

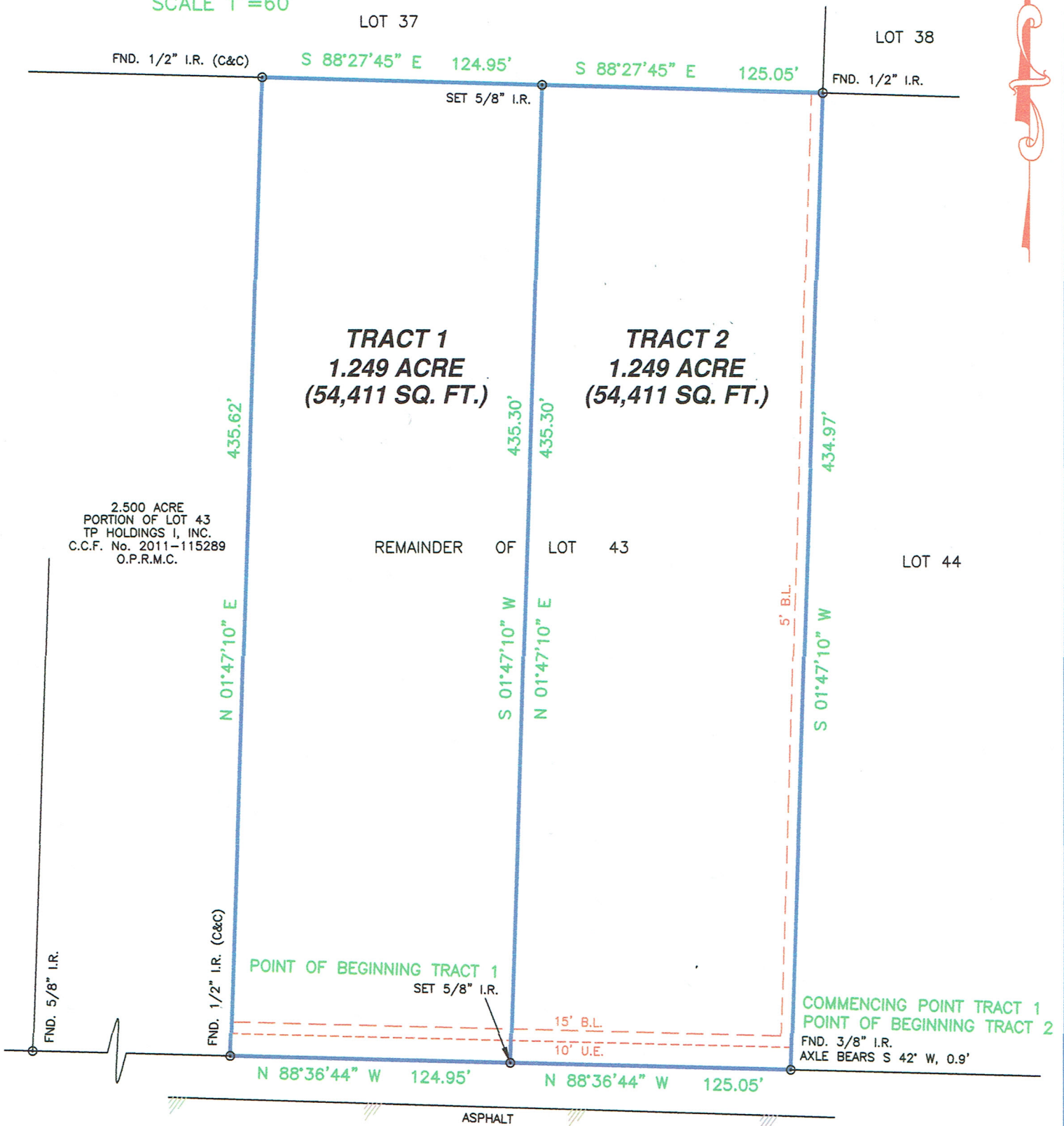


**JOHN DORSEY SURVEY, A-169
MONTGOMERY COUNTY, TEXAS**

SCALE 1"=60'

LOT 37

LOT 38



2.500 ACRE
PORTION OF LOT 43
TP HOLDINGS I, INC.
C.C.F. No. 2011-115289
O.P.R.M.C.

REMAINDER OF LOT 43

LOT 44

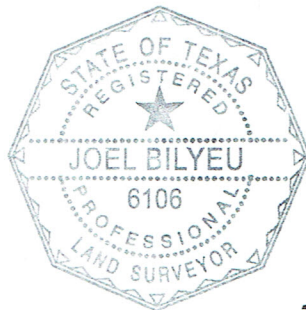
POINT OF BEGINNING TRACT 1
SET 5/8" I.R.

COMMENCING POINT TRACT 1
POINT OF BEGINNING TRACT 2
FND. 3/8" I.R.
AXLE BEARS S 42° W, 0.9'

BROWNBARK DRIVE (60' WIDE)

LEGEND

- FND. _____ Found
- I.R. _____ Iron Rod
- M.C.M.R. _____ Montgomery County Map Records
- M.C.D.R. _____ Montgomery County Deed Records
- O.P.R.M.C. _____ Official Public Records of Montgomery County
- C.C.F. No. _____ County Clerk File No.
- U.E. _____ Utility Easement
- B.L. _____ Building Line
- IRON ROD ○



I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY.

Joel Bilyeu 08/14/18
JOEL BILYEU TEXAS R.P.L.S. NO. 6106

**BOUNDARY SURVEY
1.249 ACRE TRACT 1 AND
1.249 ACRE TRACT 2 OUT OF LOT 43
RIDGEWOOD SUBDIVISION
CABINET B, SHEET 187A, M.C.M.R.
JOHN DORSEY SURVEY, A-169
MONTGOMERY COUNTY, TEXAS**

- NOTES:
- THE BASIS OF BEARING FOR THIS SURVEY IS THE MONUMENTED NORTH RIGHT-OF-WAY LINE OF BROWNBARK DRIVE CALLED N 88°36'44" W, AS SHOWN ON THE RECORDED PLAT.
 - THE SUBJECT TRACT DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR MONTGOMERY COUNTY, PANEL No. 48339C0505G, MAP REVISED: AUGUST 18, 2014.
 - NO TITLE COMMITMENT WAS PROVIDED AT THE TIME OF SURVEY. THERE MAY BE ADDITIONAL EASEMENTS OR OTHER RESTRICTIONS THAT ARE NOT SHOWN.
 - ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT AND RESTRICTIONS RECORDED IN VOLUME 1101, PAGE 690 OF THE M.C.D.R.
 - SURVEYOR DID NOT ABSTRACT TITLE AFFECTING THE SUBJECT TRACT AND OFFERS NO TITLE OPINION.
 - METES AND BOUNDS DESCRIPTIONS WERE PREPARED TO ACCOMPANY THIS SURVEY AND ARE ON FILE IN THE OFFICE OF C&R SURVEYING, INC.

	SURVEYING, INC.		
	PROFESSIONAL LAND SURVEYORS		
	33307 LOIS LANE MAGNOLIA, TEXAS 77354 OFFICE - (281) 259-6042 FAX - (281) 259-6043 E-MAIL - joel@crsurveying.com		
	Date: 08-14-18	Scale: 1"=60'	
Drawn By: J.R.B.	Checked By: J.R.B.		
Job No.: 02204-000-0-BND	Drawing No.: A-1041		