

CURVE	RADIUS	DELTA	LENGTH	BEARING	DISTANCE
RECORD	530.00'	3657.36"	141.89'	N 82°05'40" W	335.97'
	530.00'	3657.36"	341.72'	N 85°07'40" W	338.17'

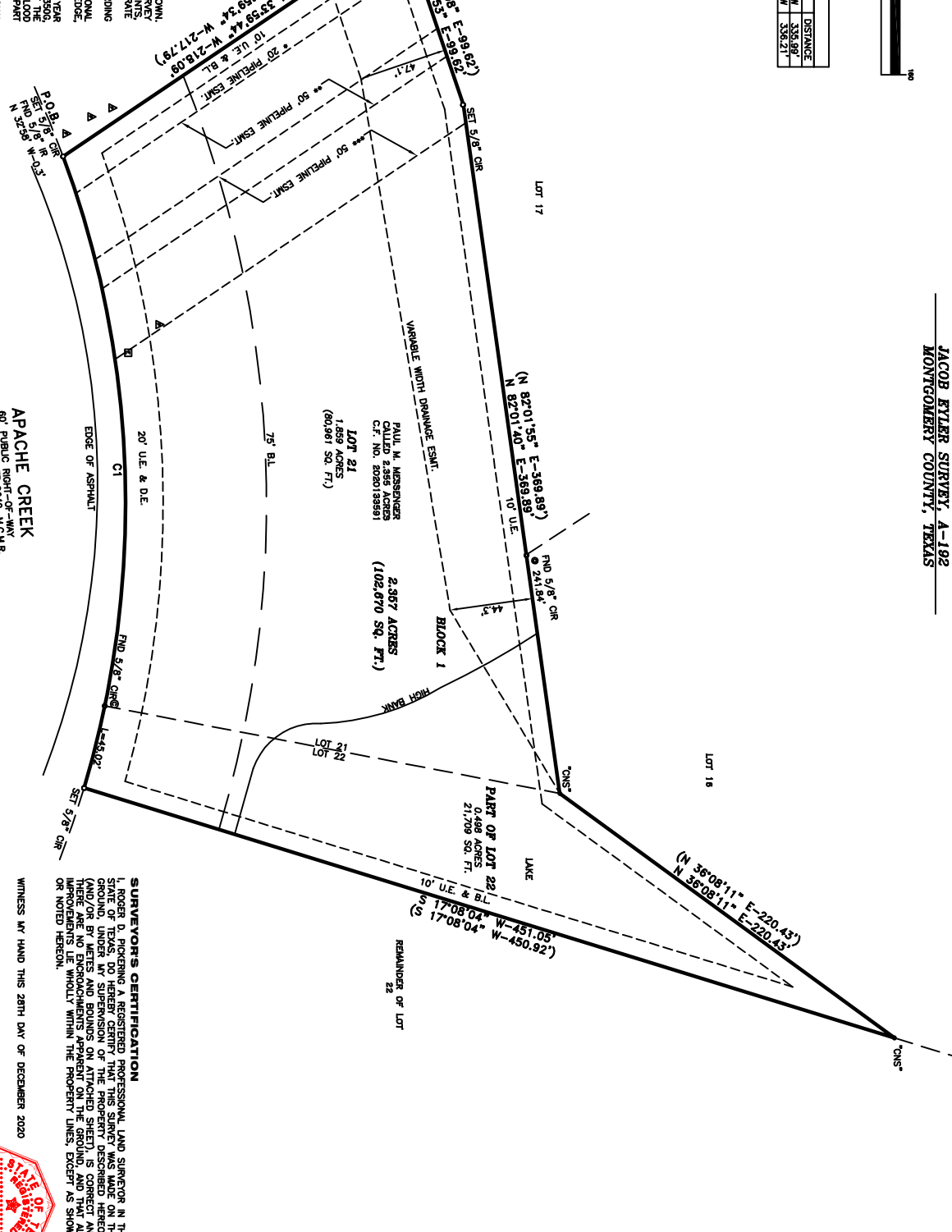
**LEGEND:**

- ① - ELECTRIC BOX
- ② - TELEPHONE BOX
- ③ - TRANSFORMER BOX
- ④ - GAS METER
- ⑤ - WATER METER
- ⑥ - LIGHT POLE
- ⑦ - SANITARY SEWER MANHOLE
- ⑧ - STORM SEWER MANHOLE
- ⑨ - TELEPHONE MANHOLE
- ⑩ - ELECTRIC MANHOLE
- ⑪ - SAMPLE WELL
- ⑫ - DRAINAGE INLET
- ⑬ - FERRUGINOUS MARKER
- ⑭ - IRON PIN OR TELEPHONE MARKER
- ⑮ - GAS MARKER
- ⑯ - PRELIME MARKER
- ⑰ - FIRE HYDRANT
- ⑱ - WATER VALVE
- ⑲ - MONITORING WELL
- ⑳ - ELECTRIC METER
- ㉑ - TRAFFIC SIGNAL POLE
- ㉒ - UTILITY POLE
- ㉓ - BENCHMARK
- ㉔ - FILM CODE
- ㉕ - CLERK'S FILE NUMBER
- ㉖ - MONTGOMERY COUNTY USED RECORDS
- ㉗ - M.C.A.R. - MONTGOMERY COUNTY MAP RECORDS
- ㉘ - POINT OF BEGINNING
- ㉙ - POINT OF COMMENCING
- ㉚ - SANITARY SEWER EASEMENT
- ㉛ - STORM SEWER EASEMENT
- ㉜ - HOUSTON LIGHTING & POWER
- ㉝ - UNDEVELOPED
- ㉞ - OVERHEAD UTILITY LINES

\* - C.F. NO. 2008-089870 & 2008-094182  
 \*\* - VOL. 616, PG. 48; VOL. 642, PG. 219 & VOL. 629, PG. 925, M.C.M.R.  
 \*\*\* - VOL. 106, PG. 412-414, M.C.M.R.

**SURVEY NOTES:**

1. ONLY VISIBLE EVIDENCE OF UTILITIES AND IMPROVEMENTS ARE SHOWN.
2. THE SURVEYOR DID NOT ABSTRACT THE SUBJECT PROPERTY. THIS SURVEY IS BASED ON THE RECORDS OF THE PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS.
3. INSTRUMENTS AND NOT RELECTED HEREON.
4. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF.
5. PROPERTY LIES IN ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 100 YEAR FLOOD ZONE. HOWEVER, THE SURVEYOR HAS OBSERVED THAT THERE IS EVIDENCE OF FLOODING IN THE FLOOD STATISTICAL ZONES AND THAT SUCH PROPERTY OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.
6. THE SURVEYOR HAS OBSERVED THE PROPERTY OF PICKERING & ASSOCIATES PROFESSIONAL LAND SURVEYORS L.L.C. IS CERTIFIED FOR THIS TRANSACTION ONLY AND IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR OWNERS.
7. ONLY THOSE SURVEYS WHICH BEAR AN ORIGINAL, INK IMPRESSION SEAL WILL BE CONSIDERED A "VALID COPY" OF THIS SURVEY. SURVEYOR WILL NOT BE RESPONSIBLE FOR ANYTHING OTHER THAN A "VALID COPY" OF THIS SURVEY.



**SURVEYOR'S CERTIFICATION**

I, ROGER D. PICKERING, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE BASIS OF A PERSONAL SURVEY OF THE PROPERTY DESCRIBED HEREON AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, AND THAT ALL IMPROVEMENTS ARE WHOLLY WITHIN THE PROPERTY LINES, EXCEPT AS SHOWN OR NOTED HEREON.

WITNESS MY HAND THIS 28TH DAY OF DECEMBER 2020

*Roger D. Pickering*  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 TEXAS REGISTRATION NO. 5979



PAUL M. AND KELLY C. MESSENGER

BOUNDARY AND IMPROVEMENT SURVEY

BEING A 2.857 ACRE (102,670 SQUARE FOOT) TRACT OR PARCEL OF LAND SITUATED IN THE JACOB EYLER SURVEY, ABSTRACT NO. 192, MONTGOMERY COUNTY, TEXAS. (SEE METES AND BOUNDS DESCRIPTION)

**PICKERING & ASSOCIATES**  
 PROFESSIONAL LAND SURVEYORS, L.L.C.

Firm Registration No. 10165200  
 7702 Pin Oak Street  
 Montgomery, Texas 77316  
 Phone: (936) 447-4703  
 Mobile: (281) 804-0785  
 rpickering@hotmail.com

SCALE: 1"=40' DATE: 12-17-20

REVISION:

BOOK: N/A

DRAWN BY: J.G.I.

APPROVED BY: R.D.P.

PROJECT NO.: 70196-20

6911 APACHE CREEK  
 MONTGOMERY TEXAS, 77316

BEING A 2.857 ACRE (102,670 SQUARE FOOT) TRACT OR PARCEL OF LAND SITUATED IN THE JACOB EYLER SURVEY, ABSTRACT NO. 192, MONTGOMERY COUNTY, TEXAS. (SEE METES AND BOUNDS DESCRIPTION)

Copyright 2020