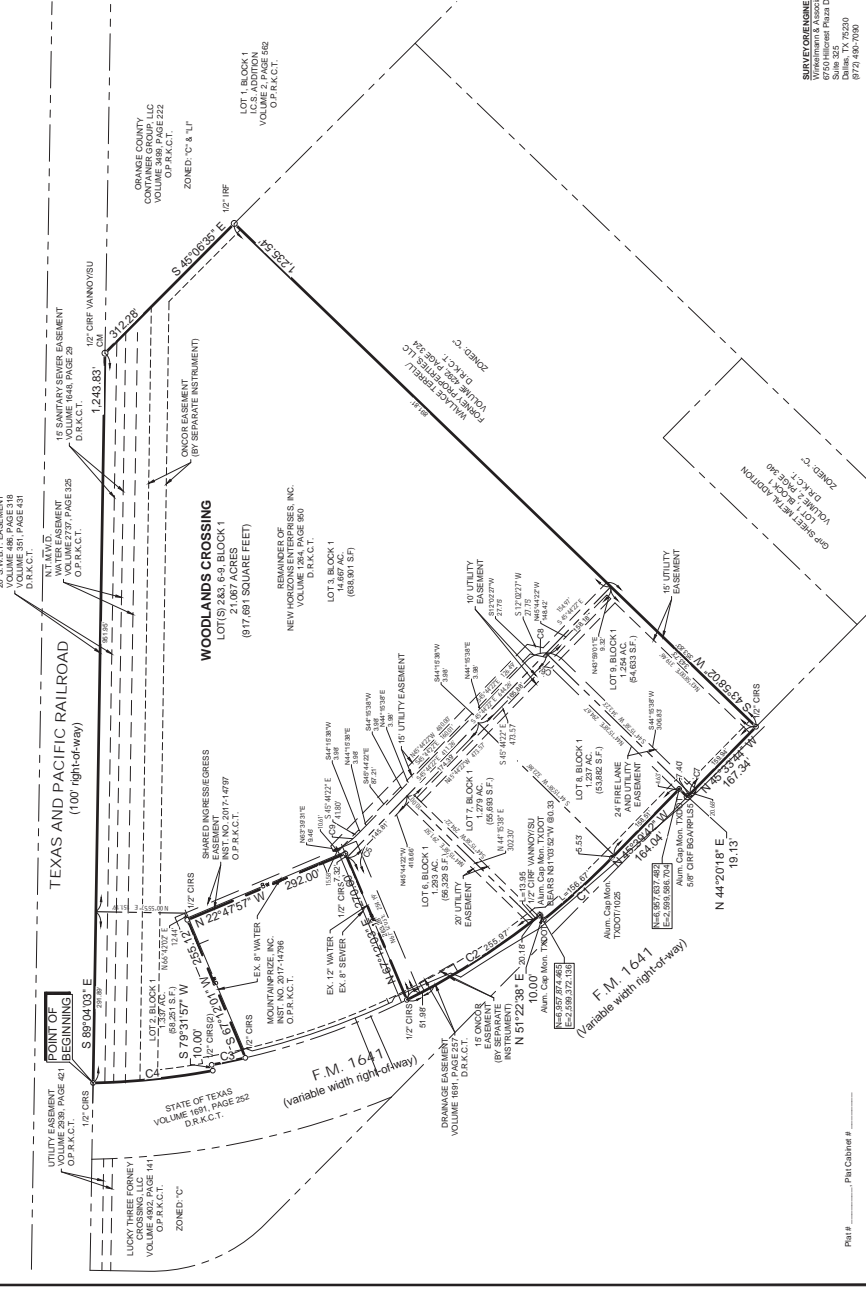
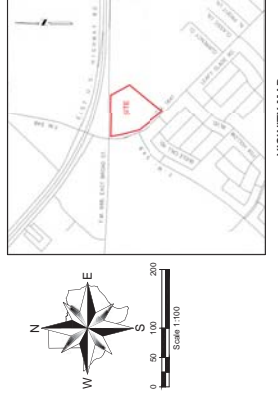


**ABBREVIATION LEGEND**

ABBREV.	DEFINITION
INST. NO.	COUNTY CLERK'S FILE NO.
CHRS	IRON ROD SET W/ CAP STAMPED "V.A.I."
CM	CONTROLLING MONUMENT
W.A.I.R.	WALL & P.L.S. 5/16" F
MG	M.G. WALL SET WITH SHINER STAMPED
PKS	P.K. NAME SET
PKS	P.K. NAME SET
X	"X" CUT IN CONCRETE SET
O.P.R.A.C.T.	OFFICIAL PUBLIC RECORDS, KAUFMAN COUNTY
O.P.R.A.C.T.	DEED RECORDS, KAUFMAN COUNTY, TEXAS

NO.	DATA	CURVE TABLE	CH. B
C1	7'00.20'	1274.30'	156.07'
C2	12'11.22'	1245.30'	289.41'
C3	2'39.45'	1245.30'	58.79'
C4	9'15.00'	1274.30'	205.27'
C5	4'93.59'	20.00'	17.31'
C6	9'00.00'	20.00'	31.42'
C7	20'35.56'	20.00'	7.19'
C8	9'00.00'	44.00'	93.12'
C9	8'09.29'	150.00'	42.30'



**NOTES**

- Construction not completed within one year of the recording date shall be subject to current county order.
- Blocking the flow of water or construction improvements in drainage easements and filling or obstruction of the roadway as prohibited.
- Open channels shall be maintained by the individual owner of the lot or lots that are affected by or adjacent to the easement.
- Kaufman County will not be responsible for the maintenance and operation of drainage ways for the control of erosion located on private property.
- The contractor shall be responsible for any property damage, property loss, personal injury or loss of life caused by flooding or flooding conditions.

**FLOOD NOTE**

According to the Federal Emergency Management Agency, Flood Insurance Rate Map Community Panel No. 4827015D, dated July 3, 2012, this property is within Flood Zone X. Zone X - Areas determined to be outside the 0.2% annual chance floodplain. This flood statement does not imply that the property and/or the structure thereon will be free from flooding or flood damage. On rare occasions, greater floods can and will occur and flood heights may be increased by man made or natural causes. This flood statement shall not assume liability on the part of the surveyor.

**Winkelman & Associates, Inc.**  
Professional Surveyors  
1000 W. Main Street, Suite 200  
Forney, TX 75041  
Phone: 214-567-9101

**OWNER:**  
New Horizon Enterprises  
Winkelman & Associates, Inc.  
Surveyors  
1000 W. Main Street, Suite 200  
Forney, TX 75041  
Phone: 214-567-9101

**SURVEY COMPLETION:**  
Winkelman & Associates, Inc.  
Surveyors  
1000 W. Main Street, Suite 200  
Forney, TX 75041  
Phone: 214-567-9101

**FINAL PLAT**  
WOODLANDS CROSSING  
LOTS 283, 6-B, BLOCK 1  
BEING 21.87 ACRES OF THE  
ABSOLUTE SURVEY OF LOTS 283, 6-B, BLOCK 1  
DATE OF PREPARATION: AUGUST 29, 2019

**Project No.:** 64401.00  
**File:** 64401-PLT  
**Scale:** 1:100  
**Date:** 7/24/2019

**PROJECT**  
3 of 1



NO.	DATE	REVISION

ASSOLON HERE SURVEY ABSTRACT NO. 203  
KAUFMAN COUNTY, TEXAS  
NEW HORIZON ENTERPRISES  
P. BOX 2633 HINSION RD.  
FORNEY, TX 75726

## WOODLANDS CROSSING FINAL PLAT

Project No.: 64401.00
File: 64401-FPLT
Scale: N/A
Date: 7/24/2019

**3 2**

**STATE OF TEXAS** §  
**COUNTY OF KAUFMAN** §

**OWNERS CERTIFICATE**

WHEREAS, New Horizon Enterprises, Inc. is the sole owner of a tract of land situated in the ASSOLON HERE SURVEY ABSTRACT... (text continues with detailed description of the land and survey information)

**OWNERS DELEGATION**

I, the undersigned, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon are in true and correct position and in accordance with the subdivision ordinance of the City of Forney.

**NON, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:**

The New Horizon Enterprises, Inc., being herein by and through its duly authorized officers, does hereby adopt the plan depicting the herein above described property as **WOODLANDS CROSSING**, Lots 2&3, 6-8, Block 1, in addition to the City of Forney, Texas, and is authorized to execute this plat for the purpose of recording the same in the public records of the State of Texas.

**STATE OF TEXAS** §  
**COUNTY OF DALLAS** §

Signature of Registered Public Land Surveyor Registration No. 5714  
Signature of Chairman  
Signature of Mayor  
City Secretary  
Date

**PRELIMINARY:** This document shall not be recorded for any purpose and shall not be used or viewed or relied upon as a final plat.

**APPROVED BY:** Planning and Zoning Commission City of Forney, Texas

Approved by the City of Forney for filing at the office of the County Clerk of Kaufman County, Texas.

**WITNESSE:** my hand, this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

BY: NEW HORIZON ENTERPRISES  
Authorized Signature of Owner  
City Clerk, President

**WOODLANDS CROSSING**  
FINAL PLAT  
LOTS 2&3, 6-8, BLOCK 1  
BEING 218.00 ACRES (GROSS) OF THE  
ASSOLON HERE SURVEY ABSTRACT NO. 203  
AUGUST 29, 2019

**OWNER:**  
New Horizon Enterprises  
1423 E. Loop West, Suite 325  
Dallas, TX 75245  
Phone: 214-592-9101

**SURVEY CORNER MONUMENTS:**  
Winkelman & Associates, Inc.  
1423 E. Loop West, Suite 325  
Dallas, TX 75245  
(972) 467-7000

**FINAL PLAT**  
Approved by the City of Forney for filing at the office of the County Clerk of Kaufman County, Texas.

**APPROVED BY:** Planning and Zoning Commission City of Forney, Texas

Approved by the City of Forney for filing at the office of the County Clerk of Kaufman County, Texas.

**WITNESSE:** my hand, this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

BY: NEW HORIZON ENTERPRISES  
Authorized Signature of Owner  
City Clerk, President

**WOODLANDS CROSSING**  
FINAL PLAT  
LOTS 2&3, 6-8, BLOCK 1  
BEING 218.00 ACRES (GROSS) OF THE  
ASSOLON HERE SURVEY ABSTRACT NO. 203  
AUGUST 29, 2019