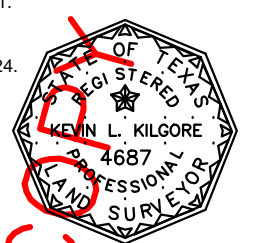


I, Kevin L. Kilgore, Registered Professional Land Surveyor No. 4687, Do Hereby Certify That The Plat Shown Hereon Was Prepared From An Actual Survey Made Under My Direction And Supervision On The Ground During The Month of February, 2021.

Given Under My Hand And Seal This 3rd Day Of September, 2024.

KEVIN L. KILGORE, R.P.L.S. NO. 4687



NOW, THEREFORE, KNOWN ALL MEN BY THESE PRESENTS:

That We, Werner-Taylor Land & Development, L.P., do hereby adopt this plat designating the hereinabove described property as FOREST RIDGE AT THE CROSSING, UNIT 5, an addition to Smith County, Texas, and accept this plat as its plan for the subdividing into lots and blocks and do dedicate to the public forever the streets and easements as shown.

This plat approved subject to all current platting ordinances, rules, regulations and resolutions of the City of Tyler, Texas.

WITNESS, my hand, this the _____ day of _____, 2024.

BY: _____
Michael J. Werner, President

SUBSCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF TEXAS, THIS _____ DAY OF _____, 2024.

NOTARY PUBLIC

APPROVED BY THE DIRECTOR OF PLANNING OF THE CITY OF TYLER, TEXAS ON THIS THE _____ DAY OF _____, 2024.

KYLE KINGMA, AICP

ATTEST: _____

- Notes:
- Bearing basis is the Texas State Plane Coordinate System, Grid North Central Zone NAD 83, (Feet) based on the 1993 adjustment of NAD 83 System. The control monument is TJC1-Tyler, Leica Geosystems Smartnet of North America.
 - Selling a portion of this addition by metes and bounds is a violation of City Ordinance and State Law and is subject to fines and withholding of utilities and building permits.
 - The subject property lies within Zone X (areas determined to be outside the 0.2% annual chance floodplain) per Flood Insurance Rate Map No. 48423C0365D, effective date, April 16, 2014.

- Denotes 1/2" Iron Rod Found With Cap Stamped "KLK #4687" Unless Noted Otherwise.
- Denotes 1/2" Iron Rod Set With Cap Stamped "KLK #4687" Unless Noted Otherwise.

RECORDED IN CABINET _____, SLIDE _____ OF THE PLAT RECORDS OF SMITH COUNTY, TEXAS. DATE _____

Don Thomas Quevedo Survey, Section 5, A-18

CURVE	RADIUS	ARC	CHORD	CHORD	DELTA	TANGENT
C1	120.00'	186.66'	168.41'	N 43°08'27" E	89°07'32"	118.18'
C2	55.00'	287.98'	55.00'	S 87°42'13" W	300°00'00"	31.75'
C3	55.00'	66.89'	62.84'	N 22°51'49" E	69°40'47"	38.28'
C4	55.00'	50.49'	48.73'	N 38°16'27" W	52°35'44"	27.18'
C5	55.00'	51.22'	49.39'	S 88°45'03" W	53°21'16"	27.63'
C6	55.00'	57.54'	54.95'	S 32°06'17" W	59°56'17"	31.71'
C7	55.00'	61.85'	58.64'	S 30°04'43" E	64°25'56"	34.66'
C8	180.00'	280.00'	252.61'	N 43°08'27" E	89°07'32"	177.27'
C9	180.00'	69.68'	69.25'	N 76°36'47" E	22°10'52"	35.28'
C10	180.00'	68.45'	68.03'	N 54°37'45" E	21°47'13"	34.64'
C11	180.00'	68.45'	68.03'	N 32°50'32" E	21°47'13"	34.64'
C12	180.00'	73.42'	72.91'	N 10°15'48" E	23°22'14"	37.23'
C14	230.00'	1.59'	1.59'	N 02°29'41" W	0°23'48"	0.80'
C15	20.00'	31.42'	28.28'	N 47°17'47" W	90°00'00"	20.00'
C16	40.00'	62.83'	56.57'	N 47°17'47" W	90°00'00"	40.00'
C17	40.00'	13.57'	13.50'	N 82°34'50" W	19°25'54"	6.85'
C18	40.00'	49.27'	46.21'	N 37°34'50" W	70°34'06"	28.30'
C19	40.00'	85.99'	70.36'	N 59°17'25" E	123°10'24"	73.94'
C20	40.00'	20.24'	20.03'	N 12°12'00" E	28°59'35"	10.34'
C21	40.00'	36.23'	35.00'	N 52°38'28" E	51°53'20"	19.46'
C22	40.00'	29.52'	28.86'	S 80°16'08" W	42°17'28"	15.47'
C23	40.00'	39.67'	38.07'	S 30°42'35" E	56°49'36"	21.64'
C24	40.00'	19.40'	19.21'	S 45°13'32" E	27°47'43"	9.90'
C25	40.00'	20.27'	20.05'	S 16°48'44" E	29°01'54"	10.36'

LINE	BEARING	DISTANCE
L1	S 01°25'19" E	2.21'
L2	N 88°34'41" E	60.00'

Called 58.431 Acres
Gary T. Kimmel and wife, Phyllis Kimmel
to
Gerald Kirkpatrick and spouse, Melba
Weaver Kirkpatrick
Volume 6084, page 273
O.P.R.S.C.T.

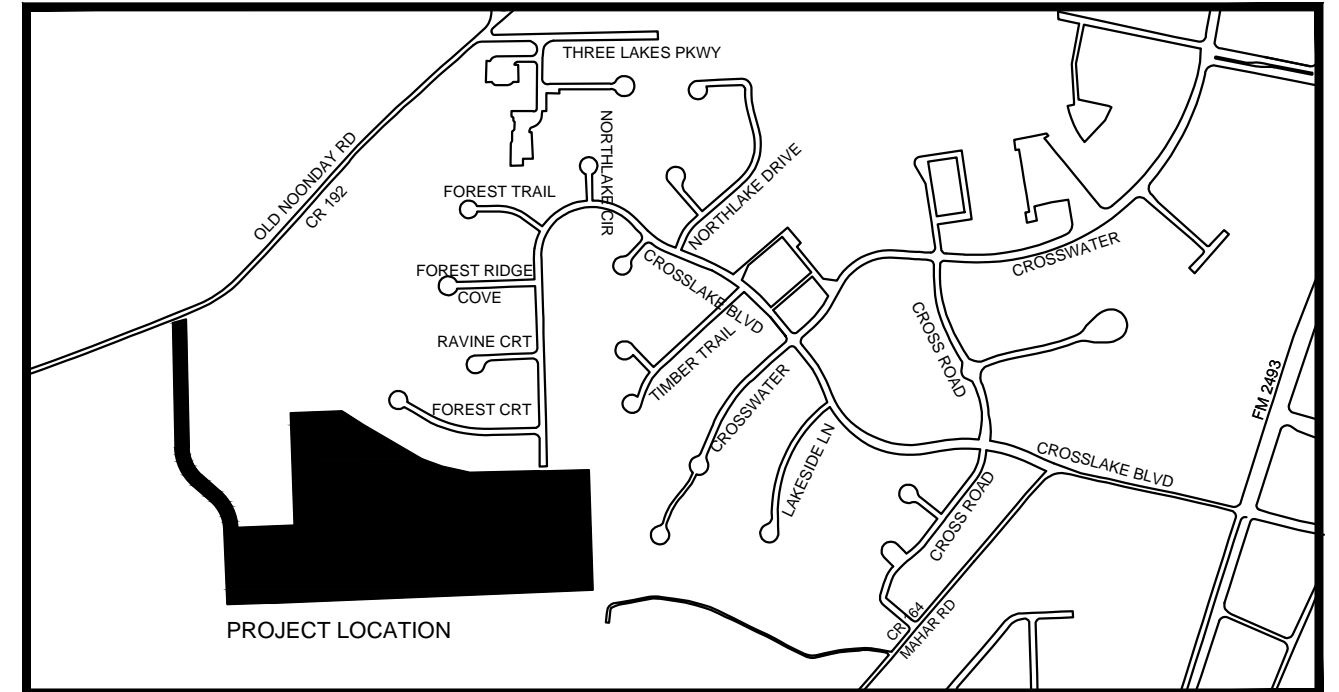
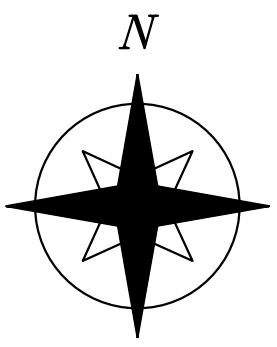
Called 51.000 Acres
Werner-Taylor Land & Development, L.P.
Clerk's File No. 202101016568
O.P.R.S.C.T.

Called 55.707 Acres
Tract Two
Tyner Heirs
to
Tyler Oak Springs Development, LLC
Clerk's File No. 20160100025923
O.P.R.S.C.T.

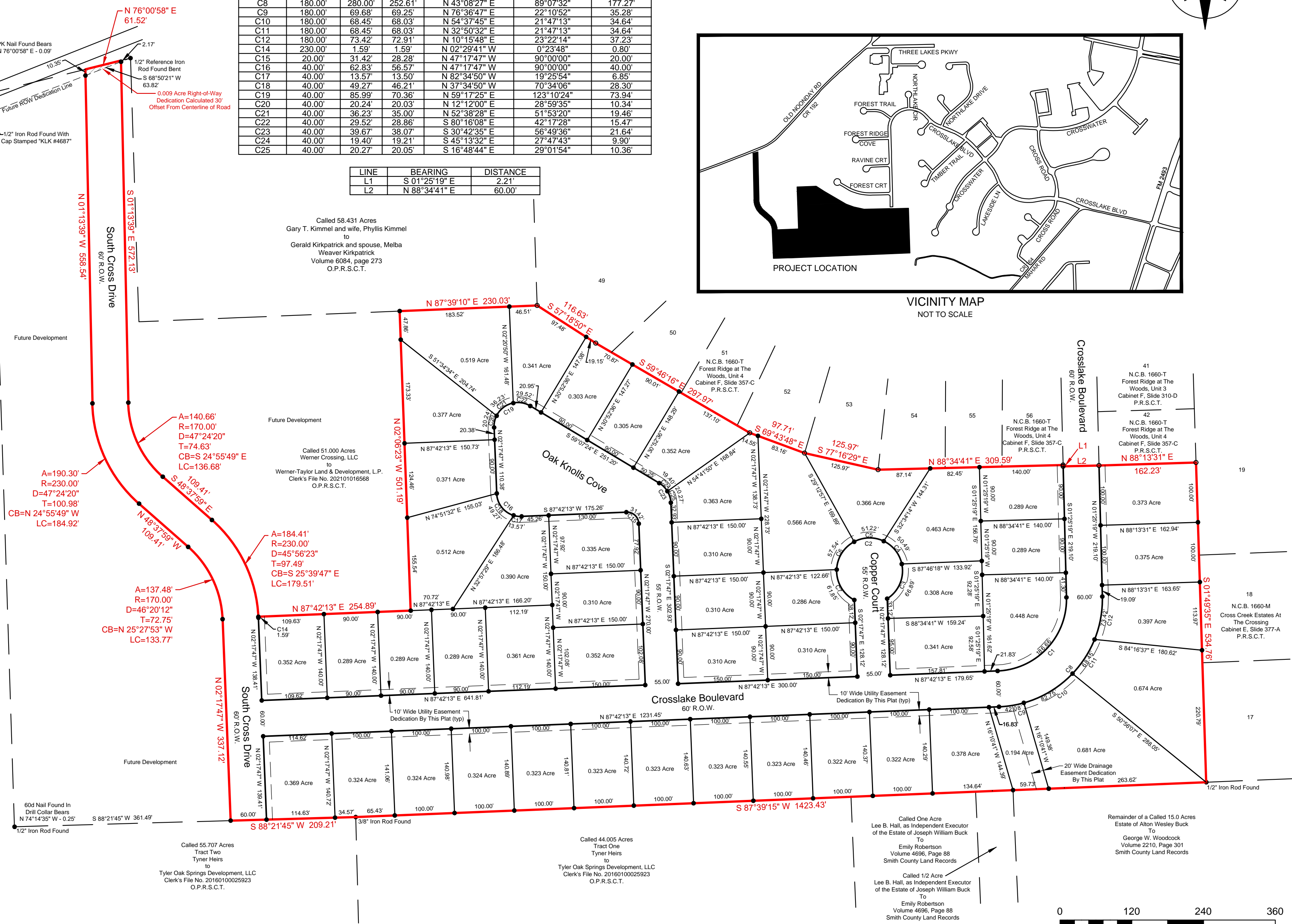
Called 44.005 Acres
Tract One
Tyner Heirs
to
Tyler Oak Springs Development, LLC
Clerk's File No. 20160100025923
O.P.R.S.C.T.

Called One Acre
Lee B. Hall, as Independent Executor
of the Estate of Joseph William Buck
To
Emily Robertson
Volume 4696, Page 88
Smith County Land Records

Called 1/2 Acre
Lee B. Hall, as Independent Executor
of the Estate of Joseph William Buck
To
Emily Robertson
Volume 4696, Page 88
Smith County Land Records



VICINITY MAP
NOT TO SCALE



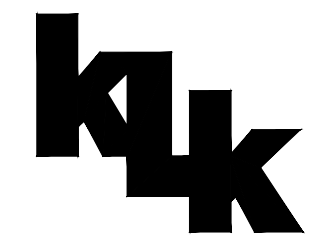
NO.	DATE	REVISIONS	REMARKS
1			

Final Plat Showing
Forest Ridge at The Crossing, Unit 5
49 Lots - 23.45 Acres
Smith County, Texas



6712 Paluxy Drive
Tyler, Texas 75703
(903)581-7800
Fax (903)581-3756

○ SURVEYING
○ PLANNING
○ MAPPING
TBPLS FIRM NO. 10044500



DESIGNED BY:
DRAWN BY: R.T.W.
CHECKED BY: K.L.K.
DATE: Sept. 3, 2024
SCALE: 1" = 120'