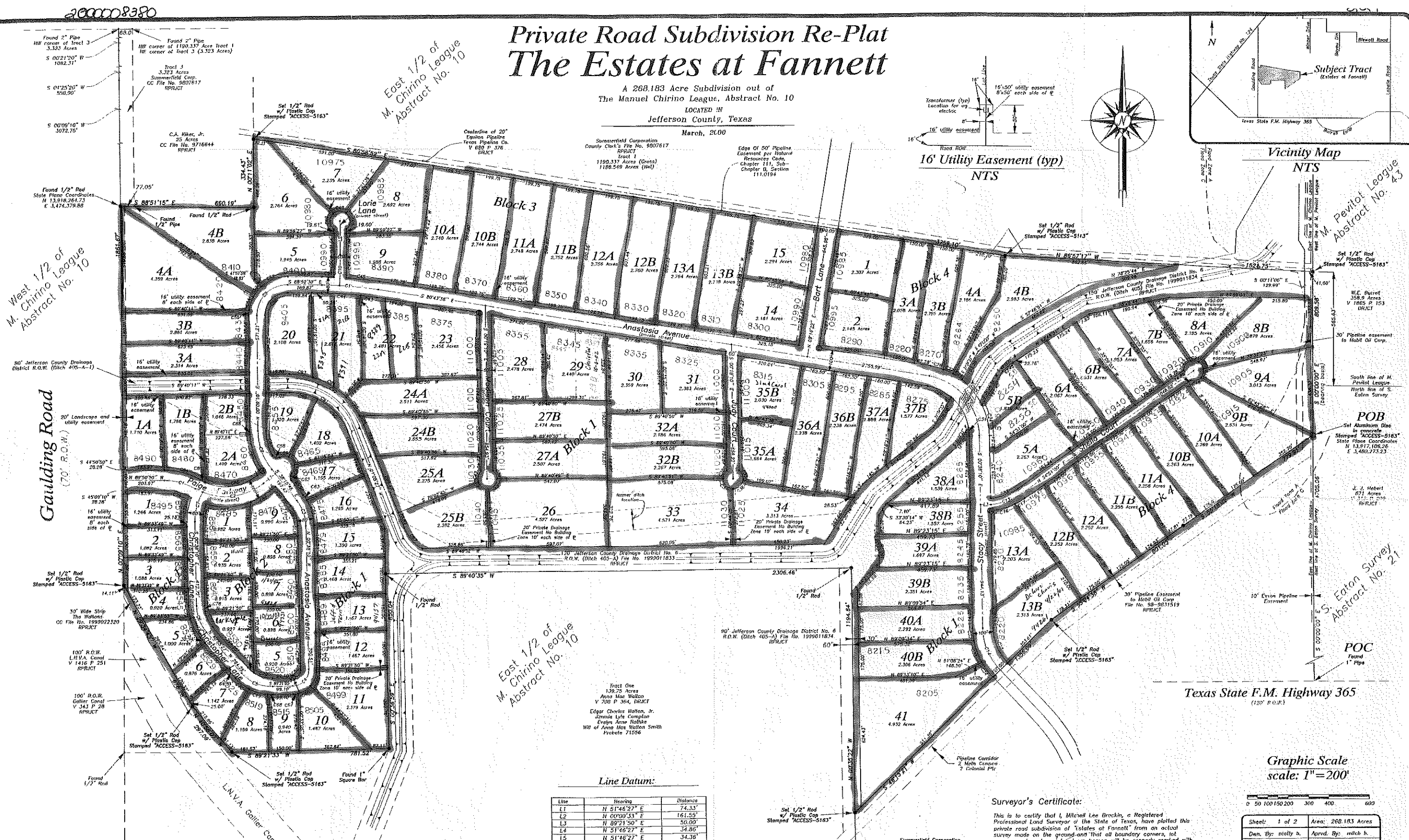
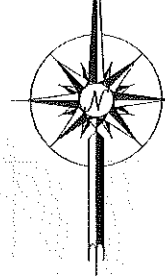
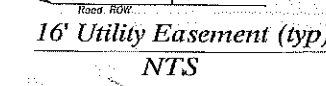
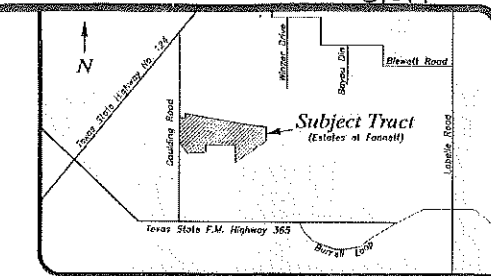


Private Road Subdivision Re-Plat The Estates at Fannett

A 268.183 Acre Subdivision out of
The Manuel Chirino League, Abstract No. 10
LOCATED IN
Jefferson County, Texas

March, 2000



West 1/2 of
M. Chirino League
Abstract No. 10

East 1/2 of
M. Chirino League
Abstract No. 10

East 1/2 of
M. Chirino League
Abstract No. 10

M. Pevitt League
Abstract No. 43

Eaton Survey
Abstract No. 21

Gaulding Road
(70' R.O.W.)

Texas State F.M. Highway 365
(120' R.O.W.)

Graphic Scale
scale: 1" = 200'

0 50 100 150 200 300 400 600

Sheet: 1 of 2 Area: 268.183 Acres
Dwn. By: scly b. Aprvd. By: mlch b.
Dwg. No. 1314-sec Scale: 1" = 200'

Bench Mark Datum:
(Aluminum Disc in conc)

- (1) - SE Corner Lot 7, Block 3 - Elevation = 15.52'
- (2) - NE Corner Lot 23, Block 1 - Elevation = 14.11'
- (3) - SW Corner Lot 2, Block 4 - Elevation = 14.19'
- (4) - NW Corner Lot 13, Block 4 - Elevation = 11.96'
- (5) - SE Corner Lot 9, Block 4 - Elevation = 10.99'
- (6) - SE Corner Lot 5, Block 2 - Elevation = 15.57'

Line Datum:

Line	Bearing	Distance
L1	N 51°46'27" E	74.33'
L2	N 00°00'33" E	161.55'
L3	N 89°21'50" E	50.00'
L4	N 51°46'27" E	34.96'
L5	N 51°46'27" E	34.36'

General Notes:

- There are to be no buildings, bodies of water, or any other structures or obstructions placed in said 16' utility easement and in the 20' private drainage easements. Property owners are responsible for the maintenance of the private drainage easement.
- Sanitary Sewer facilities are to be the individual landowners' responsibilities and will be subject to T.N.R.C.C. requirements.
- 1/2" Rods are set at all angle points, lot corners, P.C.'s and P.T.'s unless shown otherwise.
- This tract is located in Flood Zone C & A, Community Panel No. 48035 0265 B, Firm: June 1, 1983, Census Tract: 113

Surveyor's Certificate:

This is to certify that I, Mitchell Lee Backin, a Registered Professional Land Surveyor of the State of Texas, have plotted this private road subdivision of 'The Estates at Fannett' from an actual survey made on the ground and that all boundary corners, lot corners and angle points shown hereon will be properly marked with iron rods, placed under my personal supervision.

Mitchell Lee Backin
Mitchell Lee Backin
Registered Professional Land Surveyor No. 5183



ACCESS
Surveyors
Texas Registered Professional Land Surveyors
515 South Fourth Street - Beaumont, Texas 77701
Telephone (409) 838-6322 Fax 838-6122

Summerfield Corporation
CC File No. 9907617
TRACT 1
1186.549 Acres (Net)

Summerfield Corporation
P.O. Box 420066
Houston, Texas 77242-0066
(713) 975-6600

POC
Found 1" Pipe

POB
Set Aluminum Disc in concrete
Stamped ACCESS-5183
State Plane Coordinates
N 13,917,108.26
E 3,480,273.23

30' Pipeline easement to Mobil Oil Corp.
North line of S. Eaton Survey

W.E. Durrell
358.8 Acres
V 1865 P 153
DRUCT

Set 1/2" Rod w/ Plastic Cap
Stamped ACCESS-5183

Set 1/2" Rod w/ Plastic Cap
Stamped ACCESS-5183

Set 1/2" Rod w/ Plastic Cap
Stamped ACCESS-5183

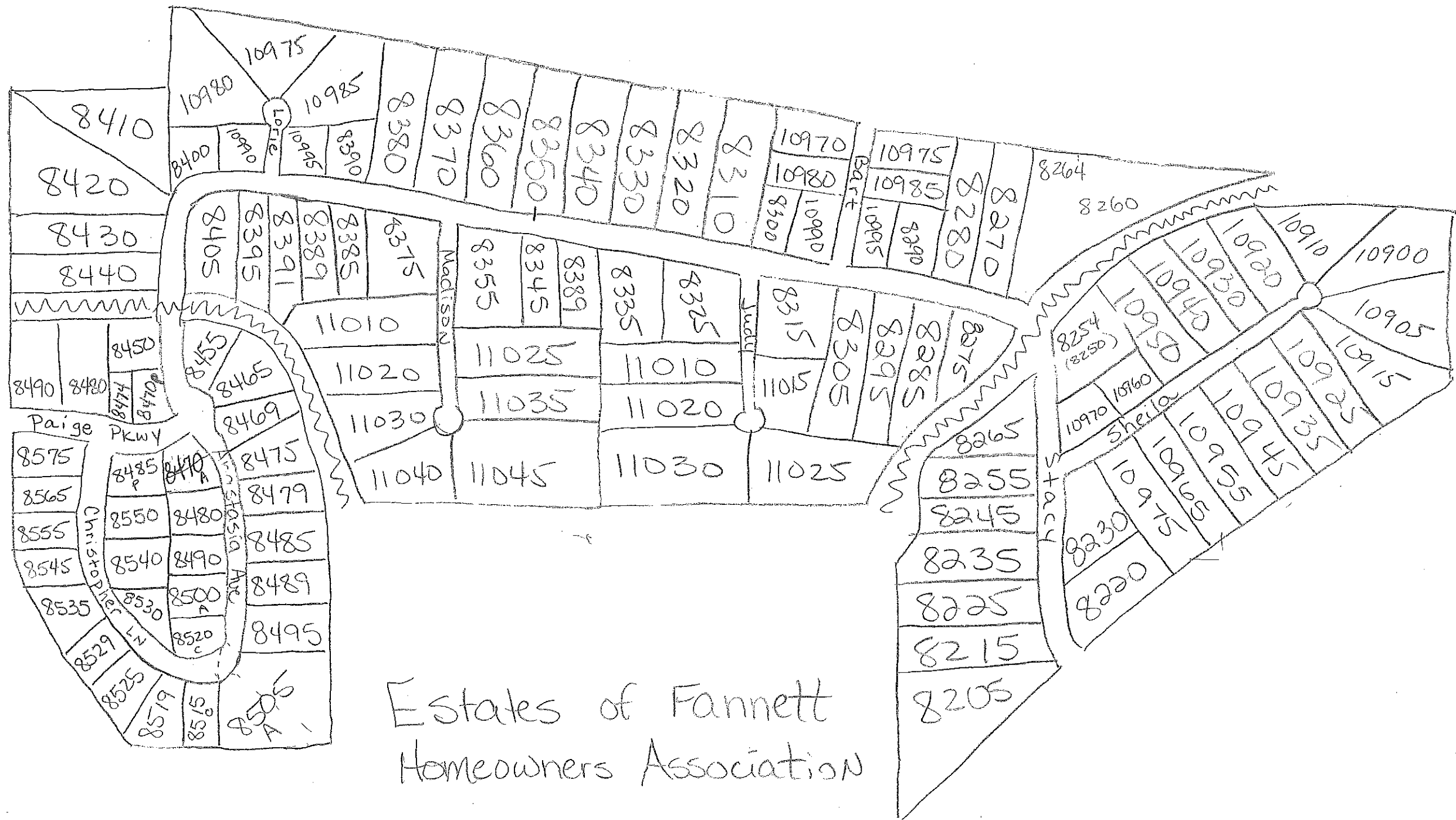
Set 1/2" Rod w/ Plastic Cap
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Stamped ACCESS-5183

200008380



Estates of Fannett
Homeowners Association