

*CITY ORDINANCES
 **RESTRICTIVE COVENANTS
 ***BUILDER GUIDELINES
 () RECORD INFORMATION

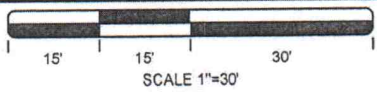
I.R. = IRON ROD
 I.P. = IRON PIPE
 P.L. = PROPERTY LINE
 U.E. = UTILITY EASEMENT

FND. = FOUND
 FNC. = FENCE
 P.U.E. = PUBLIC UTILITY ESMT.
 P.A.E. = PERMANENT ACCESS ESMT.

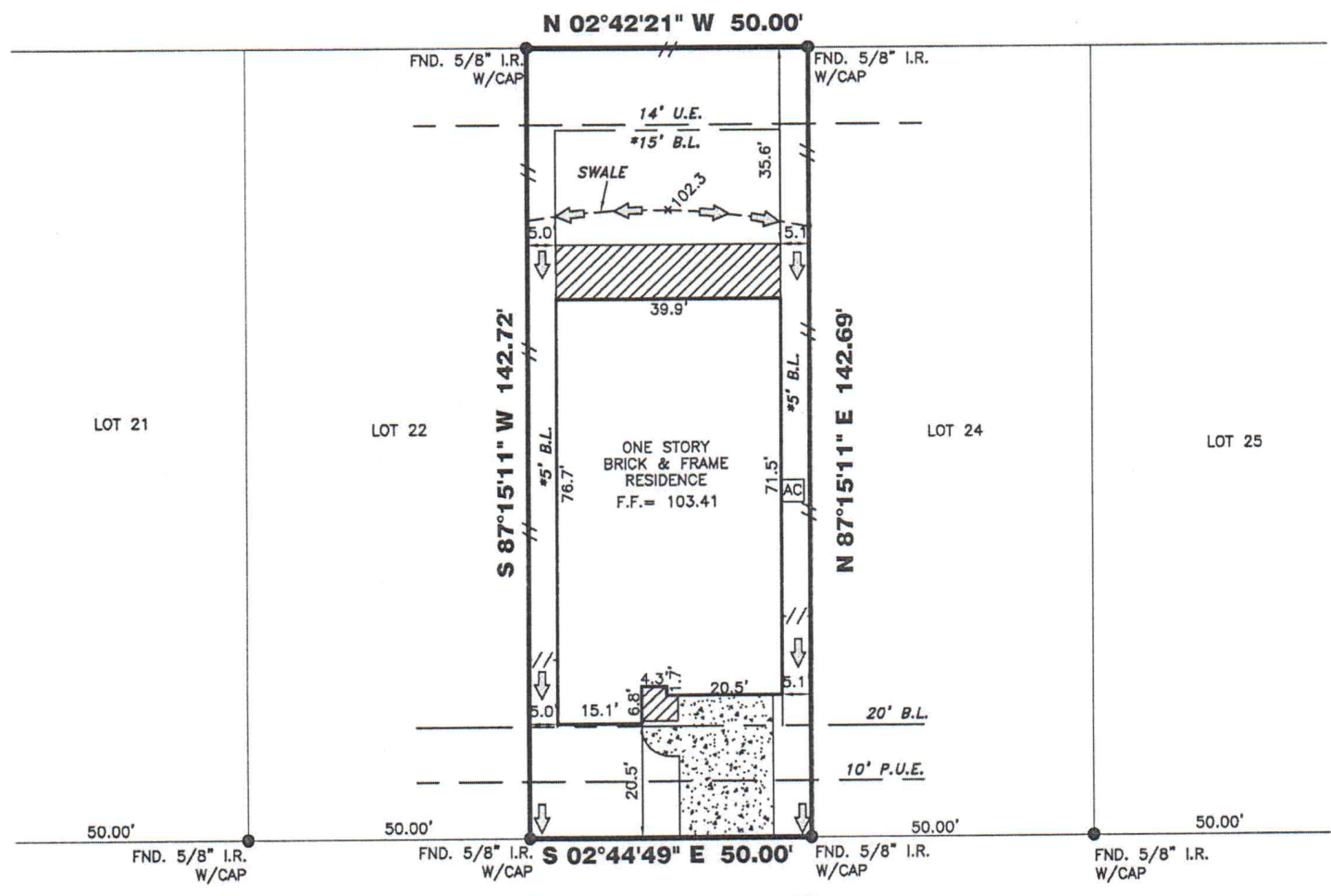
LEGEND
 M.U.E. = MUNICIPAL UTILITY ESMT.
 S.S.E. = SANITARY SEWER ESMT.
 W.L.E. = WATERLINE EASEMENT
 R.O.W. = RIGHT-OF-WAY

I — IRON FENCE
 X — WIRE FENCE
 // — WOOD FENCE
 O — CHAIN LINK FENCE
 --- — BUILDING LINE (B.L.)
 - - - - - EASEMENT LINE
 AERIAL EASEMENT (A.E.)

CONCRETE COVERED SOD BRICK A/C PAD ELEC. BOX UTIL. PED. MANHOLE WATER METER



RESTRICTED RESERVE "A"
 (RESTRICTED FOR LANDSCAPE/OPEN SPACE
 AND RECREATION USES PURPOSES ONLY)
 1.6837 AC. / 73,341 SQ. FT.



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.

T.B.M. = 100.00
 ASSUMED ELEV. T.O.C.
 100.16
 T.O.C.

ECKERT ROAD
 (50' R.O.W.)

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

(~) PER LOMR 18-06-2689A, DATED 06-29-18

9314 ECKERT ROAD

PROPERTY INFORMATION

LOT 23 BLOCK 2

SUBDIVISION:
MERIDIANA SEC. 80A

RECORDING INFO:
PLAT NO, 2018056316, PLAT RECORDS, BRAZORIA COUNTY, TEXAS

BORROWER:
ERIC DEAN MCCURTAIN AND CHRISTY MICHELLE MCCURTAIN

TITLE CO.
CHICAGO TITLE/EXECUTIVE TITLE CO., LTD.
G.F.# ETH1902053 G.F. DATE: 06-07-19

SURVEYED FOR:
PERRY HOMES, LLC

DRAWING INFORMATION

TRI-TECH JOB NO: Y31273-19

CLIENT JOB NO: N/A

DRAWN BY: NS

BEARING BASE: REFERRED TO PLAT NORTH

FIELD DATE: 02-22-19

FLOOD INFORMATION

F.I.R.M. NO: 48039C PANEL: 0110H

REVISED DATE: 06/05/89 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 IS SUBJECT TO LETTER OF MAP CHANGES.

NOTES:

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

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 2018056316, P.R.B.C.TX., B.C.C. FILE NOS. 2015051049, 2015058057, 2016057474, 2016057475, 2016057476, 2016057477, 2016057478, 2016057479, 2016057480, 2016057481, 2016057482, 2016057483, 2016057484, 2017008837, 2016057431, 2019000820.

ALL ROD CAPS ARE STAMPED "EHRA", UNLESS OTHERWISE NOTED.

SUBJECT TO A DRAINAGE EASEMENT 20' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

C.O.H. ORDINANCE 88-1878 PER H.C.C.F. # N-253886 AND C.O.H. ORDINANCE 88-1312 PER H.C.C.F. # M-337573 AND AMENDED BY C.O.H. ORDINANCE 1999-252.

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 IOWA COLONY), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

THIS SURVEY DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVER-HANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON.

REVISIONS

DATE	REASON	BY
07-31-19	FINAL SURVEY	SM

TRI-TECH SURVEYING COMPANY, L.P.

10401 WESTOFFICE DR.
HOUSTON, TEXAS 77042
PH: 713-667-0800

www.tritechtx.com TBPLS #10115900

CERTIFICATION

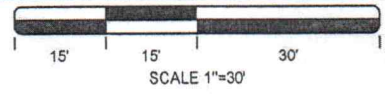
I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plat thereof, indicated hereon.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY.
© 2019 TRI-TECH SURVEYING COMPANY, L.P.

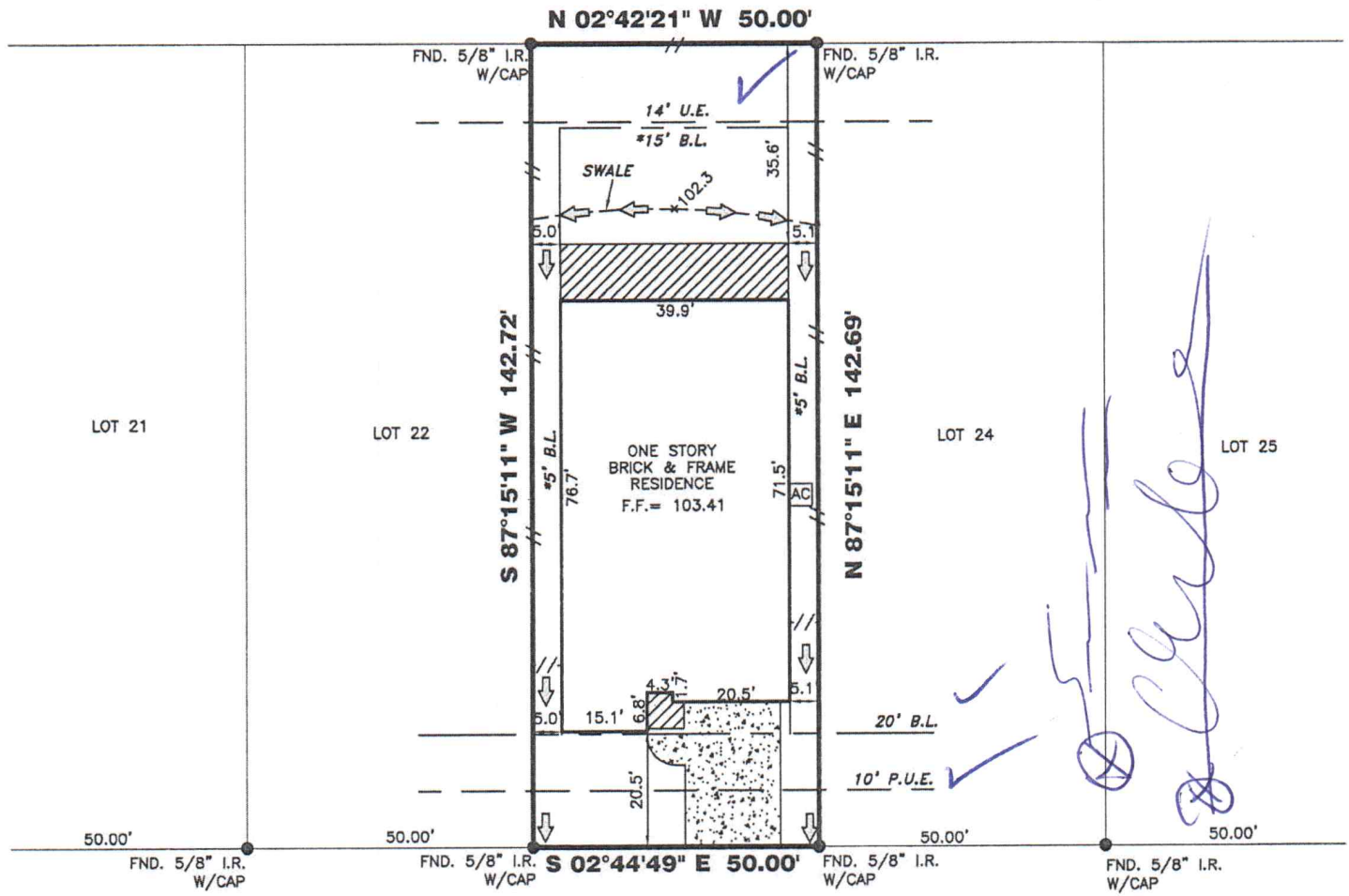


08/06/2019
SURVEYOR REGISTRATION

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- *** BUILDER GUIDELINES
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ARB 8/8/19

REVISIONS

DATE	REASON	BY
07-31-19	FINAL SURVEY	SM

TRI-TECH
SURVEYING COMPANY, L.P.

10401 WESTOFFICE DR.
HOUSTON, TEXAS 77042
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