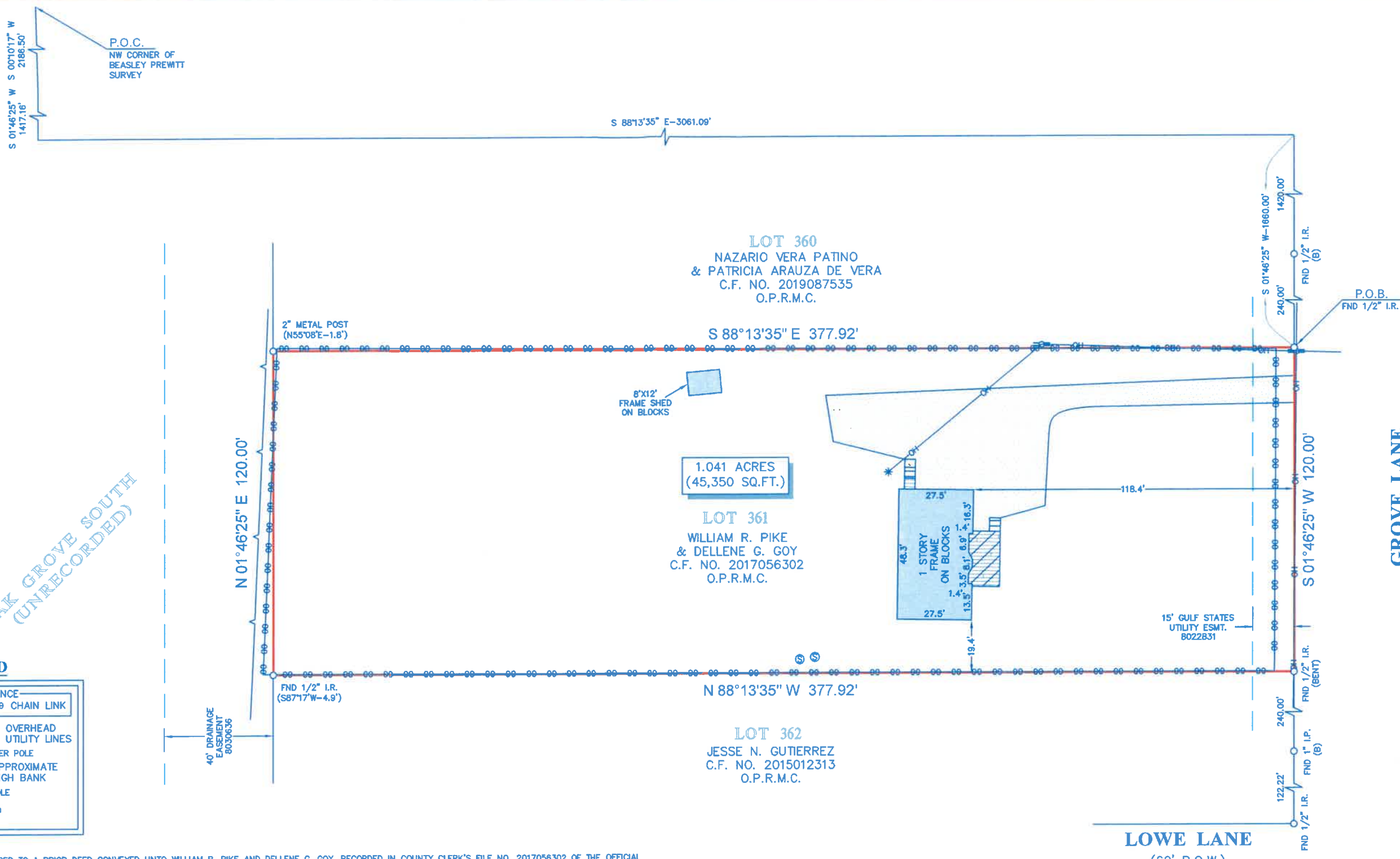


BEASLEY PREWITT
SURVEY
ABSTRACT 4420

SCALE 1"=40'



LEGEND

	CONCRETE		FENCE
	COVERED AREA		CHAIN LINK
	WOOD DECK		OVERHEAD UTILITY LINES
	STEPS		POWER POLE
	GRAVEL		APPROXIMATE HIGH BANK
			UTILITY POLE
			SEPTIC LID

- NOTES:**
- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO A PRIOR DEED CONVEYED UNTO WILLIAM R. PIKE AND DELLENE G. GOY, RECORDED IN COUNTY CLERK'S FILE NO. 2017056302 OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
 - ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE.
 - THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 - ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 - THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
 - SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON 04-22-20, UNDER G.F. NO. 86715-GAT76.
 - NATURAL GAS PIPELINE 100.00 FEET IN WIDTH AS RECORDED IN VOL. 301, PG. 11B AND AMENDED BY VOL. 511, PG. 5, D.R.M.C. (GENERAL IN NATURE/NO EVIDENCE OF PIPELINES OBSERVED)
 - AN INGRESS/EGRESS EASEMENT AS RECORDED UNDER C.F. NO. 8459899 O.R.M.C. (DOES NOT APPLY TO SUBJECT PROPERTY)

LEGAL DESCRIPTION: A TRACT OF LAND CONTAINING 1.041 ACRES (45,350 SQUARE FEET) SITUATED IN THE BEASLEY PREWITT SURVEY, ABSTRACT 4420, MONTGOMERY COUNTY, TEXAS, BEING LOT 361, OF OAK GROVE SOUTH, AN UNRECORDED SUBDIVISION. SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS ATTACHED.

STATE OF TEXAS REGISTERED LAND SURVEYOR

RICHARD FUSSELL
4148

Richard Fussell

RICHARD FUSSELL
R.F.S. 4148

SURVEYOR'S CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON MAY 05, 2020 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

CLIENT: OMERO DAVILA	
ADDRESS: 17558 GROVE LANE	
www.survey1inc.com survey1@survey1inc.com	
FIELD CREW: BM	TECH: EF
DRAFTER: JB	FINAL CHECK: EF
DATE: 05-06-20	
JOB# 5-83425-20	

Survey 1, Inc.
Your Land Survey Company
Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

TITLE COMPANY:

GREAT AMERICAN
TITLE COMPANY

281-359-6600

G.F. #: 86715-GAT76

ISSUE DATE: 04-22-20

