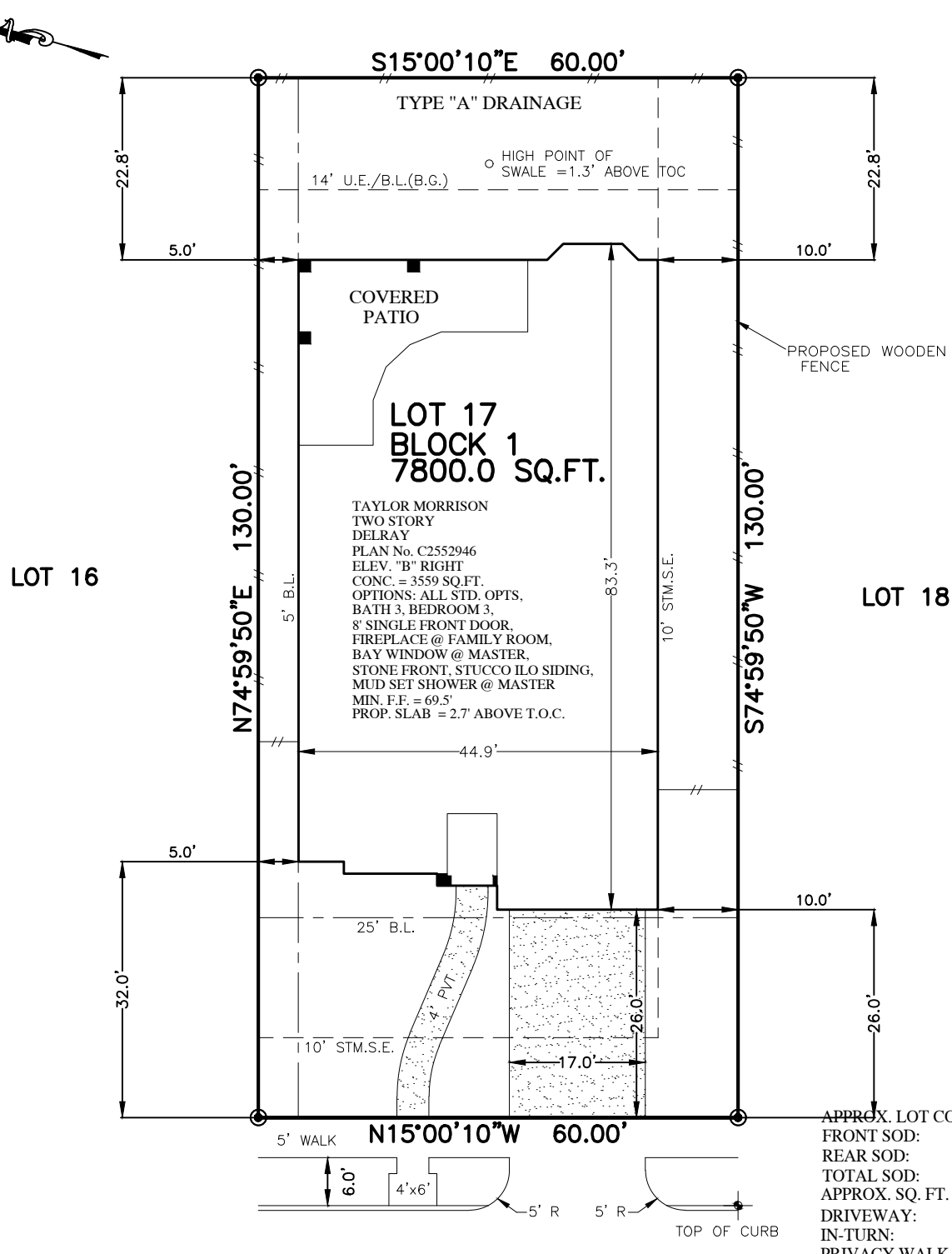




FLATWORK	B.L. BUILDING LINE	U.E. UTILITY EASEMENT	A.E. AERIAL EASEMENT	☆ LIGHT POLE	⊗ MANHOLE
PROPERTY LINE	G.B.L. GARAGE BUILDING LINE	W.L.E. WATER LINE EASEMENT	D.E. DRAINAGE EASEMENT	☐ ELECTRIC BOX	▣ GRATE DRAIN
BUILDING LINE	(B.G.) BUILDER GUIDELINES	S.S.E. SANITARY SEWER EASEMENT	E.E. ELECTRIC EASEMENT	⊙ FIBER OPTIC	▢ PAD MOUNTED TRANSFORMER
EASEMENT	F.F. FINISHED FLOOR	STM.S.E. STORM SEWER EASEMENT	○ WATER VALVE	⊕ TELEPHONE PEDESTAL	
WOODEN FENCE	EXT. EXTENDED	P.A.E. PRIVATE ACCESS EASEMENT	○ FIRE HYDRANT	⊙ GAS METER	
WROUGHT IRON FENCE	R.O.W. RIGHT-OF-WAY	P.U.E. PRIVATE UTILITY EASEMENT	● MONUMENT	⊙ CABLE PEDESTAL	
CHAIN LINK FENCE	T.O.F. TOP OF FORM	PVT. PRIVATE	● IRON ROD	⊙ WATER METER	⊗ MANHOLE & INLET
OVERHEAD ELECTRIC	ELEV. ELEVATION	FND. FOUND	● IRON PIPE	⊙ GUY ANCHOR	○ INLET

RESERVE "A"



**LOT 17
BLOCK 1
7800.0 SQ.FT.**

TAYLOR MORRISON
TWO STORY
DELRAY
PLAN No. C2552946
ELEV. "B" RIGHT
CONC. = 3559 SQ.FT.
OPTIONS: ALL STD. OPTS,
BATH 3, BEDROOM 3,
8' SINGLE FRONT DOOR,
FIREPLACE @ FAMILY ROOM,
BAY WINDOW @ MASTER,
STONE FRONT, STUCCO ILO SIDING,
MUD SET SHOWER @ MASTER
MIN. F.F. = 69.5'
PROP. SLAB = 2.7' ABOVE T.O.C.

APPROX. LOT COVERAGE: 53.26%

FRONT SOD:	176 SQ. YDS.
REAR SOD:	257 SQ. YDS.
TOTAL SOD:	433 SQ. YDS.
APPROX. SQ. FT. OF FLATWORK:	
DRIVEWAY:	442 SQ. FT.
IN-TURN:	208 SQ. FT.
PRIVACY WALK:	121 SQ. FT.
PATIO:	0 SQ. FT.
SIDEWALK:	247 SQ. FT.
A/C PAD:	32 SQ. FT.
TOTAL FLATWORK:	1050 SQ. FT.
FENCE:	
REAR:	60 LIN. FT.
LEFT:	83 LIN. FT.
RIGHT:	89 LIN. FT.
FRONT LEFT:	5 LIN. FT.
FRONT RIGHT:	10 LIN. FT.
TOTAL FENCE:	247 LIN. FT.

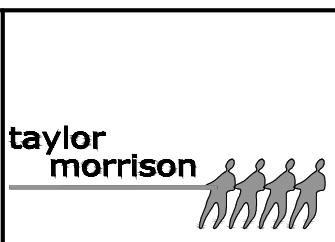
5515
BELLINGEN RIVER LANE(PVT.)
(50' R.O.W.)

PLOT PLAN
SCALE: 1 = 20'

NOTES:
1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
2. SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
4. DRAINAGE TYPE DETERMINED WITHOUT BENEFIT OF DRAINAGE PLANS.

FOR: TAYLOR MORRISON HOMES
ADDRESS: 5515 BELLINGEN RIVER LANE
ALLPOINTS JOB#: TM165713 BY: AW
G.F.:
JOB:

**LOT 17, BLOCK 1,
AVALON AT RIVERSTONE, SECTION 12B,
PLAT NO. 20170060, PLAT RECORDS,
FORT BEND COUNTY, TEXAS**



FLOOD ZONE: X SHADED
COMMUNITY PANEL:
48157C0290L
EFFECTIVE DATE: 4/2/2014
LOMR: DATE: