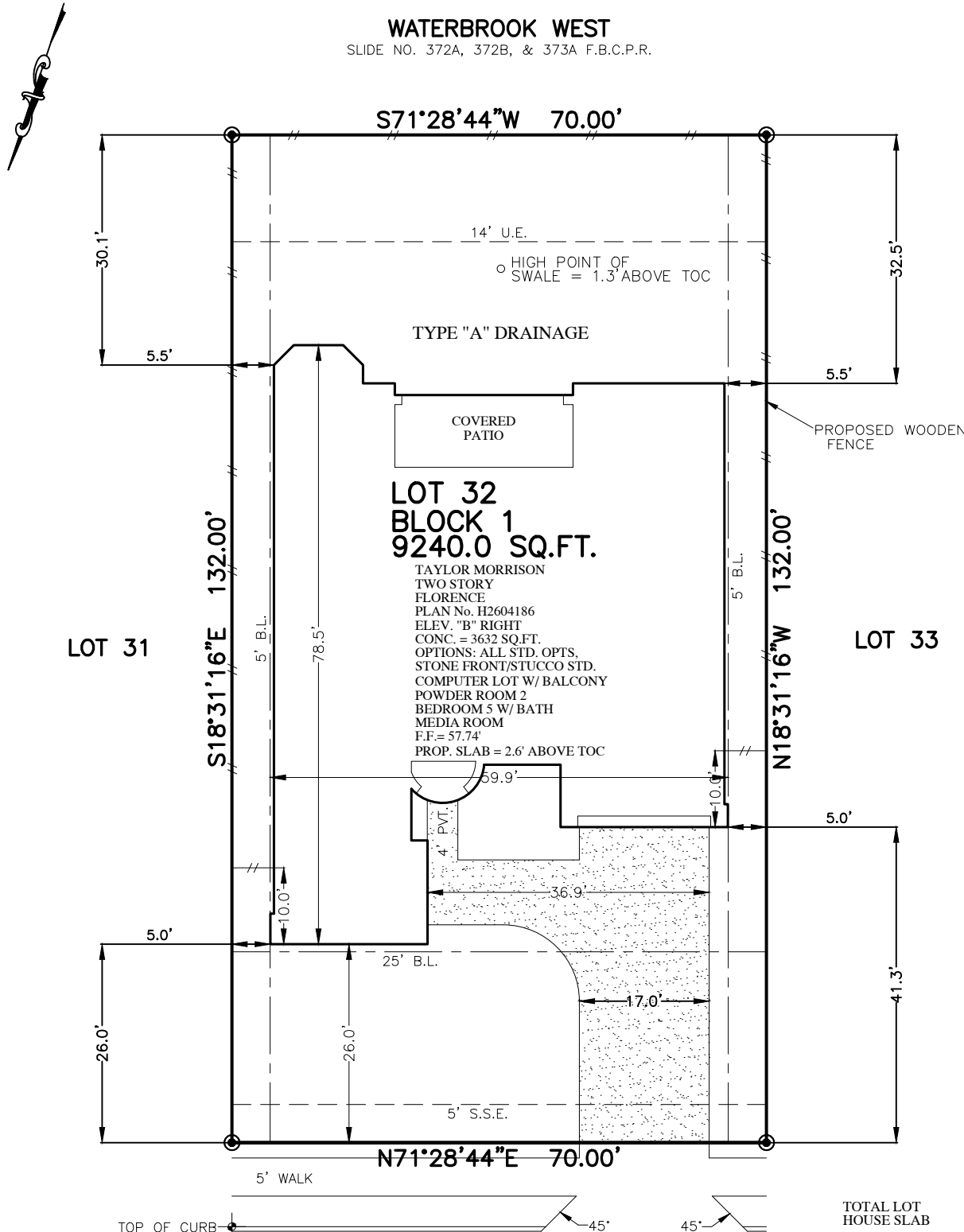




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	A.C.C.E. ACCESS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

WATERBROOK WEST

SLIDE NO. 372A, 372B, & 373A F.B.C.P.R.



**LOT 32
BLOCK 1
9240.0 SQ.FT.**

TAYLOR MORRISON
TWO STORY
FLORENCE
PLAN No. H2604186
ELEV. "B" RIGHT
CONC. = 3632 SQ.FT.
OPTIONS: ALL STD. OPTS.
STONE FRONT/STUCCO STD.
COMPUTER LOT W/ BALCONY
POWDER ROOM 2
BEDROOM 5 W/ BATH
MEDIA ROOM
F.F. = 57.74'
PROP. SLAB = 2.6' ABOVE TOC

TOTAL LOT	9240.0 SQ. FT.
HOUSE SLAB	3632 SQ. FT.
BUILDING COVERAGE	39.31 %
IMPERVIOUS COVERAGE	49.64 %
FRONT SOD:	214 SQ. YD.
REAR SOD:	318 SQ. YD.
TOTAL SOD:	532 SQ. YD.
FRONT FENCE	10 LIN. FT.
LEFT FENCE	96 LIN. FT.
RIGHT FENCE	81 LIN. FT.
REAR FENCE	70 LIN. FT.
TOTAL FENCE	257 LIN. FT.
TOTAL FLATWORK	1442 SQ. FT.
DRIVEWAY	893 SQ. FT.
PRIVATE WALK	30 SQ. FT.
APPROACH	222 SQ. FT.
PUBLIC WALK	265 SQ. FT.
A/C PAD	32 SQ. FT.

**5119
ABBEY PARK (PVT.)
(50' R.O.W.)**

**PLOT PLAN
SCALE: 1" = 20'**

NOTES:
1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
2. 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.
3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS, DEVELOPMENT PLANS (WSD'S) OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
4. MINIMUM FINISHED FLOOR REQUIREMENTS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT ESTABLISH A MINIMUM FINISHED FLOOR.
5. DRAINAGE TYPE DETERMINED WITHOUT BENEFIT OF DRAINAGE PLANS.

FOR: TAYLOR MORRISON HOMES
ADDRESS: 5119 ABBEY PARK
ALLPOINTS JOB#: TM195871 BY: BM
G.F.:
JOB:

**LOT 32, BLOCK 1,
AVALON AT SIENNA PLANTATION, SECTION 1,
PLAT No. 20150166, PLAT RECORDS,
FORT BEND COUNTY, TEXAS**



FLOOD ZONE: X SHADED
COMMUNITY PANEL:
48157C0295L
EFFECTIVE DATE: 4/2/2014
LOMR: DATE:

ISSUE DATE: 11/27/2019

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