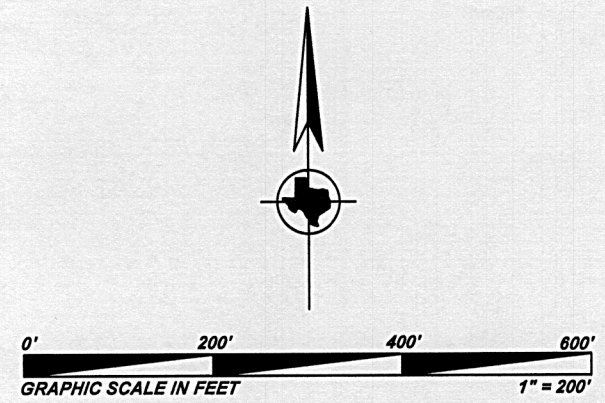


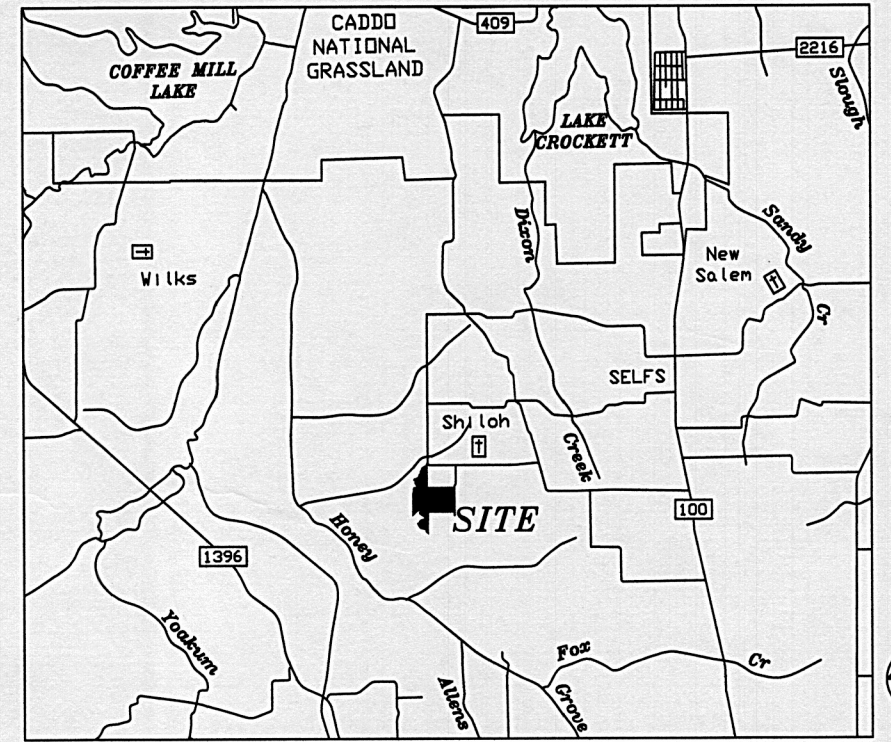
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Tammie Buggar, Fannin County Clerk
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By: LAURA ROBINSON
Deputy

THE SHORES AT THE PENINSULA

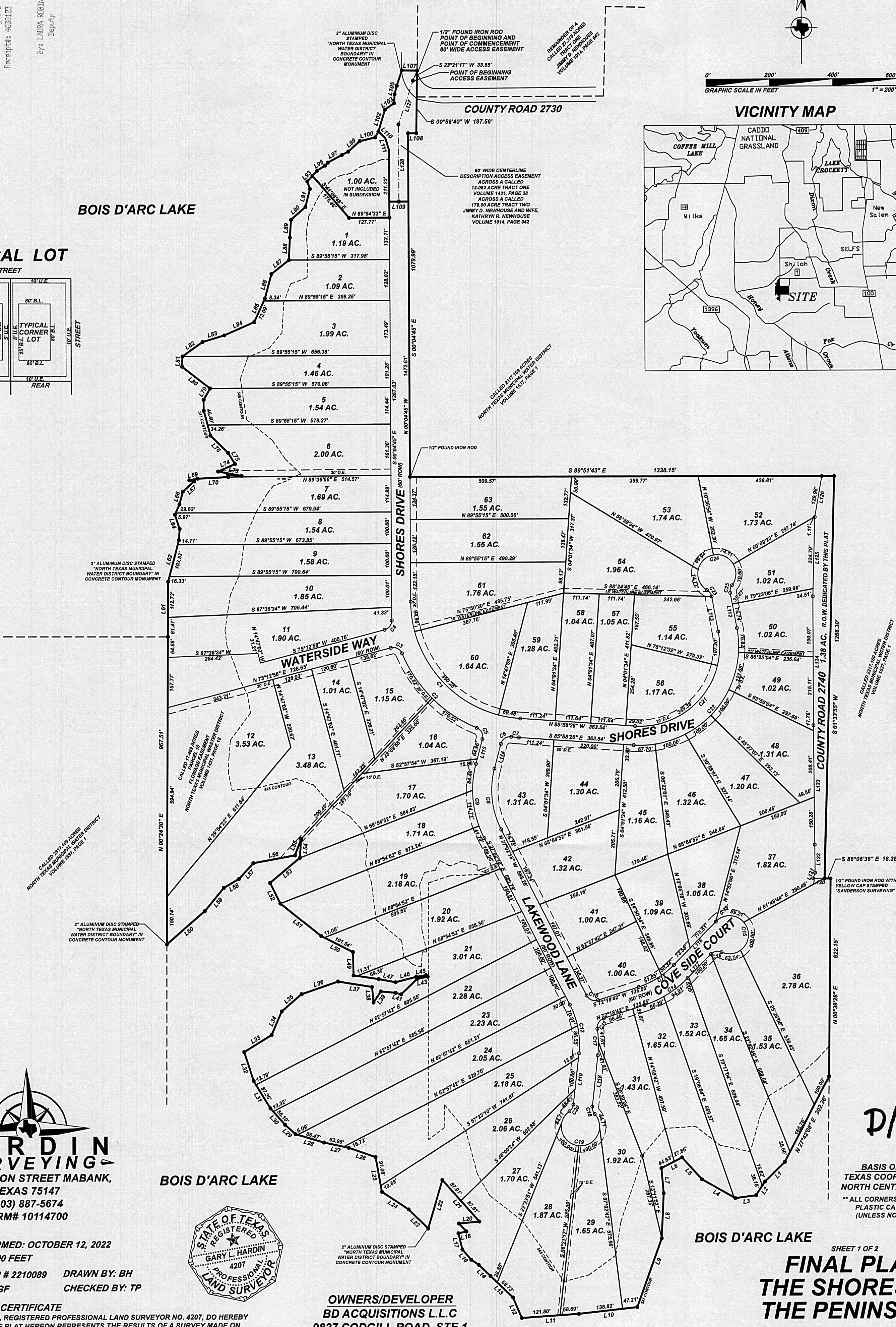
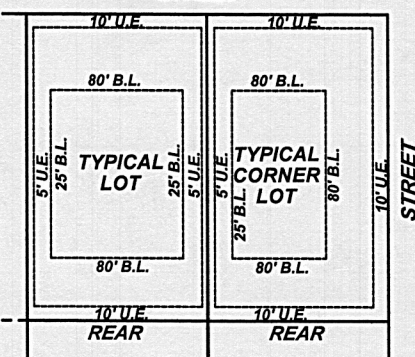


VICINITY MAP



BOIS D'ARC LAKE

TYPICAL LOT



HARDIN
SURVEYING
201 E. MASON STREET MABANK,
TEXAS 75147
(903) 887-5674
FIRM# 10114700

BOIS D'ARC LAKE



DATE PERFORMED: OCTOBER 12, 2022

SCALE: 1"= 200 FEET

WORK ORDER # 2210089 DRAWN BY: BH

FIELDED BY: GF CHECKED BY: TP

SURVEYOR'S CERTIFICATE

I, GARY L. HARDIN, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4207, DO HEREBY
CERTIFY THAT THE PLAT HEREON REPRESENTS THE RESULTS OF A SURVEY MADE ON
THE GROUND UNDER MY DIRECTION AND SUPERVISION, THE LINES AND DIMENSIONS OF
SAID PROPERTY BEING AS INDICATED.

GARY L. HARDIN, RPLS. NO. 4207

OWNERS/DEVELOPER
BD ACQUISITIONS L.L.C
9827 CODGILL ROAD, STE 1
KNOXVILLE, TENNESSEE 37932
(706) 781-7251

FLOOD STATEMENT
THIS TRACT DOES NOT LIE WITHIN A FLOOD HAZARD AREA AND IS IN A MINIMAL FLOOD
HAZARD AREA KNOWN AS ZONE "X" AS INDICATED ON FEMA FIRM MAP COMMUNITY PANEL
NO. 48147C0276 C EFFECTIVE DATE OF FEB. 18, 2011. THIS STATEMENT IS BASED SOLELY ON
THE FEMA FIRM MAP AND IS NOT INTENDED TO IMPLY THAT ANY FIELD VERIFICATION WAS
MADE TO MAKE THIS DETERMINATION.

BOIS D'ARC LAKE

SHEET 1 OF 2

FINAL PLAT THE SHORES AT THE PENINSULA

63 LOTS
114.23 ACRES
J. KING SURVEY, A-598
J. H. MORRISON SURVEY, A-707
FANNIN COUNTY, TEXAS

D/63

BASIS OF BEARINGS:
TEXAS COORDINATE SYSTEM
NORTH CENTRAL ZONE NAD 83
** ALL CORNERS ARE 1/2" IRS WITH
PLASTIC CAP STAMPED #4207
(UNLESS NOTED OTHERWISE)