

- \*CITY ORDINANCES
- \*\*RESTRICTIVE COVENANTS
- \*\*\*BUILDER GUIDELINES
- WIRE FENCE — X —
- CHAIN LINK FENCE — 0 —
- IRON FENCE — I —
- WOOD FENCE — // —
- OVERHEAD UTILITIES — U —

- BL = BUILDING LINE
- PL = PROPERTY LINE
- UE = UTILITY EASEMENT
- AE = AERIAL EASEMENT
- MH = MANHOLE
- FNC = FENCE
- BUILDING LINE
- ESMT LINE
- AERIAL ESMT

- I.R. = IRON ROD
- I.P. = IRON PIPE
- PUE = PRIVATE UTILITY ESMT.
- PAE = PERMANENT ACCESS ESMT.
- MUE = MUNICIPAL UTILITY ESMT.
- SSE = SANITARY SEWER ESMT.
- WLE = WATERLINE EASEMENT
- ROW = RIGHT OF WAY
- FND = FOUND

**LEGEND**

- CONCRETE
- COVERED
- SOD

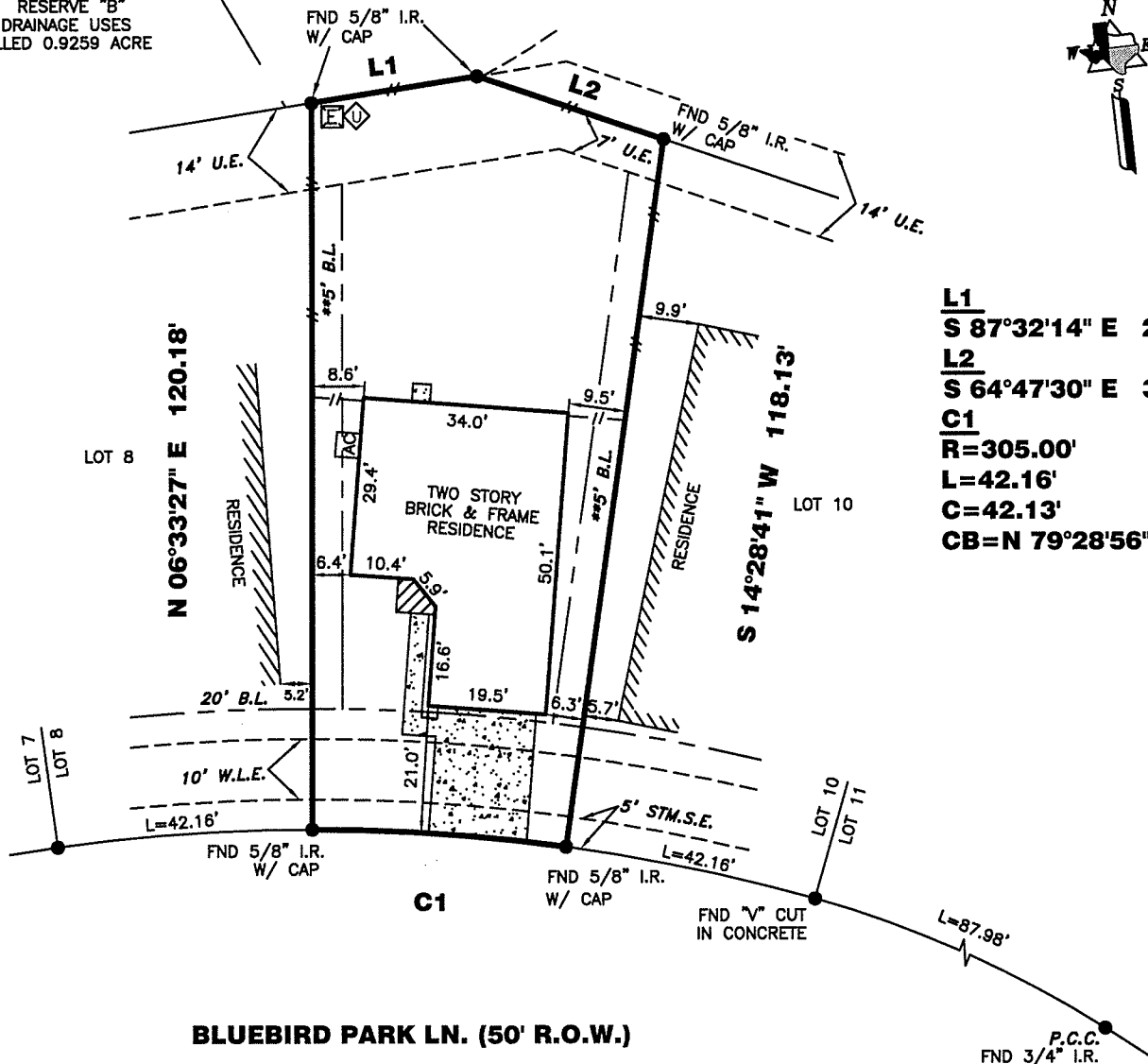
- ELECT. BOX
- A/C PAD
- FIRE HYDRANT
- LIGHT STANDARD
- UTILITY POLE
- MANHOLE
- WATER METER
- UTIL. PEDESTAL

SCALE 1"=30'



CALLED 94.293 ACRES  
 CONVEYED TO  
 L & E BOETTCHER FAMILY  
 PARTNERSHIP, LTD.  
 PER H.C.C.F. NOS. Y-128358, Y-128360  
 Y-128361, & Y-128634

RESERVE "B"  
 DRAINAGE USES  
 CALLED 0.9259 ACRE



**L1**  
**S 87°32'14" E 27.74'**  
**L2**  
**S 64°47'30" E 32.63'**  
**C1**  
**R=305.00'**  
**L=42.16'**  
**C=42.13'**  
**CB=N 79°28'56" W**

**BLUEBIRD PARK LN. (50' R.O.W.)**

3511 BLUEBIRD PARK LN.

**PROPERTY INFORMATION**

LOT 9 BLOCK 4

SUBDIVISION:  
 ARBOR TRAILS SEC. 1

RECORDING INFO:  
 FILM CODE NO. 605217, MAP RECORDS,  
 HARRIS COUNTY, TEXAS

BORROWER:  
 DAVID E. BROWN

TITLE CO.  
 STEWART TITLE COMPANY

G.F.# 8123583 G.F. DATE: 06-22-09

SURVEYED FOR:  
 ROYCE HOMES, L.P.

**DRAWING INFORMATION**

TRI-TECH JOB NO: R20048-08

CLIENT JOB NO: 304-034

DRAWN BY: R. MOHAMMAD

BEARING BASE: REFERRED TO PLAT NORTH

FIELD DATE: 04-03-08

**FLOOD INFORMATION**

F.I.R.M. NO: 48201C PANEL: 0270L  
 REVISED DATE: 6-18-07 ZONE: (\*) "X SHADED"

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. FLOOD INFORMATION SUBJECT TO LETTER OF MAP CHANGE.

**NOTES:**

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.

ALL ROD CAPS ARE STAMPED "WINDROSE LAND SERVICES", UNLESS OTHERWISE NOTED.

SUBJECT TO A DRAINAGE EASEMENT 15' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER FILM CODE NO. 605217, M.R.H.C.TX., H.C.C. FILE NOS. J040968, H048958, 20060086561, 20060277284, 20070039147, VOL. 3310, PG. 317, D.R.H.C.TX., C.O.H. ORDINANCE 85-1878 PER H.C.C.F. # N-253886 AND C.O.H. ORDINANCE 89-1312 PER H.C.C.F. # M-337573 AND AMENDED BY C.O.H. ORDINANCE 1999-262.

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR, THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP, PLAT AND/OR DEEDS IN CONJUNCTION WITH TITLE INFORMATION OBTAINED FROM THE TITLE REPORT LISTED 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.

THIS SURVEY 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

(\*) PER LOMR CASE NO. 07-06-1822A, DATED 08-14-07

**REVISIONS**

NO.	DATE	REASON	BY
1	07-29-08	FINAL SURVEY	M. BAIRD
2	08-06-09	ADD BUYER	RCH



**TRI-TECH SURVEYING COMPANY, L.P.**

WWW.SURVEYINGCOMPANY.COM  
 10401 Westoffice Drive Phone: (713) 667-0800  
 Houston Texas, 77042 Fax: (713) 667-4610

**CERTIFICATION**

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plat thereof, indicated hereon.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY. THIS SURVEY IS INVALID WITHOUT THE ORIGINAL EMBOSSED SURVEYORS SEAL & SIGNATURE  
 © 2008, TRI-TECH SURVEYING COMPANY, L.P.

08-06-09

*[Handwritten Signature]*  
 SURVEYOR REGISTRATION