

LEGEND • ITEMS THAT MAY APPEAR IN •
 DRAINING BELOW
 M.U.E. = MUNICIPAL UTILITY EASEMENT
 A.E. = AERIAL EASEMENT
 D.E. = DRAINAGE EASEMENT
 S.S.E. = SANITARY SEWER EASEMENT
 W.L.E. = WATER LINE EASEMENT

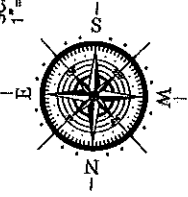
F.I.R. = FOUND IRON ROD
 F.U.P. = FOUND UTILITY PIPE
 W.F.P. = FOUND WATER PIPE
 M.F.P. = METAL POST
 C.F.A. = CLERK'S FILE NUMBER
 P.O.C. = POINT OF COMMENCING
 B.L. = BUILDING LINE
 F.N.D. = FOUND
 B.R.S. = BEARS

P.A.E. = PERMANENT ACCESS EASEMENT
 P.U.E. = PUBLIC UTILITY EASEMENT
 W.E. = WATER & SEWER EASEMENT
 P.L.E. = POINT OF LOCUS
 P.T. = POINT OF TANGENCY
 P.R.C. = POINT OF REFERENCE CURVATURE
 P.C.C. = POINT OF CURVATURE COMMENCING
 S.F.A.F. = SEARCHED FOR, NOT FOUND
 U.T.S. = UNABLE TO SET

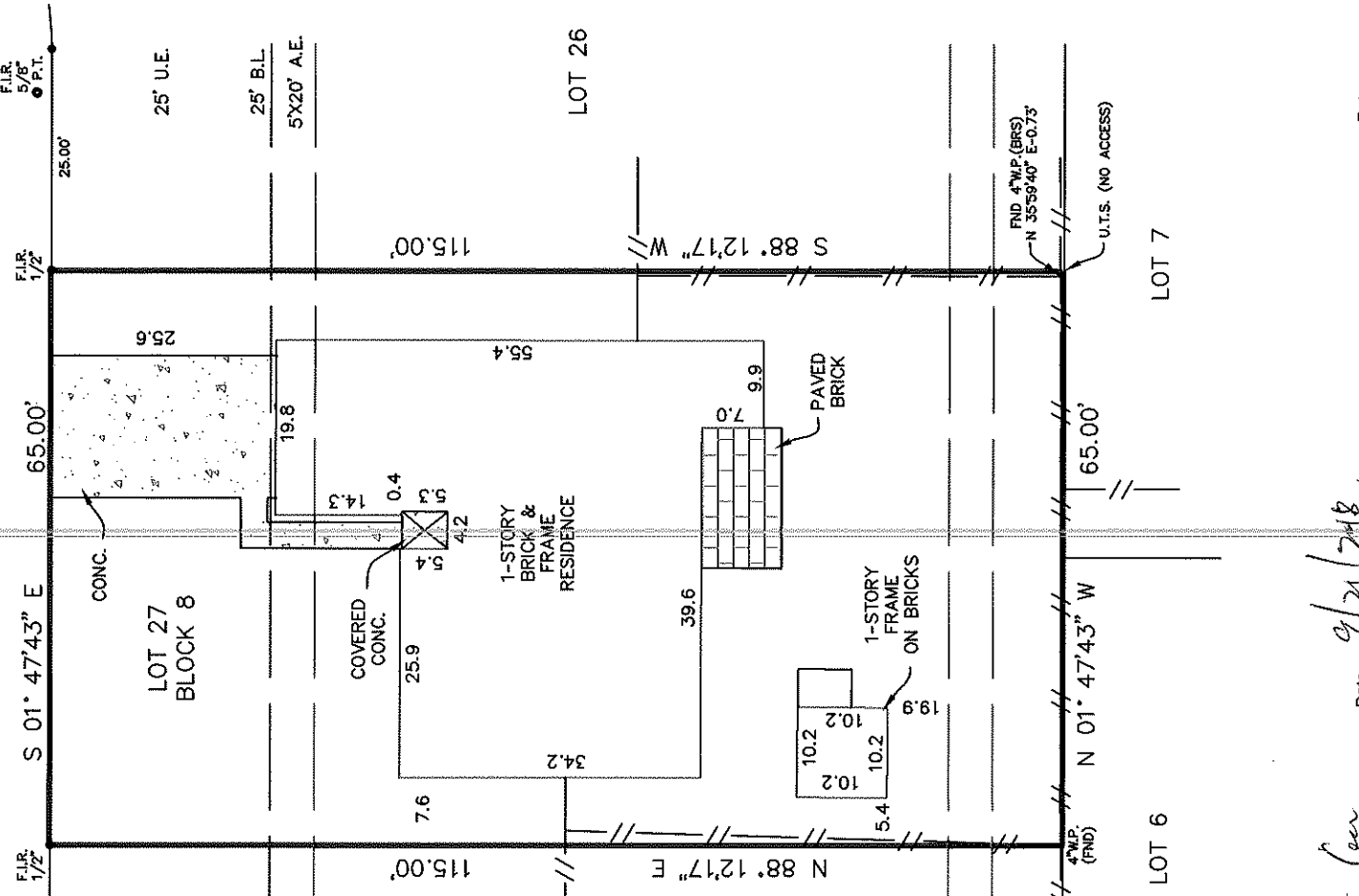
CONTROL MONUMENT
 ———— = PROPERTY LINE
 - - - - = EASEMENT LINE
 - - - - = BUILDING SETBACK LINE
 - - - - = BUILDING WALL

— = WOODEN FENCE
 * = CHAIN LINK FENCE
 ○ = METAL FENCE
 —+— = WIRE FENCE
 —|— = VINYL FENCE

SCALE
 1" = 20'



16722 RIBBONRIDGE DRIVE
 (60' R.O.W.)



Reviewed & Accepted by: *Lei Gu* Date: *9/21/2018*

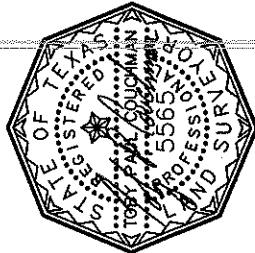
NOTES:
 - BEARING BASIS: PLAT SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS
 - SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY
 - UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY
 - THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
 - SUBJECT TO RESTRICTIVE COVENANTS AS PER TITLE COMMITMENT
 - SUBJECT TO ZONING AND BUILDING ORDINANCES ENFORCED BY LOCAL MUNICIPALITIES
 - EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT GRANTED TO H.L.&P. CO. VOL 826, PG. 462. F.B.C.D.R. DOES NOT AFFECT SUBJECT LOT
 - UNDERGROUND/OVERHEAD ELECTRICAL SERVICE AGREEMENT WITH H.L.&P., VOL 846, PG. 694, F.B.C.D.R.
 - CABLE TELEVISION EASEMENT AND SERVICE AGREEMENT CREATED BY COLUMBIA COMM. CORP. RECORDED IN VOL. 904, PG. 689, F.B.C.D.R.
 - NO AERIAL EASEMENT ENCROACHMENTS

LEGAL DESCRIPTION

LOT TWENTY-SEVEN (27), IN BLOCK EIGHT (8) OF PHEASANT CREEK SECTION ONE (1), A SUBDIVISION IN FORT BEND COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 22, PAGE 32 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.

LEI GU ADDRESS 16722 RIBBONRIDGE DRIVE

JOB # 1809155
 DATE 09-13-18
 GF# CTH-SLD-C1118698199JP



I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET), AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN, AND WAS DONE BY ME OR UNDER MY SUPERVISION, AND CONFORMS TO OR EXCEEDS THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

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