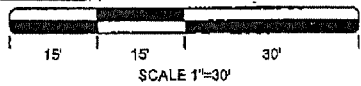
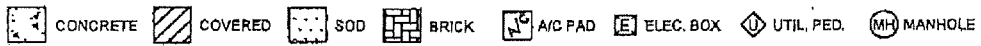
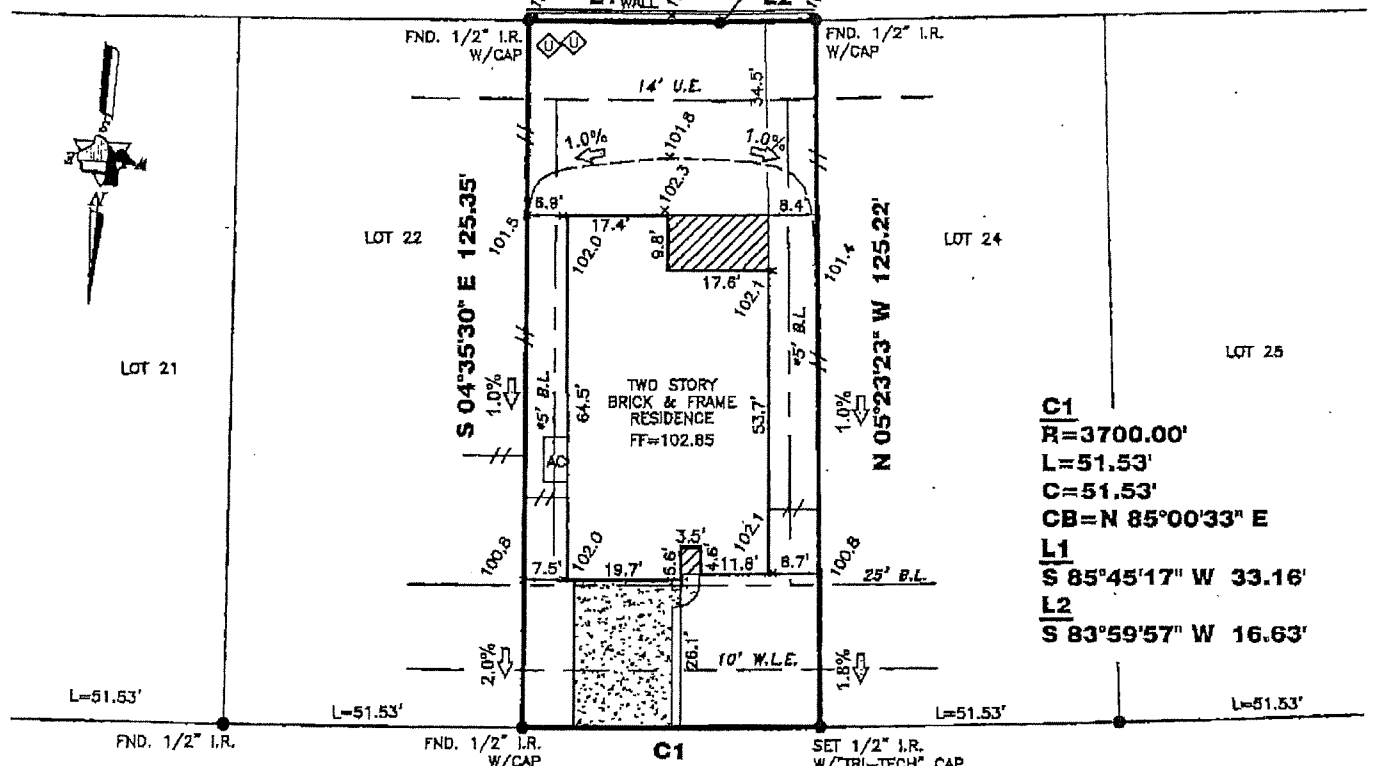


- * CITY ORDINANCES
- ** RESTRICTIVE COVENANTS
- *** BUILDER GUIDELINES
- I.R. = IRON ROD
- I.P. = IRON PIPE
- P.L. = PROPERTY LINE
- U.E. = UTILITY EASEMENT
- FND. = FOUND
- FNC. = FENCE
- P.U.E. = PUBLIC UTILITY ESMT.
- P.A.E. = PERMANENT ACCESS ESMT.
- M.U.E. = MUNICIPAL UTILITY ESMT.
- S.S.E. = SANITARY SEWER ESMT.
- W.L.E. = WATERLINE EASEMENT
- R.O.W. = RIGHT-OF-WAY
- I — IRON FENCE
- X — WIRE FENCE
- // — WOOD FENCE
- O — CHAIN LINK FENCE
- — — BUILDING LINE (B.L.)
- — — EASEMENT LINE
- — — AERIAL EASEMENT (A.E.)



AMC
2/2/16

RESERVE "A"
RESTRICTED TO LANDSCAPE/OPEN SPACE
1.828 AC./76,658 S.F.



C1
R=3700.00'
L=51.53'
C=51.53'
CB=N 85°00'33" E
L1
S 85°45'17" W 33.16'
L2
S 83°59'57" W 16.63'

FINAL LOT GRADE COMPLETE
NOTE: SOD IN FRONT YARD
SOD IN BACK YARD
SWALE IN BACK YARD

T.B.M. = 100.00 ASSUMED ELEV. T.O.C.
100.05 T.O.C.

MARINA POINT LN.
(60' R.O.W.)

I HEREBY DECLARE THAT THE ELEVATIONS AND DRAINAGE PATTERNS SHOWN HEREON WERE DEVELOPED FROM A SURVEY OF THIS PROPERTY ACCURATELY DEPICT RELATIVE ELEVATIONS AS THEY EXISTED. THE RELATIVE ELEVATIONS AS DEPICTED, MAY CHANGE SUBSEQUENT TO THE DATE OF THIS SURVEY DUE TO ADDITION OR REMOVAL OF THE SOIL BY ACTS OF MAN; EROSION BY WIND OR WATER; OR OTHER FACTORS. THE HOMEOWNER MUST MAINTAIN THESE ELEVATIONS AND GRADES TO PROPERLY DRAIN THE WATER AWAY FROM THE HOME.

29135 MARINA POINT LN.

PROPERTY INFORMATION

LOT 23 BLOCK 1
SUBDIVISION:
THE BROOKS AT CROSS CREEK RANCH SEC. ONE
RECORDING INFO:
PLAT NO. 20150B08, PLAT RECORDS,
FORT BEND COUNTY, TEXAS
BORROWER: Stephen Wayne Arthus
STEPHEN WAYNE ARTHUS
TITLE CO.
CHICAGO TITLE/EXECUTIVE TITLE CO., LTD.
G.F.# ETH1700351 G.F. DATE: 02-15-17
SURVEYED FOR:
PERRY HOMES, LLC

DRAWING INFORMATION

TRI-TECH JOB NO: Y27967-16
CLIENT JOB NO: N/A
DRAWN BY: SS
BEARING BASE: REFERRED TO PLAT NORTH
FIELD DATE: 12-14-16

FLOOD INFORMATION

F.I.R.M. NO: 48157C PANEL: 0085L
REVISED DATE: 04-02-14 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. FLOOD INFORMATION IS SUBJECT TO LETTER OF MAP CHANGES.

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
ALL ROD CAPS ARE STAMPED "BROWN & GAY", UNLESS OTHERWISE NOTED.
SUBJECT TO A DRAINAGE EASEMENT 27' 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 PLAT NO. 20150B08, I.L.R.F.C.T.X., F.B.C.C FILE NOS. 2005003006, 2004998872, 2012057037, 2012068868, 2013048103, 2016144053, 2016013667
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 FULSHEAR), 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.

REVISIONS

NO.	DATE	REASON	BY
1	3.18.17	FINAL	TGA

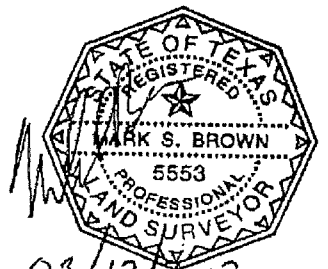
TRI-TECH SURVEYING CO., L.P.

WWW.SURVEYINGCOMPANY.COM
10401 Westoffice Drive | Phone: (713) 667-0800
Houston Texas, 77042 | Fax: (713) 667-4610
TBPLS #10116900

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 AND SIGNATURE.
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03/17/2017
SURVEYOR REGISTRATION