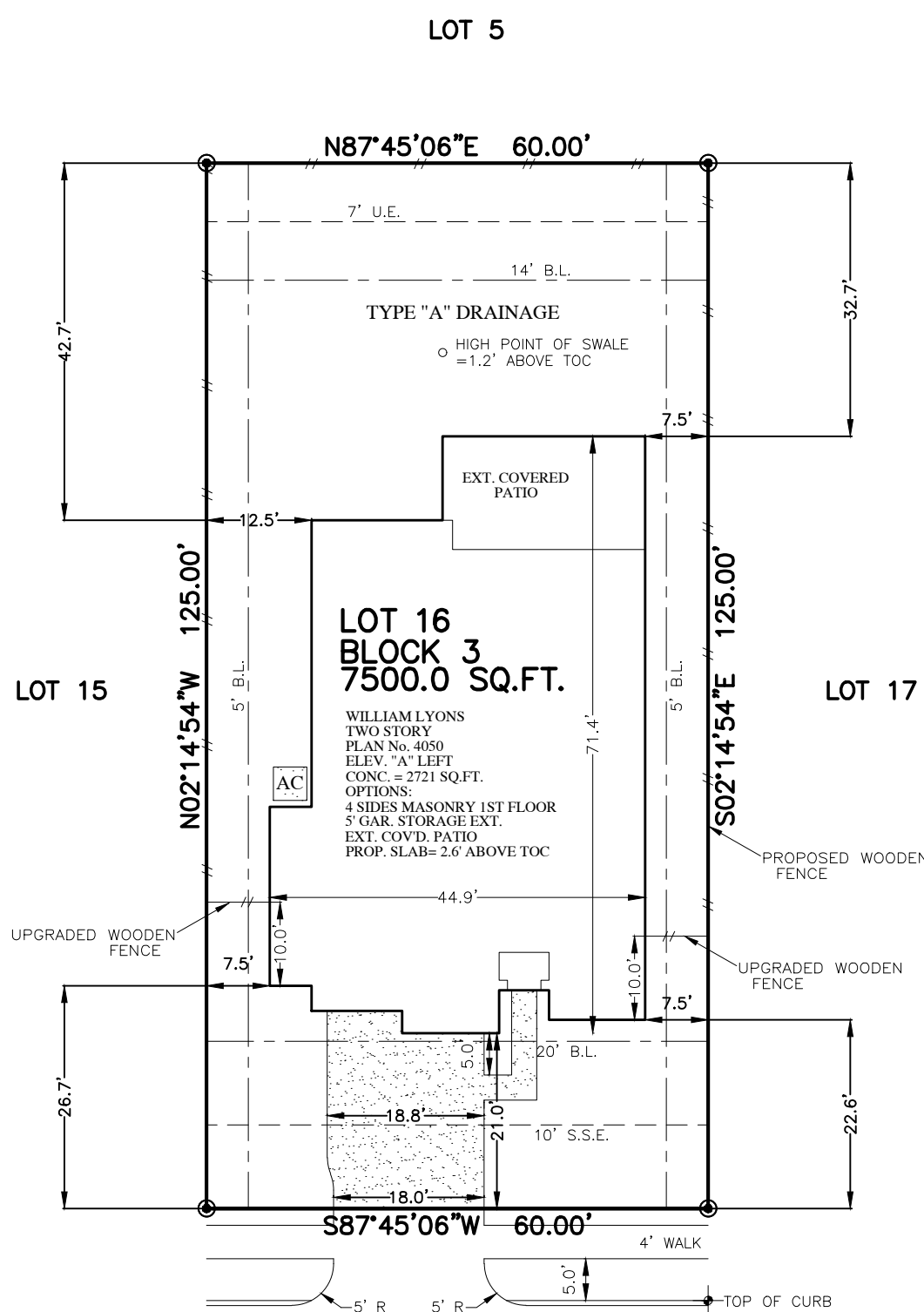




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	A.C.C.E. ACCESS EASEMENT
EASEMENT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

⊗ MANHOLE
⊠ GRATE DRAIN
⊞ PAD MOUNTED TRANSFORMER
⊕ TELEPHONE PEDESTAL
⊙ GAS METER
⊖ CABLE PEDESTAL
⊗ WATER METER & INLET
⊕ INLET
⊞ VAULT



**12423
INVEREY REACH DRIVE
(50' R.O.W.)**

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

APPROX. LOT COVERAGE:	42.68%
FENCE (LIN. FT.)	255.6
FRONT SOD:	155 SQ. YD.
BACK SOD:	355 SQ. YD.
TOTAL SOD:	510 SQ. YD.
CONC. PATIO	0 SQ. FT.
PRIVATE WALK	49 SQ. FT.
PUBLIC WALK	168 SQ. FT.
DRIVEWAY	415 SQ. FT.
IN-TURN	220 SQ. FT.
TOTAL PAVING:	852 SQ. FT.

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 OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.

FOR: WILLIAM LYONS
 ADDRESS: 12423 INVEREY REACH DRIVE
 ALLPOINTS JOB#: WL188418 BY: NH
 G.F.: NH
 JOB: ARM
 NH

**LOT 16, BLOCK 3,
BALMORAL, SECTION 15,
FILM CODE No. 688283, MAP RECORDS,
HARRIS COUNTY, TEXAS**



FLOOD ZONE: X
 COMMUNITY PANEL:
 48201C0505M
 EFFECTIVE DATE: 6/9/2014
 LOMR: DATE:

ISSUE DATE: 9/26/2019
 ISSUE DATE: 9/18/2019
 ISSUE DATE: 8/28/2019
 ISSUE DATE: 8/19/2019

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