

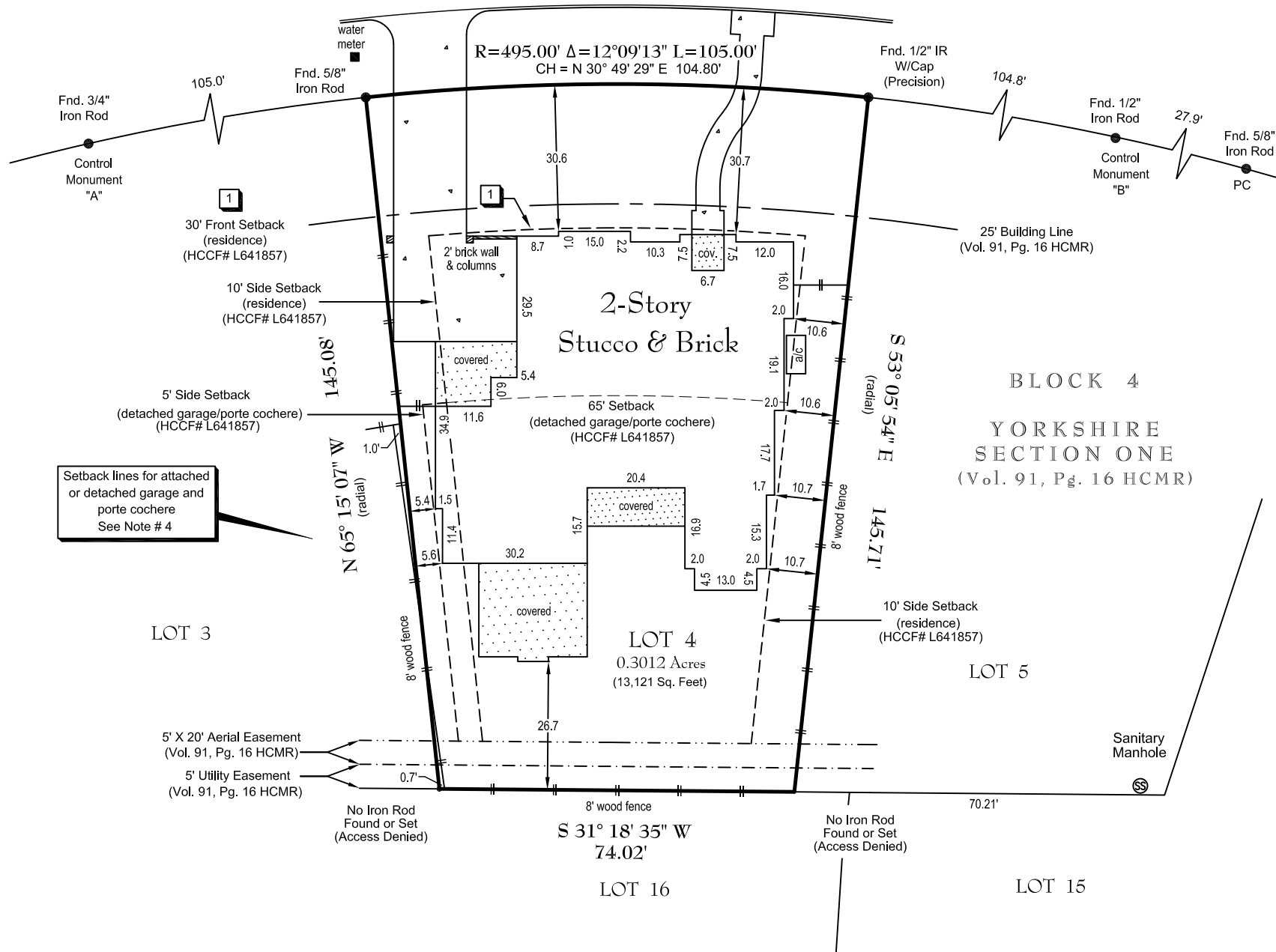
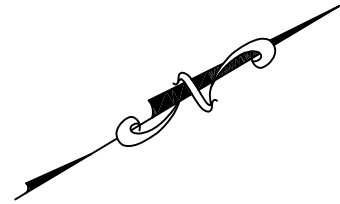
PROBSTFELD & ASSOCIATES

PROFESSIONAL LAND SURVEYORS

515 PARK GROVE DRIVE, SUITE 102 ▲ KATY, TEXAS 77450 ▲ (281) 829-0034 ▲ FAX (281) 829-0233

WEST FOREST DRIVE

60' R.O.W. (Vol. 91, Pg. 16 HCMR)



NOTES:

- Fences do not follow boundary lines as shown above.
- Surveyor has not abstracted this property. This survey has been prepared based upon information provided by the title company. No independent investigation of the accuracy of the title company's work has been performed by the surveyor. Zoning ordinances and zoning building setback lines (if any) are not shown. Surveyor has not reviewed restrictive covenants as set forth under Exceptions From Coverage in Schedule B of the Title Commitment.
- Yorkshire is a deed restricted community. Front and side set backs for main residence shown above as set forth under Harris County Clerk's File No. L641857. A garage attached to a residence 65 feet from the front lot line may be placed 5 feet off the side lot line, if the front of the garage is closer than 65 feet to the front lot line it must be located 10 feet from the side lot line. A detached garage 65 feet from the front lot line may be placed 3 feet off the side lot line. A porte cochere on the driveway side may be 5 feet off the side lot line provided the garage (attached or detached) is at least 65 feet from the front lot line. Lot may be subject to certain requirements pertaining to front, side and rear setback lines and also architectural protrusions such as eaves, overhangs, ledges, etc., in relation to easements and/or building lines and should be verified prior to any planning or construction. Written approval by the Architectural Control Committee may be required.
- All bearings are based on the South right of way line of West Forest Drive. (Control Monument "A"-"B" = N 30° 48' 12" E - 309.41')

PLAT OF PROPERTY

FOR: TRINITY ESTATE HOMES, LTD.
 AT: 618 WEST FOREST DRIVE • HOUSTON, TX
 LGL: LOT 4, BLOCK 4
YORKSHIRE, SECTION ONE

**VOLUME 91, PAGE 16 OF THE MAP RECORDS
 OF HARRIS COUNTY, TEXAS**

SCALE: 1" = 30'
 DATE: 7/20/2017 REVISED DATE: 7/23/2020

This Property DOES NOT Lie within the designated 100 year floodplain.
 PANEL NO: 48201C 0640 M
 ZONE: X EFF. DATE: 11/15/2019
 BASE FLOOD ELEVATION: N/A
 LOCATED BY GRAPHIC PLOTTING ONLY AND NOT RESPONSIBLE FOR ACTUAL DETERMINATION.

THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH TITLE COMMITMENT
 PROVIDED BY: ONE NATION TITLE
 GF#: 171263-KW01 (7/7/2017)

EMAIL COPY
NOT TO BE RECORDED FOR ANY PURPOSE

JOB # 2352-010 DRAWN BY: P/MTM

THIS SURVEY IS THE PROPERTY OF PROBSTFELD & ASSOCIATES, INC., IS CERTIFIED FOR THIS TRANSACTION ONLY, AND IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR OWNERS.