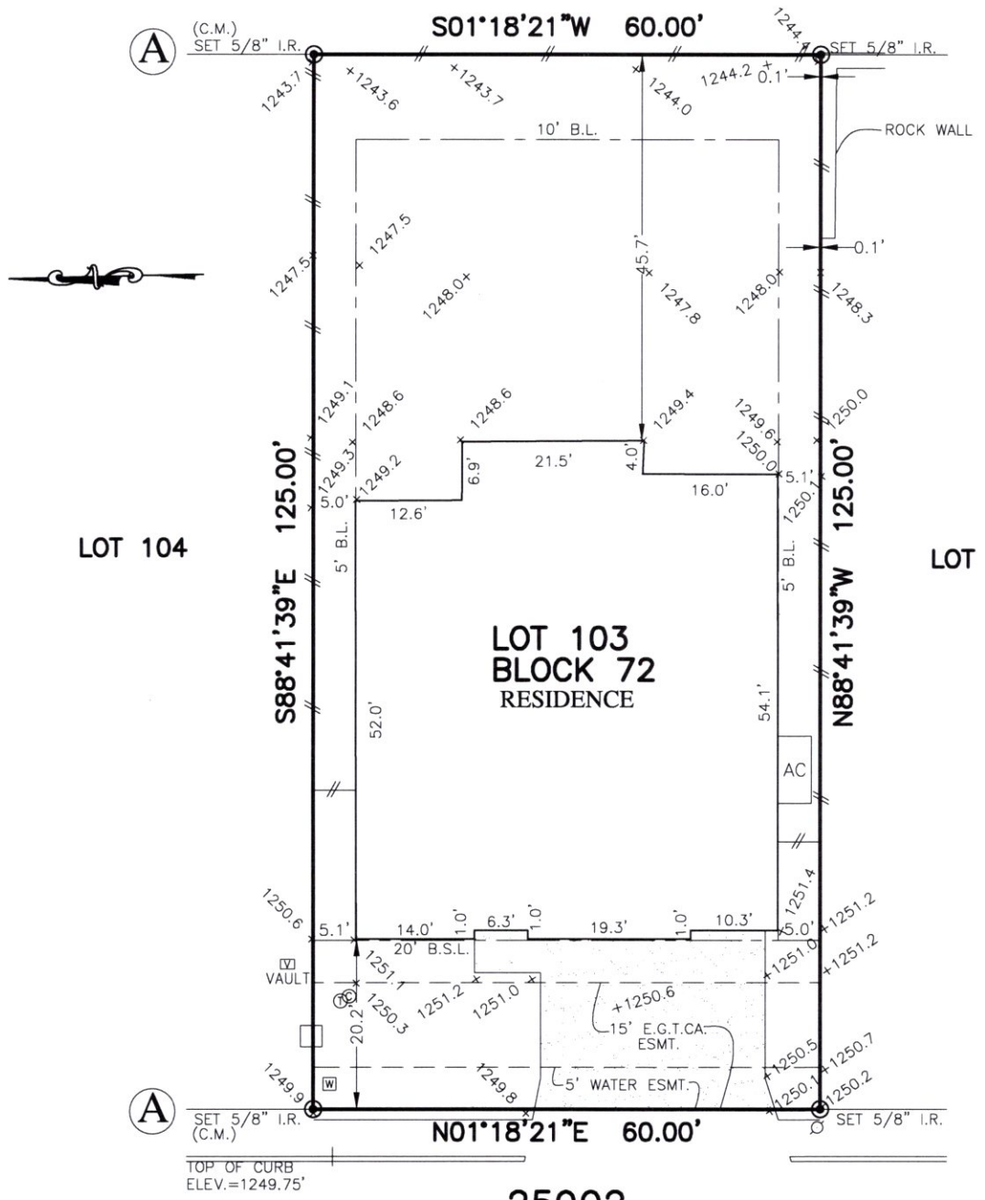
TEXAS ALLPOINTS SURVEYING

FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	E.G.T.C.TV. ELEC., GAS, TELEPHONE, CABLE TV. EASEMENT		MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.ACC.E. MAINTENANCE & ACCESS EASEMENT		GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	LIGHT POLE	PAD MOUNTED TRANSFORMER
EASEMENT	B.L.(3C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	ELECTRIC BOX	
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	FIBER OPTIC	
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	TELEPHONE PEDESTAL	MANHOLE & INLET / INLET
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PERMANENT ACCESS EASEMENT	WATER VALVE	GAS METER	
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	FIRE HYDRANT	CABLE PEDESTAL	
	PROP. PROPOSED	PVT. PRIVATE I.R. IRON ROD	MONUMENT	WATER METER	
	C.M. CONTROL MONUMENT	FND. FOUND I.P. IRON PIPE	POWER POLE	GUY ANCHOR	VAULT

RIVER ROCK RANCH UNIT 3A PHASE I
(VOL. 9646, PGS. 181–182, D.P.R.)



25902 MADISON RANCH
(40' PRIVATE STREET)

(A) =(C.M.) SET RODS TO REPLACE ORIGINAL MONUMENTS THAT WERE DESTROYED DURING CONSTRUCTION

PLAT OF SURVEY
SCALE: 1" = 20'

NOTES:
1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
2. SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
3. MINIMUM FINISHED FLOOR REQUIREMENTS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT ESTABLISH A MINIMUM FINISHED FLOOR.
4. ALL SET RODS ARE 5/8" I.R. WITH YELLOW CAP MARKED "TEXAS ALLPOINTS SURVEYING CO."
5. ALL FOUND IRON RODS ARE NOT CAPPED, UNLESS OTHERWISE NOTED.
6. ALL ELEVATIONS SHOWN HEREON ARE BASED ON NAVD88.

FOR:PERRY HOMES (SA)
ADDRESS: 25902 MADISON RANCH
ALLPOINTS JOB#: PR253144 BY: RF
G.F.:
JOB: 751008

FLOOD ZONE:X
COMMUNITY PANEL: 48029C0095F
EFFECTIVE DATE: 9/29/2010
LOMR: DATE:

"THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION"

LOT 103, BLOCK 72, RIVER ROCK RANCH, UNIT 5 P.U.D., VOL. 20002, PG. 72, PLAT RECORDS, BEXAR COUNTY, TEXAS

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 26TH DAY OF SEPTEMBER, 2022.

Henry M. Santos

STATE OF TEXAS REGISTERED HENRY M. SANTOS 5450 PROFESSIONAL LAND SURVEYOR

©2022, ALLPOINTS LAND SURVEY, INC. All Rights Reserved.