



TEXAS WINDSTORM
INSURANCE ASSOCIATION

Certificate of Compliance for Completed Improvement WPI-8-C

Date of Construction:

10/10/2019

Certification Number:

8032552

Application ID:

3032552

Building Type:

House

Certification Type:

Roof

Certification Detail:

Entire Re-Roof:
metal

Certification Date:

11/21/2019

Location of Property:

Street

163 BYRD SALYER RD

Engineer/Non-Engineer:

Engineered

City, Zip, County

Bay City, 77414, Matagorda

State:

TEXAS

Wind Zone & Building Code Details:

Inland II - Inland II - International Residential Code, 2006 Edition (Amended with 2006 Texas Revisions)

This certification has been issued in reliance on the information submitted to TWIA. By issuing this certification, TWIA has not warranted, guaranteed, or approved the design, construction, installation or condition of the building components made subject to this certification. Issuance of this certification only effects eligibility for windstorm insurance through TWIA per Texas Insurance Code section 2210.2515 and corresponding Rules adopted by the Texas Department of Insurance and does not guarantee the insurability or future condition of the subject property.

HAGAN SURVEYING

1420 OLD ANGLETON ROAD, CLUTE, TEXAS 77531 979-265-5887 1-800-460-3456

Buyers: Mike Stone

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:

This is to certify that I have, this day, made a careful and accurate survey on the ground of the property located at RT. 1 BOX 167-M - J.T. BYRD ROAD NEAR THE CITY OF BAY CITY, TEXAS.

Being a 5.63 Acre Tract of land as recorded in Volume 507, Page 634, of the Official Records of Matagorda County, Texas, and being situated in the J.W.E. Wallace League, Abstract No. 99, in Matagorda County, Texas; Said 5.63 Acre Tract of land being more fully described by the metes and bounds attached hereto.

J.W.E. WALLACE LEAGUE ABSTRACT NO. 99

HELLEFINGER, GRACIE D.
CALL 1019.57 ACRES

(CALLED N 88° 48' 00" E)
N 88° 25' 06" E

32.40'

N 88° 52' 20" E - 329.08'

FND 1/2"
IRON ROD

SET 1/2"
IRON ROD

5.63 ACRES

See Detail "A"

COBB, DAVID L. & CONNIE A.
CALL 10.57 ACRES
VOL. 618, PG. 197
M.C.O.R.

(CALLED N04° 13' 11" W - 723.47')
N 04° 15' 14" W - 723.74'

MATURA, LEONARD & JENNIFER
CALL 5.630 ACRES
VOL. 507, PG. 634
M.C.O.R.

GENZER, DAVID & DEBRA
CALL 5.00 ACRES
VOL. 204, PG. 385
M.C.O.R.

FND 1/2"
IRON ROD @ 30.00'

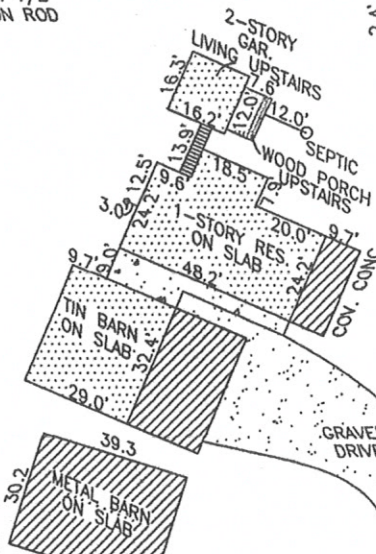
NORTH 1/2 OF 80' ROAD
RIGHT OF WAY

P.O.B. → SOUTHEAST CORNER

FND 1/2"
IRON ROD @ 688.26'



2.4' 17.9'
8.0' 1'
WOOD SHED
ON SLAB



1" = 50'
Detail "A"

COBB, DAVID L. & CONNIE A.
CALL 10.57 ACRES
VOL. 618, PG. 197
M.C.O.R.

(CALLED NO 4° 13' 11" W - 723.47')
N 04° 15' 14" W - 723.74'

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FND 1/2"
IRON ROD @ 30.00'

NORTH 1/2 OF 60' ROAD
RIGHT OF WAY

FND 1/2"
IRON ROD @ 688.26'

S 85° 46' 49" W
95.48'
(CALLED 97.06')

S 88° 59' 52" W - 225.10'

P.O.B.

SOUTHEAST CORNER
OF CALL 5.630 ACRE

J.T. BYRD ROAD

NOTE:

1) THERE WAS NO VISIBLE SIGNS OF ANY
PIPELINES ON OR ACROSS SUBJECT
PROPERTY AT TIME OF SURVEY.

COMMUNITY NO: 485489 PANEL NO: 0200 SUFFIX: C ZONE: C BASE: N/A MAP REVISED: 3-18-85

I have consulted the HUD-FIA Flood Hazard Boundary Map in the above described property and it is NOT in a designated flood hazard area. The plat hereon is a true, correct and accurate representation of the property as determined by survey. The lines and dimensions of said property being as indicated by the plat; the size, location and type of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back and distances from property lines are as indicated. There are no encroachments, conflicts, or protrusions, except as shown.

Scale 1" = 100' GF No. _____ Field Work: JB

Date 01-20-06 Request: Elmo Duke Drawn by: G. Lane

Max L. Hagan
Max L. Hagan, Civil Engineer, RPLS
REGISTERED PROFESSIONAL ENGINEER NO. 9811 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 937



Phil Stov 2-1-06

