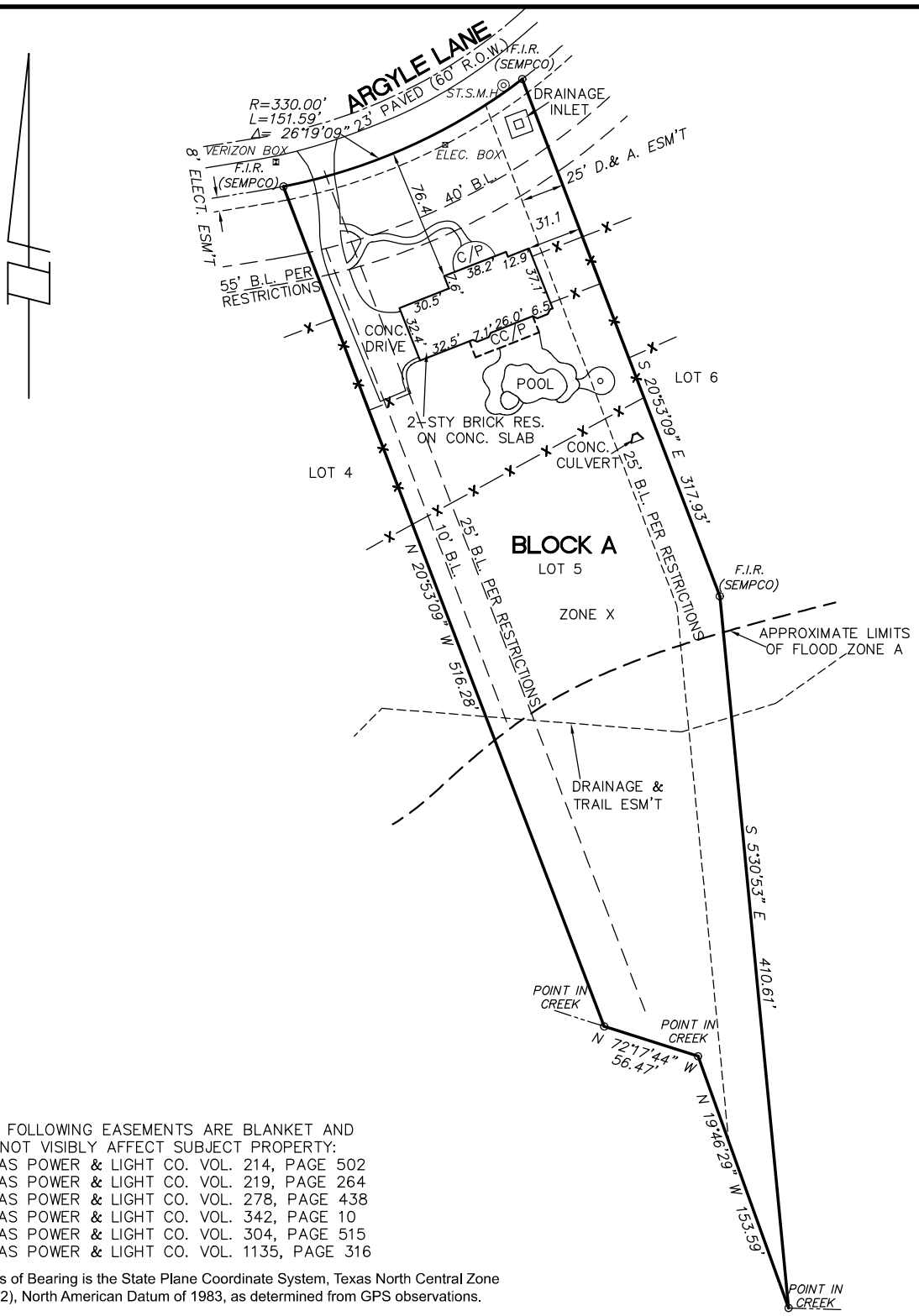


THE FOLLOWING EASEMENTS ARE BLANKET AND DO NOT VISIBLY AFFECT SUBJECT PROPERTY:
TEXAS POWER & LIGHT CO. VOL. 214, PAGE 502
TEXAS POWER & LIGHT CO. VOL. 219, PAGE 264
TEXAS POWER & LIGHT CO. VOL. 278, PAGE 438
TEXAS POWER & LIGHT CO. VOL. 342, PAGE 10
TEXAS POWER & LIGHT CO. VOL. 304, PAGE 515
TEXAS POWER & LIGHT CO. VOL. 1135, PAGE 316

Basis of Bearing is the State Plane Coordinate System, Texas North Central Zone (4202), North American Datum of 1983, as determined from GPS observations.

Lot 5, Block A, THE HILLS OF ARGYLE, PHASE TWO(2), an Addition to the City of Argyle, Denton County, Texas, according to the Map or Plat thereof recorded in Cabinet O, Page 392, Plat Records, Denton County, Texas.
(Commonly known as 4805 ARGYLE LANE)

The plat hereon is a true and accurate representation of the property as determined by survey made on the ground, the lines and dimensions of said property as being indicated on the Plat. The size, location and type of buildings and improvements are as shown, all improvements being within the boundaries of property except as shown, set back from the property lines is as shown, and the nearest street or road is shown. There are no visible encroachments, visible protrusions or apparent easements, except as shown on the Plat. I further certify that a portion of subject property lies within a special flood hazard area according to The FLOOD INSURANCE RATE MAP for Denton County and Incorporated Areas, Map Number 48121CO370G, Dated April 18, 2011. (Subject property lies in ZONE A and Zone X approximately as shown.)

STATE OF TEXAS REGISTERED JERALD YENSAN 4561 PROFESSIONAL LAND SURVEYOR

Jerald D. Yensan, Professional Land Surveyor
Texas R.P.L.S. No. 4561

B.L. = BUILDING LINE	CATV = CABLE TV BOX
CC/P = COVERED PATIO/PORCH	C/D = CONCRETE DRIVE
C/O = SANITARY SEWER CLEANOUT	C/P = CONCRETE PATIO/PORCH
C/W = CONCRETE SIDEWALK	D.E. = DRAINAGE EASEMENT
E.B. = ELECTRIC BOX	F.H. = FIRE HYDRANT
F.I.R. = FOUND IRON ROD	FOC = FIBER OPTIC CABLE
G.M = GAS LINE MARKER	L.P. = LIGHT POLE
P.P. = POWER POLE	S.I.R = SET CAPPED 1/2" RPLS 4561 IRON ROD
S.P. = SERVICE POLE	SSMH = SANITARY SEWER MANHOLE
STM MH=STORM SEWER MANHOLE	TEL. PED. = TELEPHONE BOX
W/D = WOOD DECK	W/M = WATER METER
W/V = WATER VALVE	U.E. = UTILITY EASEMENT
FENCE —X—	OVERHEAD POWER LINE —OH—

LANDMARK SURVEYORS, LLC.
TX FIRM REGISTRATION NO. 10098600

4238 I-35 NORTH
DENTON, TEXAS 76207
(940) 382-4016
FAX (940) 387-9784

PURCHASER: TYSON MARLOR
LINDSEY MARLOR

INDEPENDENCE TITLE G.F. 2437135-SADF

DRAWN BY: SLB | SCALE: 1"=60' | DATE: 30 OCTOBER, 2024 | JOB NO: 247695