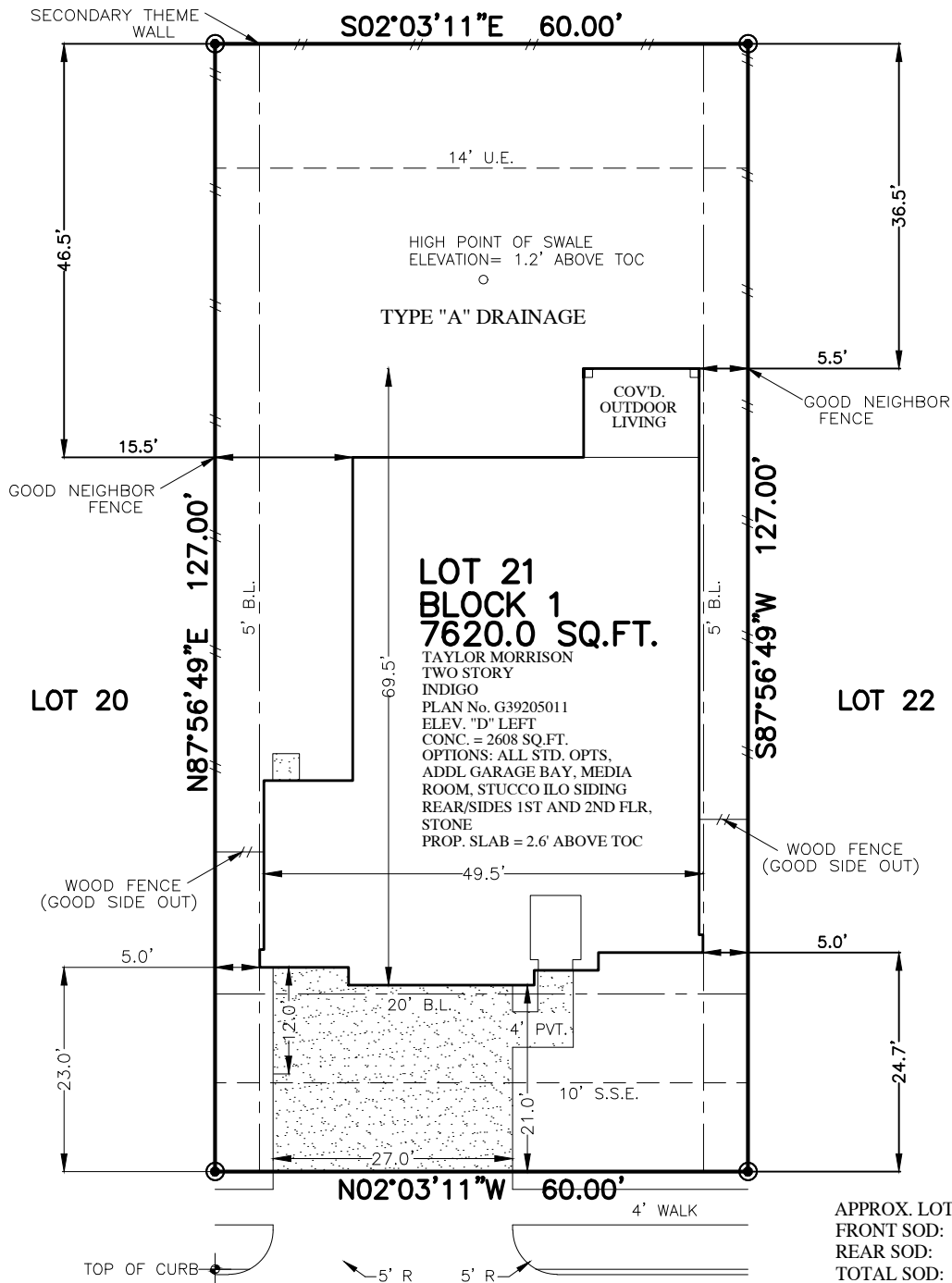




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	A.C.C.E. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	B.L.(3C) 3 CAR BUILDING LINE	S.M.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	ELECTRIC BOX
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	FIBER OPTIC
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	TELEPHONE PEDESTAL
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PRIVATE ACCESS EASEMENT	WATER VALVE	GAS METER
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PRIVATE UTILITY EASEMENT	FIRE HYDRANT	CABLE PEDESTAL
	PROP. PROPOSED	P.V.T. PRIVATE	MONUMENT	WATER METER
	ELEV. ELEVATION	FND. FOUND	IP. IRON PIPE	MANHOLE & INLET
				VAULT

RESTRICTED RESERVE "A"



2806 ACORN WAY
(50' R.O.W.)

PLOT PLAN
SCALE: 1" = 20'

APPROX. LOT COVERAGE: 42.61%

FRONT SOD:	123 SQ. YDS.
REAR SOD:	386 SQ. YDS.
TOTAL SOD:	509 SQ. YDS.
APPROX. SQ. FT. OF FLATWORK:	
DRIVEWAY:	583 SQ. FT.
IN-TURN:	323 SQ. FT.
PRIVACY WALK:	46 SQ. FT.
STOOP:	9 SQ. FT.
SIDEWALK:	132 SQ. FT.
A/C PAD:	32 SQ. FT.
TOTAL FLATWORK:	1125 SQ. FT.
FENCE:	
REAR:	60 LIN. FT.
LEFT:	91 LIN. FT.
RIGHT:	87 LIN. FT.
FRONT LEFT:	6 LIN. FT.
FRONT RIGHT:	6 LIN. FT.
TOTAL FENCE:	249 LIN. FT.

FRONT YARD LANDSCAPE REQ'S. (60'S & 65'S)				
TREES		SHRUBS		
SHADE	ORNAMENTAL	15 GAL.	5 GAL.	1 GAL.
2	1	3	15	30
REAR YARD LANDSCAPE REQ'S. (INTERIOR)				
TREES		SHRUBS		
SHADE	ORNAMENTAL	15 GAL.	5 GAL.	1 GAL.
1	N/A	N/A	N/A	N/A

- NOTES:
- ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
 - 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.
 - 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.
 - DRAINAGE TYPE DETERMINED WITHOUT BENEFIT OF DRAINAGE PLANS.

FOR: TAYLOR MORRISON HOMES
ADDRESS: 2806 ACORN WAY
ALLPOINTS JOB#: TM178180 BY: JN
G.F.:
JOB:

LOT 21, BLOCK 1,
CANE ISLAND, SECTION 22,
INSTRUMENT No. 1709231, OFFICIAL RECORDS
WALLER COUNTY, TEXAS



FLOOD ZONE: X
COMMUNITY PANEL:
48473C0375E
EFFECTIVE DATE: 2/18/2009
LOMR: 15-06-1824P | DATE: 4/22/2016

ISSUE DATE: 4/2/2019

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