



NOTES:
 1. BEARINGS BASIS IS ADJOINING LINES OF LOTS 7 AND 8 BEING SOUTH 17 DEGREES 23 MINUTES 35 SECONDS WEST.
 2. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF TITLE REPORT. CERTAIN EASEMENTS AND/OR BUILDING LINES MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON. THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. THIS SURVEY DONE WITHOUT BENEFIT OF DEED. OWNER SHOULD OBTAIN A TITLE COMMITMENT BEFORE DESIGN OR CONSTRUCTION COMMENCES.

This survey is being provided solely for the use of the current parties and that no license has been created, express or implied, to copy the survey except as is necessary in conjunction with the original transaction.

PLAT OF LOT 7, BLOCK 1 OF PEBBLE CREEK AT RIVERSTONE, SECTION 1 ACCORDING TO THE MAP/PLAT RECORDED IN FILM CODE NO. 20150305 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.

PROPERTY LIES WITHIN FLOOD ZONE X-SHADED, ACCORDING TO F.I.R.M. MAP NO. 48157C 0295L, DATE 04-02-2014, BY GRAPHING PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION. BEFORE ANY DEVELOPMENT PLANNING, DESIGN, OR CONSTRUCTION IS STARTED, THE COMMUNITY, CITY AND COUNTY IN WHICH SUBJECT TRACT EXISTS SHOULD BE CONTACTED. SAID ENTITIES MAY IMPOSE LARGER FLOOD PLAIN AND FLOODWAY AREAS THAN SHOWN BY F.I.R.M. MAPS THAT WILL AFFECT DEVELOPMENT.

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS. I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only. Surveyor did not abstract property. Easements, building lines, etc. shown are as identified by:

GF 902-20919 of STEWART TITLE GUARANTY INSURANCE COMPANY

Fred W. Lawton, Registered Professional Land Surveyor No. 2321



ADDRESS: 6930 PEBBLE RIDGE TRAIL LENDER:
 CITY: MISSOURI CITY, TEXAS ZIP: 77459
 PURCHASER: SEBASTIAN THOMAS AND ROSE LILLY SANJEEVIRAJ
 JOB NO: NM26581 DATE: 07-19-16 SCALE: 1"=20'-00" REVISION: Key Map 609Q/R

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