

VICINITY MAP
1" = 1/4 MILE
2" = 1/2 MILE

OWNER:
NAVROJ BUSINESS, INC.
605 N. MAIN STREET
SWEENEY, TX 77480

SURVEYOR:
DOYLE & WACHTSTETTER, INC.
131 COMMERCE STREET
CLUTE, TX 77531
(979) 265-3622

STATE OF TEXAS
COUNTY OF BRAZORIA

NAVROJ BUSINESS, INC., OWNER OF ALL THAT CERTAIN CALLED 0.503 ACRE TRACT, AS RECORDED IN CLERK'S FILE NO. 2022-003842, OF THE BRAZORIA COUNTY OFFICIAL RECORDS, AND OWNER OF ALL THAT CERTAIN CALLED 0.025 ACRE TRACT, AS RECORDED IN CLERK'S FILE NO. 2023-003008, OF THE BRAZORIA COUNTY OFFICIAL RECORDS, IN THE IMLA KEEP LEAGUE, ABSTRACT 79, BRAZORIA COUNTY TEXAS, DO HEREBY MAKE SUBDIVISION OF SAID PROPERTY ACCORDING TO THE LOT LINES, BUILDING LINES AND EASEMENTS AS SHOWN HEREON AND DO HEREBY DEDICATE TO THE PUBLIC FOR USE THE EASEMENTS SHOWN HEREON FOREVER, AND DO HEREBY BIND OURSELVES, OUR SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

WITNESS MY HAND IN _____ COUNTY, TEXAS,
THIS THE _____ DAY OF _____, 20__.

REPRESENTATIVE,
NAVROJ BUSINESS, INC.

NOTARY PUBLIC
STATE OF TEXAS
COUNTY OF BRAZORIA

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____, KNOWN TO ME TO BE WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN SET FORTH.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS _____ DAY OF _____, 2023.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____, 20__.

LEGEND

* SOME ELEMENTS MAY NOT BE USED ON SURVEY

● FOUND IRON PIER/POST	— SUBJECT TRACT
○ SETBACK/ROW/W/ SURVEY (178/677)	— ADJACENT TRACT
⊕ POWER POLE	--- BUILDING LINE
⊖ WATER METER	--- EASEMENT LINE
⊙ GAS METER	--- OVERHEAD WIRE
⊕ WOOD FENCE	--- TOP BANK
⊖ WIRE	--- CHAINLINK
	--- BARBWARE

B.C.R. = BRAZORIA COUNTY DEED RECORDS
 B.C.O.R. = BRAZORIA COUNTY OFFICIAL RECORDS
 B.C.P.R. = BRAZORIA COUNTY PLAT RECORDS

BIRKY SUBDIVISION
VOLUME 3, PAGES 178-179
B.C.P.R.

CITY OF SWEENEY, CITY OFFICIALS

THIS IS TO CERTIFY THAT THE MAYOR AND CITY COUNCIL OF THE CITY OF SWEENEY, TEXAS HAVE APPROVED THIS NAVROJ BUSINESS, INC. SUBDIVISION, IN THE IMLA KEEP LEAGUE, ABSTRACT 79, IN THE CITY OF SWEENEY, TEXAS AS SHOWN HEREON THIS THE _____ DAY OF _____, 20__.

JEFF FARLEY, MAYOR
MARK MORGAN, JR., POSITION 1
BRIAN BROOKS, POSITION 3
TIM PETTIGREW, POSITION 5
CHARLIE STEVENSON, CITY ATTORNEY

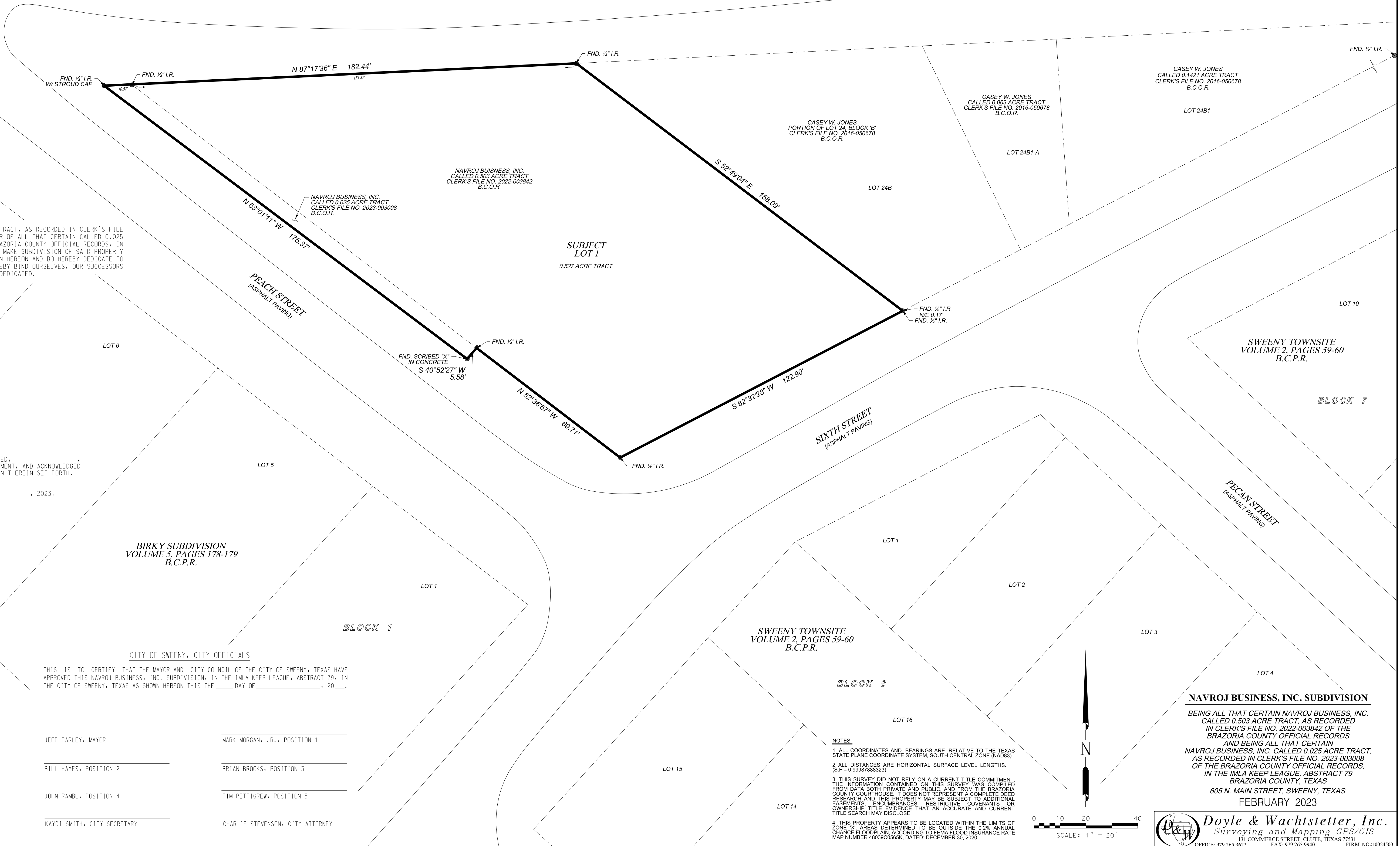
BILL HAYES, POSITION 2
BRIAN BROOKS, POSITION 3
TIM PETTIGREW, POSITION 5
CHARLIE STEVENSON, CITY ATTORNEY

JOHN RAMBO, POSITION 4
TIM PETTIGREW, POSITION 5
CHARLIE STEVENSON, CITY ATTORNEY

KAYDI SMITH, CITY SECRETARY

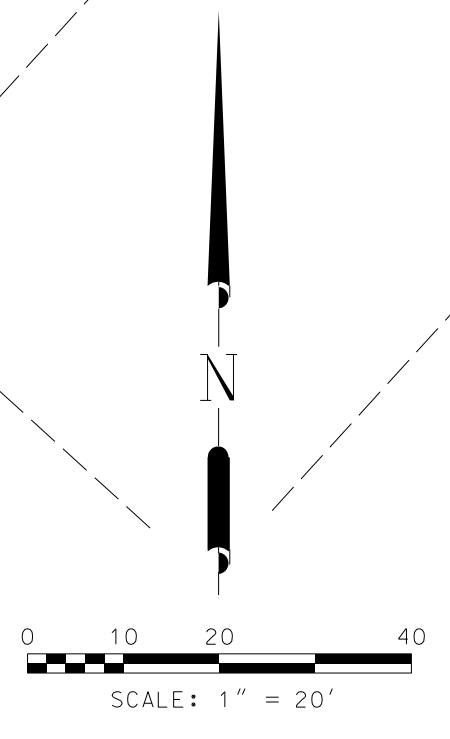
PRELIMINARY

TRAVIS T. WACHTSTETTER
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NUMBER 6577



NOTES:

1. ALL COORDINATES AND BEARINGS ARE RELATIVE TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD83), (S.F.P. 0.9998788323)
2. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS.
3. THIS SURVEY DID NOT RELY ON A CURRENT TITLE COMMITMENT. THE INFORMATION CONTAINED ON THIS SURVEY WAS COMPILED FROM DATA BOTH PRIVATE AND PUBLIC, AND FROM THE BRAZORIA COUNTY COURTHOUSE. IT DOES NOT REPRESENT A COMPLETE DEED RESEARCH AND THIS PROPERTY MAY BE SUBJECT TO ADDITIONAL EASEMENTS, ENCUMBRANCES, RESTRICTIVE COVENANTS OR OWNERSHIP TITLE EVIDENCE THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
4. THIS PROPERTY APPEARS TO BE LOCATED WITHIN THE LIMITS OF ZONE X. AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, ACCORDING TO FEMA FLOOD INSURANCE RATE MAP NUMBER 480602056K, DATED DECEMBER 30, 2020.



NAVROJ BUSINESS, INC. SUBDIVISION
BEING ALL THAT CERTAIN NAVROJ BUSINESS, INC. CALLED 0.503 ACRE TRACT, AS RECORDED IN CLERK'S FILE NO. 2022-003842 OF THE BRAZORIA COUNTY OFFICIAL RECORDS AND BEING ALL THAT CERTAIN NAVROJ BUSINESS, INC. CALLED 0.025 ACRE TRACT, AS RECORDED IN CLERK'S FILE NO. 2023-003008 OF THE BRAZORIA COUNTY OFFICIAL RECORDS, IN THE IMLA KEEP LEAGUE, ABSTRACT 79, BRAZORIA COUNTY, TEXAS
605 N. MAIN STREET, SWEENEY, TEXAS
FEBRUARY 2023

Doyle & Wachtstetter, Inc.
Surveying and Mapping GPS/GIS
131 COMMERCE STREET, CLUTE, TEXAS 77531
OFFICE: 979.265.3622 FAX: 979.265.9940 FIRM NO.: 10024900

USER: U:\1144_Workspaces TIME: 12:14:41 PM
DATE: 1/31/2023
C:\DGN\Boundary\Sweeney\Map\Donald_Subdivision\Block_B\Preliminary_Subdivision.dgn