

**TOPOGRAPHIC SURVEY
OF
710 TIMBER COVE DRIVE**
SEABROOK, HARRIS COUNTY, TEXAS 77586

- NOTES**
1. This lot is subject to any facts that may be disclosed by a full and accurate title search.
 2. Found or set iron rods at all corners, unless noted otherwise.
 3. Bearings, easements and building lines shown are by recorded plat unless noted otherwise.
 4. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
 5. The locations of of underground utilities as shown hereon are based on aboveground structures. Locations of underground utilities/structures may vary from locations shown hereon. Additional buried utilities/structures may be encountered. No excavations were made during the progress of this survey to locate buried utilities/structures. Before excavations are begun, the appropriate offices should be contacted for verification of utility type and or field locations.
 6. Trees not shown on topographic survey.

PROPERTY INFORMATION
LOT 11 BLOCK 3
 SUBDIVISION **TIMBER COVE SECTION 1**
 RECORDING F.C. NO. 057002 H.C.M.R.

FLOOD INFORMATION
 F.I.R.M. NO. 48201C1085 M DATE 01/06/2017 ZONE AE
 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.

DRAWING INFORMATION
 DATE: 07/07/21
 REVISED:
 SURVEY BY: T.S.
 DRAWN BY: T.S.
 FOR: James Dodds

JOB NO. 50004 Topo

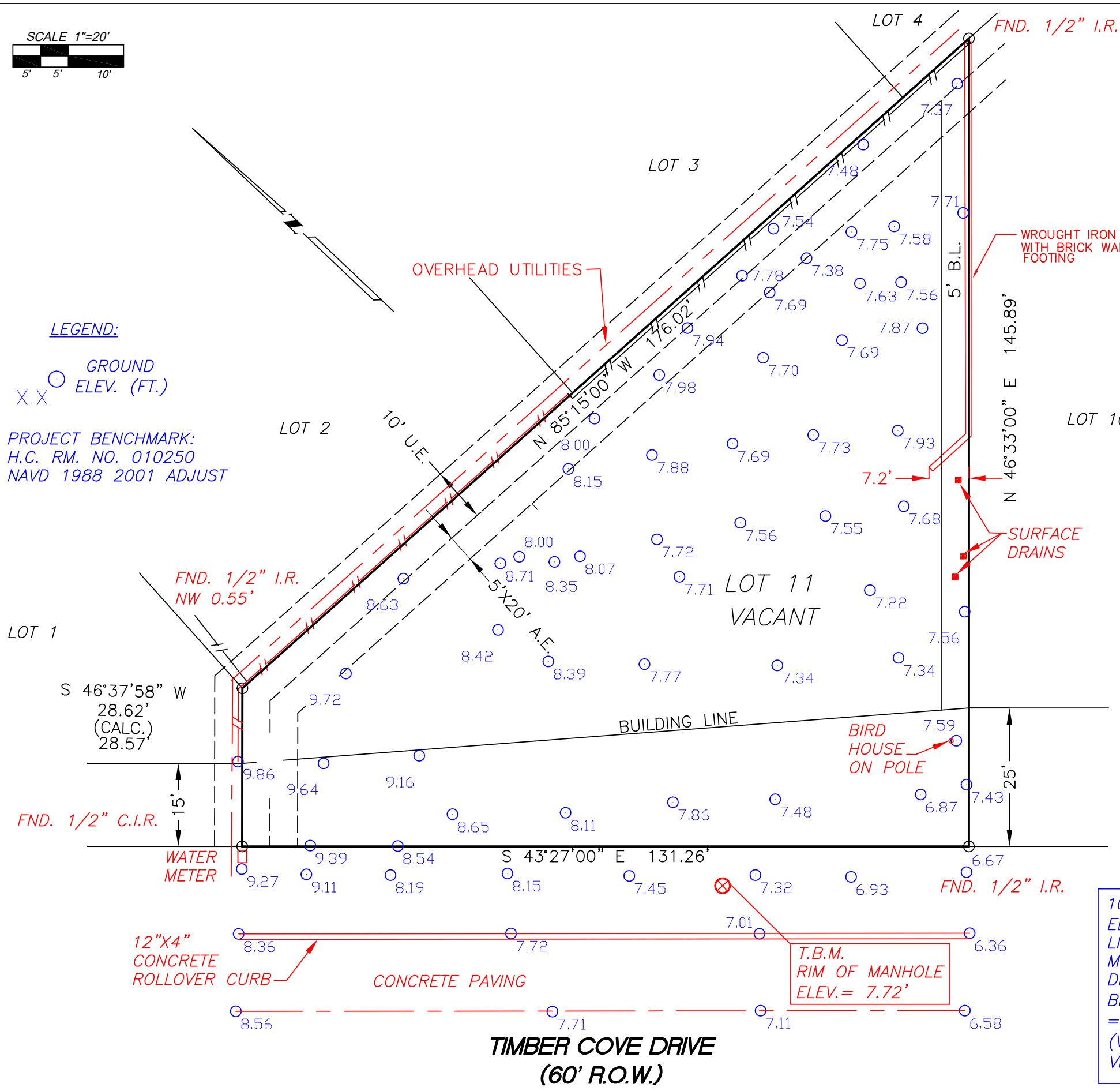
CERTIFICATION
 SHANKS ENGINEERING & SURVEYING, INC.
 FIRM 10193000
 1446 PIRATES COVE 281-488-1486
 HOUSTON, TX 77058 FAX 281-231-2500
 THIS PLAT IS AN ACCURATE REPRESENTATION OF THAT SURVEY MADE ON THE GROUND UNDER MY SUPERVISION. THERE ARE NO APPARENT ENCROACHMENTS OR CONFLICTS ACROSS PROPERTY LINES AT THE TIME OF THIS SURVEY, EXCEPT AS SHOWN HEREON.



Billy L. Shanks

LEGEND:
 X,X GROUND ELEV. (FT.)

PROJECT BENCHMARK:
 H.C. RM. NO. 010250
 NAVD 1988 2001 ADJUST



100 YEAR BASE FLOOD ELEVATION IS 15.0'. PROPERTY LIES WITH THE LINE OF MODERATE WAVE ACTION. DESIGN FLOOD ELEVATION TO BE 3' ABOVE 100 YEAR BFE = 18.0' (VERIFY WITH TAYLOR LAKE VILLAGE BUILDING OFFICIALS)

COMMON ABBREVIATIONS

ESMNT = EASEMENT	S.S.E. = SANITARY SEWER ESMNT	PP = POWER POLE	LP = LIGHT POLE
B.L. = BUILDING LINE	STM. S.E. = STORM SEWER ESMNT	I.R. = IRON ROD	T = TELEPHONE PEDESTAL
U.E. = UTILITY ESMNT.	FND. = FOUND	W.L.E. = WATER LINE ESMNT.	C = CABLE PEDESTAL
A.E. = AERIAL ESMNT.	I.P. = IRON PIPE	R.O.W. = RIGHT OF WAY	WM = WATER METER
D.E. = DRAINAGE ESMNT.	S.L.E. = STREET LIGHT ESMNT.		

LEGEND

CONCRETE	COVERED	CONTROL MONUMENT	FIRE HYDRANT	ELECTRICAL TRANSFORMER	WM WATER METER	TELEPHONE PEDESTAL
ASPHALT	FENCE	<> CALL	LIGHT POLE	MANHOLE	C CABLE PEDESTAL	