



TITLE COMPANY:

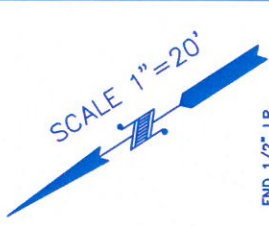


First American Title

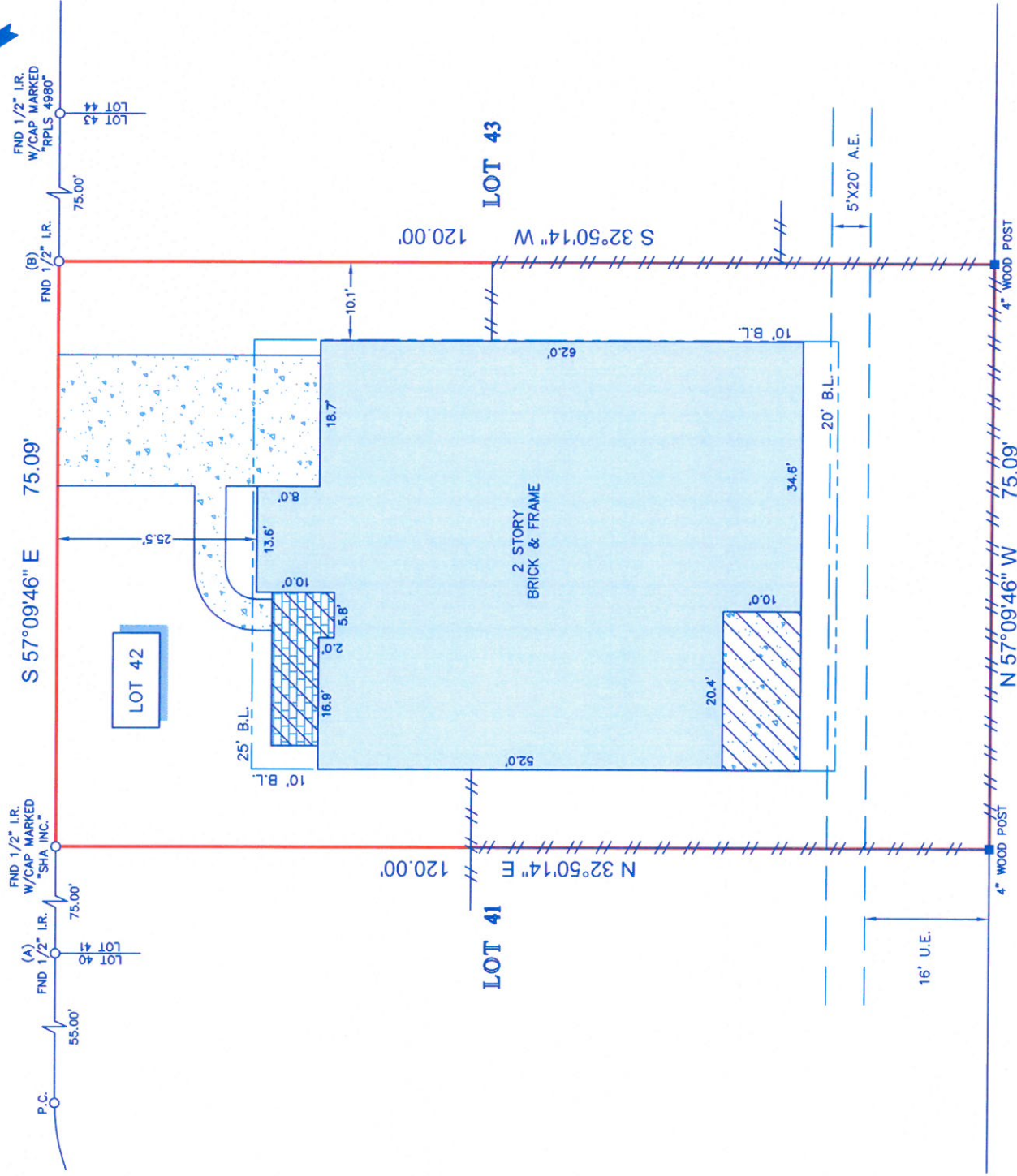
281-328-3239

ISSUE DATE:
JULY 26, 2017

G.F. #:
2260362-H044



EMERALD LANE
(50' R.O.W.)



COMMERCIAL RESERVE "A"

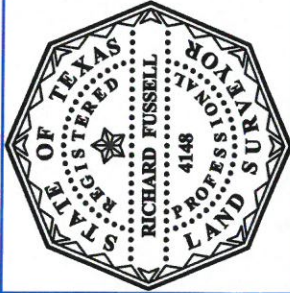
LEGEND

| | | | |
|--|--------------|--------------|------------------|
| | CONCRETE | | BUILDING LINE |
| | COVERED AREA | | UTILITY EASEMENT |
| | BRICK | | AERIAL EASEMENT |
| | | FENCE | |
| | | | WOOD |

NOTES:

- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
- ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE.
- THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
- SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JULY 26, 2017, UNDER G.F. NO. 2260362-H044.
- EASEMENT FOR UNDERGROUND ELECTRIC SERVICE AS RECORDED IN VOL. 1295, PG. 176.
- AN AGREEMENT FOR UNDERGROUND ELECTRIC SERVICE AS RECORDED IN VOL. 1293, PG. 161.

LEGAL DESCRIPTION: LOT 42, REPLAT OF BROOKSTONE SUBDIVISION, SECTION 1, A SUBDIVISION IN CHAMBERS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CLERK'S FILE NO. 68185 OF THE MAP AND/OR PLAT RECORDS OF CHAMBERS COUNTY, TEXAS.



SURVEYORS CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A SURVEY CONDUCTED UNDER MY SUPERVISION ON AUGUST 10, 2017. I HAVE NOT BEEN ADVISED BY ANYONE WHO COMPLES WITH THE CURRENT STANDARDS BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

Richard Fussell
RICHARD FUSSELL
RPLSA# 4148

CLIENT: ROBERT DUKE & DEBBIE DUKE

ADDRESS: 12415 EMERALD LANE

www.survey1inc.com
survey1@survey1inc.com

Survey 1, Inc.
Your Land Survey Company

Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

| | |
|-----------------|--------------|
| FIELD CREW: | TECH: |
| MV | JM |
| DRAFTER: | FINAL CHECK: |
| JM | EF |
| DATE: | |
| AUGUST 11, 2017 | |
| JOB# | |
| 8-56571-17 | |