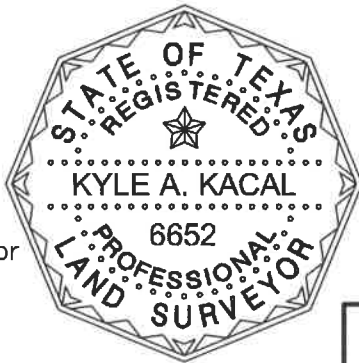


This is to certify that this plat and the survey on which it is based were prepared in accordance with the Texas Society of Professional Surveyors Standards and Specifications for a Category 1A, Condition II survey. Field Work was completed on November 26, 2019.

GBI Partners, L.P.

KAKAL

Kyle A. Kacal
Registered Professional Land Surveyor
Texas Registration No. 6652



#4720 WESTERDALE DRIVE
FULSHEAR, TEXAS 77441

LAND TITLE SURVEY

LOT ONE (1), IN BLOCK ONE (1),
OF WESTON LAKES SECTION 6A, A SUBDIVISION
RECORDED IN PLAT NO. 20090088 OF THE FORT
BEND COUNTY PLAT RECORDS, LOCATED IN THE
JOHN RANDON LEAGUE, A-76
CITY OF WESTON LAKES
FORT BEND COUNTY, TEXAS

*See page 2 of 2 pages for additional notes.



GBI PARTNERS, L.P.
LAND SURVEYING CONSULTANTS
4724 VISTA ROAD • PASADENA, TX 77505
PHONE: 281-499-4539 • www.gbisurvey.com
TBPELS FIRM # 10130300, 10194423

*REV. 1: Updated Title Commitment and Notes 01-02-20

SCALE: 1"= 30'	JOB NO. 195636	DATE: 12/16/2019
CREW CHIEF: N.M.	FIELD BOOK: 19156	DWG.: 195636

Notes:

1. This survey was prepared with the benefit of a Commitment for Title Insurance, File No. 596676, issued by Stewart Title Guaranty Company on January 2, 2020 (effective December 6, 2019).
2. According to FEMA Flood Insurance Rate Map (FIRM) No. 48157C0090L, map revised April 2, 2014, the surveyed tract lies in Zone X (unshaded).
3. Bearings are referenced to the the plat of record for Weston Lakes Section 6A as described hereon. Easements and building lines shown hereon per said plat unless noted otherwise.
4. A.E. is aerial easement; B.L. is building line; C.I.R. is capped iron rod; F.B.C.C.F. is Fort Bend County Clerk's File; F.B.C.P.R. is Fort Bend County Plat Records; FND is found; I.R. is iron rod; O.R.F.B.C. is Official Records of Fort Bend County, Texas; R.O.W. is right-of-way; TYP. is typical; U.E. is utility easement.
5. The surveyed tract is subject to restrictive covenants recorded in Plat No. 20090088 of the F.B.C.P.R., in Vol. 1646, Pg. 817 of the O.R.F.B.C. and in F.B.C.C.F. Nos. 9831241, 1999111603, 20011121561, 2008055504, 2009099158, 2009112234, 2010015786, 2010016027, 2010016161, 2010038910, 2010116093, 2010121406, 2011101046, 2011102361, 2011131069, 2011131070, 2011131071, 2011131082, 2012008188, 2012053859, 2012064942, 2012066668, 2012100690, 2012105074, 2012132708, 2013093217, 2013141214, 2015010299, 2016005747, 2017005359, 2018006553, 2018043437, 2018093999, and 2019004958.
6. The surveyed tract is subject to Order of Incorporation for the Community of Weston Lakes, as reflected under F.B.C.C.F. No. 2008055504; Subject to the City Limits Map, City of Weston Lakes Incorporated Boundary reflected by instrument recorded in F.B.C.C.F. No. 2008055490 and under Slide No. 2008/101 of the F.B.C.P.R.
7. The surveyed tract is subject to a Monthly Utility Charge of \$5.00 payable directly to the Utility District commencing on the first day of the first calendar month following the month in which a waterline and sanitary sewer line are extended by the Utility District to a property line of the subject lot, as set forth in Volume 1646, Page 817 of the County Clerk Official Records of Fort Bend County, Texas. Said charge secured by the same lien which secures the Maintenance Charge which lien shall be assigned by the Association to the Utility District.
8. The surveyed tract is subject to that certain Memorandum of Restrictions and Notice of Private Transfer Fee Obligation whereby it is stipulated that each owner is to maintain a Social Membership/Country Club Charge and that the property is subject to a private transfer fee obligation upon the sale of Lots in Weston Lakes payable to Weston Lakes Country Club, Inc., as reflected under F.B.C.C.F. No. 2010092902, 2012008188 and 2016005747.
9. The surveyed tract is subject to all charges, liens, and assessments payable to The Weston Lakes Property Owners Association, including that lien to secure the payment thereof, recorded in Volume 1646, Page 817 (8516636) annexed by F.B.C.C.F. No. 2010016161 and 2010016027 and additionally secured by a Vendor's Lien as set forth therein. This lien having been subordinated to a first lien or other liens of any bank, insurance company, savings and loan association, university, pension and profit sharing trusts or plans, or other bona fide, third party lender, including Declarant. Social Membership Charge assigned to Weston Lakes Country Club, Inc., by instrument recorded in Volume 2167, Page 92 and 9819812 of the Official Records of Fort Bend County, Texas.
10. The surveyed tract is subject to Dedication of Storm Sewer Easements as recorded in Volume 2232, Page 1171 of the Official Records of Fort Bend County, Texas.

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