

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 March, 2019.

Given Under My Hand And Seal This 17th Day Of December, 2019.

*[Signature]*  
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 THREE LAKES VILLAS AT THE CROSSING, an addition to the City of Tyler, Texas, and do accept this plat as its plan for the subdividing into lots and blocks and do dedicate to the public forever the 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 \_\_\_\_\_, 2020.

BY: \_\_\_\_\_  
Michael J. Werner, President

SUBSCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF TEXAS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

NOTARY PUBLIC \_\_\_\_\_

APPROVED BY THE CITY PLANNING & ZONING COMMISSION OF TYLER, TEXAS ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

CHAIRMAN \_\_\_\_\_

ATTEST: \_\_\_\_\_

DATE \_\_\_\_\_

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

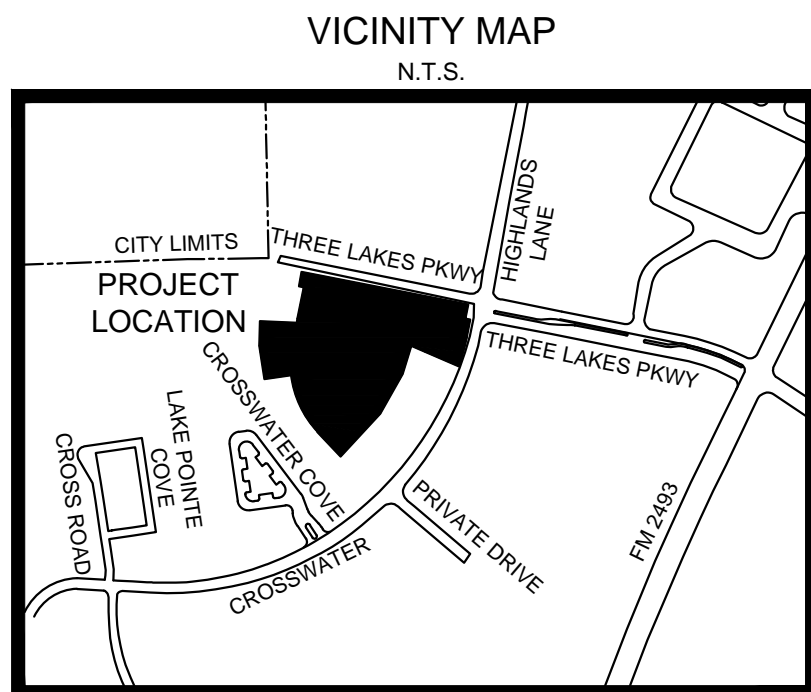
Called 46.185 Acres Joe C. Moore Family Trust Clerk's File No. 20170100003001 O.P.R.S.C.T.

Don Thomas Quevedo, A-18, Section 6

Don Thomas Quevedo, A-18, Section 5

Remainder of a Called 119.715 Acres Sandra Crank Taylor, Individually, and Sandra Crank Taylor, Trustee of the Sandra Crank Taylor Special Marital Trust (Created under the Last Will and Testament of Larry James Taylor, Deceased) to Werner-Taylor Land & Development, L.P., a Texas Limited Partnership Clerk's File No. 20180100016823 O.P.R.S.C.T.

Future Development



BEARING BASIS IS THE TEXAS STATE PLANE COORDINATE SYSTEM, GRID NORTH CENTRAL ZONE, NAD 83 (FEET) BASED ON THE 1993 ADJUSTMENT OF THE NAD 83 SYSTEM. THE REFERENCE MONUMENT IS STATION FAA TYRA.

("NOTICE: 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.")

200347 FP Three Lakes Villas at The Crossing (rev9).dwg

| NO. | DATE | REMARKS |
|-----|------|---------|
| 1   | OF   | 1       |

**Final Plat Showing**  
Three Lakes Villas at The Crossing  
13 Lots - 5.076 Acres  
Tyler, 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: M.P.  
DRAWN BY: R.T.W.  
CHECKED BY: K.L.K.  
DATE: Dec. 17, 2019  
SCALE: 1" = 60'

