

* CITY ORDINANCES
 ** RESTRICTIVE COVENANTS
 *** BUILDER GUIDELINES
 UE = UTILITY EASEMENT
 AE = AERIAL EASEMENT

LEGEND

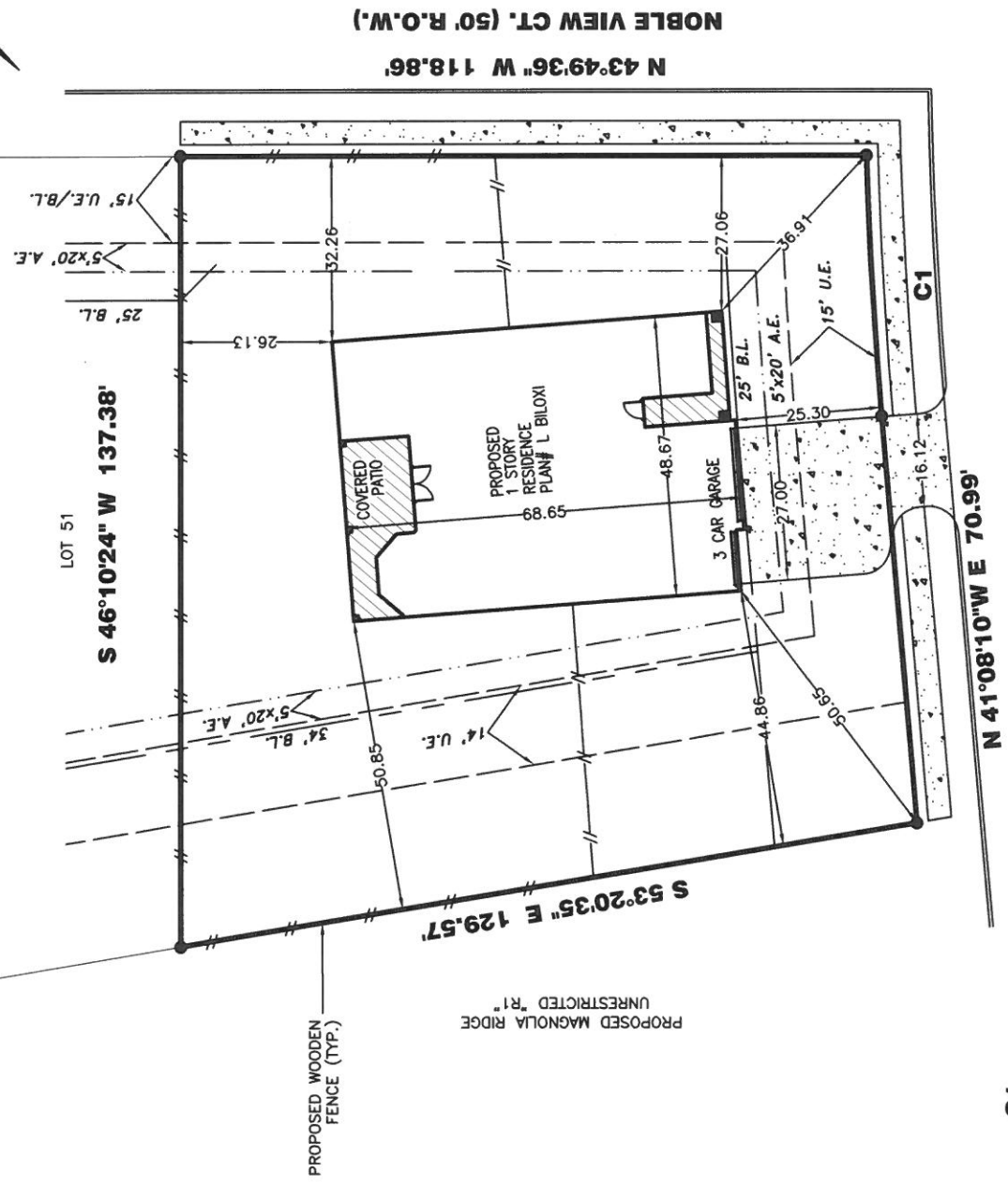
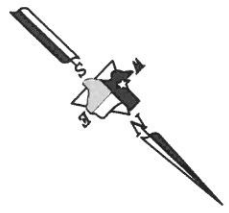
BL = BUILDING LINE
 PL = PROPERTY LINE
 IRON FENCE — I —
 WOOD FENCE — // —
 OVERHEAD UTILITIES — U —

SSE = SANITARY SEWER ESMT.
 WLE = WATERLINE EASEMENT
 ROW = RIGHT OF WAY

PUE = PRIVATE UTILITY ESMT.
 PAE = PERMANENT ACCESS ESMT.
 MUE = MUNICIPAL UTILITY ESMT.



THE SURVEY COMPANY IS NOT RESPONSIBLE OR LIABLE FOR ANY CONSTRUCTION COST OR REIMBURSEMENT TO BUILDER FOR ADDITIONAL IMPROVEMENTS SHOWN OR NOT SHOWN ON SAID PLOT PLAN. THE MAIN PURPOSE OF A PLOT PLAN IS TO ESTABLISH PLACEMENT OF THE DWELLING ON THE SUBJECT PROPERTY TO AVOID ENCROACHMENTS. BUILDER SHOULD VERIFY ALL QUANTITIES AND PLACEMENT OF ALL IMPROVEMENTS.



C1
R=800.00'
L=45.33'
C=45.32'
CB=N 42°45'34\" E

158 SOUTH RIDGE PARK DR. (50' R.O.W.)
N 41°08'10\" W E 70.99'

LOT SIZE: 15,614 SQ. FT.

N 43°49'36\" W 118.86'
NOBLE VIEW CT. (50' R.O.W.)

PROPERTY INFORMATION

LOT 52 BLOCK 1
 SUBDIVISION:
 FINAL PLAT MAGNOLIA RIDGE SECTION V
 RECORDING INFO:
 CABINET Z, SHEET 1614-1616, MAP RECORDS,
 MONTGOMERY COUNTY, TEXAS

PLAN INFORMATION

PLAN NUMBER BILOXI
 PLAN OPTIONS:

FLOOD INFORMATION

F.I.R.M. NO: 48339C PANEL: 0478F
 REVISED DATE: 12-19-96 ZONE: "X"
 FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 A DRAINAGE EASEMENT 15' WIDE ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.
 NOTE: PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES, IF ANY.
 RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER CABINET Z, SHEET 1614-1616, MAP RECORDS, M.R.M.C.T.X., M.C.C. FILE NOS. 2009008836, 2010019737, 2010025792.
 THIS PLOT PLAN DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON.

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF HOUSTON), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.
 OWNER/BUILDER MUST VERIFY MINIMUM PROPOSED FINISHED FLOOR REQUIREMENTS OF F.E.M.A. AND/OR LOCAL GOVERNMENT AUTHORITIES, INCLUDING APPLICABLE BENCHMARK DATUM AND ADJUSTMENT, PRIOR TO PLANNING AND/OR CONSTRUCTION.

THIS PLOT PLAN WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AT THE REQUEST OF MHI HOMES AND MAY NOT SHOW ALL ENCUMBRANCES OF RECORD. THE BUILDER MUST VERIFY ALL BUILDING LINES, EASEMENTS, RESTRICTIONS AND ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY PRIOR TO STARTING CONSTRUCTION. THIS PLOT PLAN DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SURVEYOR RECOMMENDED A CURRENT TITLE REPORT SHOULD HAVE BEEN OBTAINED.

DRAWING INFORMATION

ADDRESS: 158 SOUTH RIDGE PARK DR.
 TT JOB NO: CH118-13
 CLIENT JOB NO: N/A
 DRAWN BY: MB
 BEARING BASE: REFERRED TO PLAT NORTH
 DATE: 08/08/13

REVISIONS

NO.	DATE	REASON	BY
2	10-13-14	FLIP HOUSE	JF
3	11-04-14	MOVE HOUSE	JF
4	04-30-15	NEW PLAN	T. GRIFF
5	05-15-15	MOVE HOUSE	T. GRIFF



FIRM REG. NO. 10115900
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