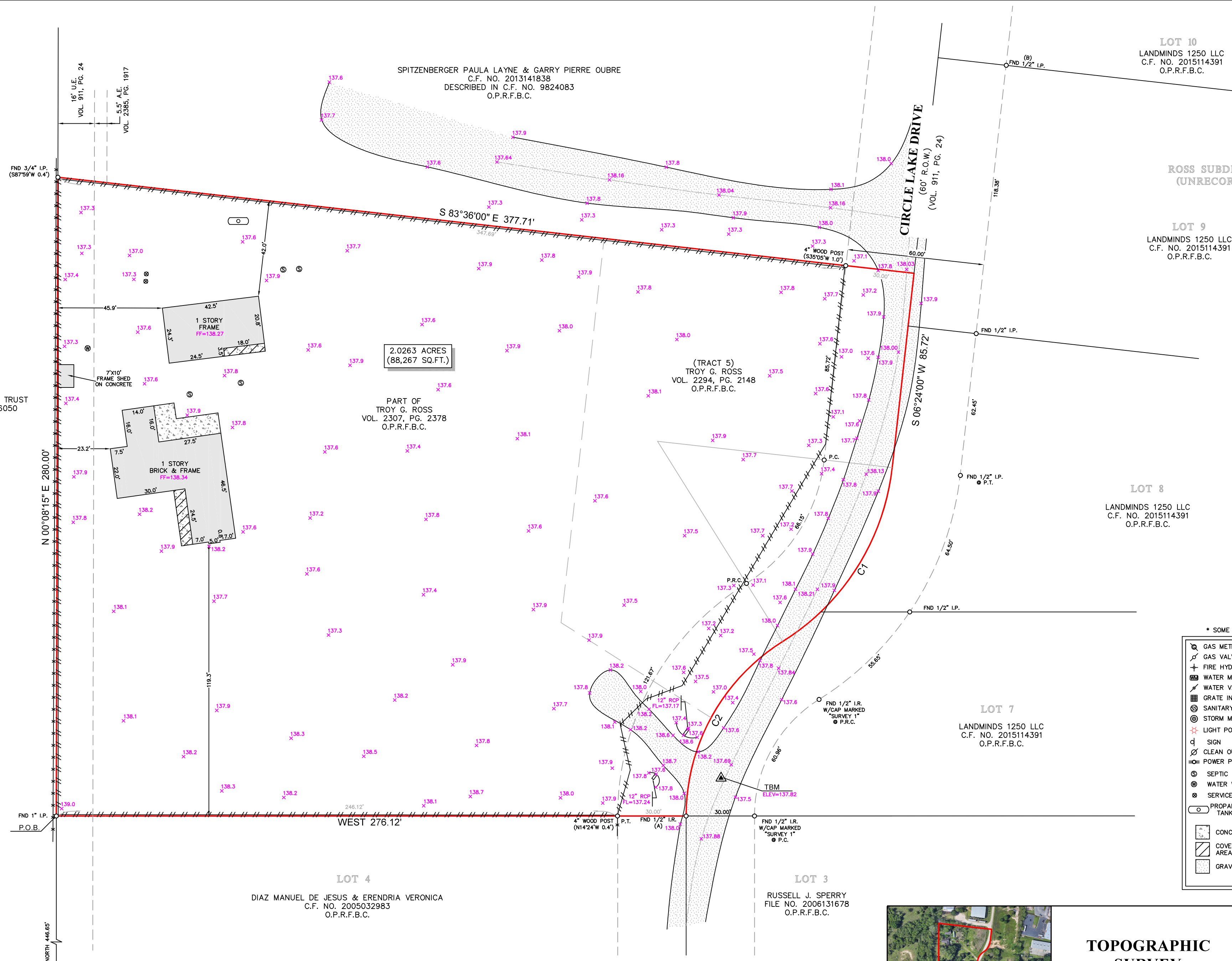


CHARLES W. SCHRIMPF
SURVEY
ABSTRACT 412

SCALE 1" = 30'



LOT 10
LANDMINDS 1250 LLC
C.F. NO. 2015114391
O.P.R.F.B.C.

ROSS SUBDIVISION
(UNRECORDED)

LOT 9
LANDMINDS 1250 LLC
C.F. NO. 2015114391
O.P.R.F.B.C.

LOT 8
LANDMINDS 1250 LLC
C.F. NO. 2015114391
O.P.R.F.B.C.

LOT 7
LANDMINDS 1250 LLC
C.F. NO. 2015114391
O.P.R.F.B.C.

LOT 3
RUSSELL J. SPERRY
FILE NO. 2006131678
O.P.R.F.B.C.

LOT 4
DIAZ MANUEL DE JESUS & ERENDRIA VERONICA
C.F. NO. 2005032983
O.P.R.F.B.C.

SPITZENBERGER PAULA LAYNE & GARRY PIERRE OUBRE
C.F. NO. 2013141838
DESCRIBED IN C.F. NO. 9824083
O.P.R.F.B.C.

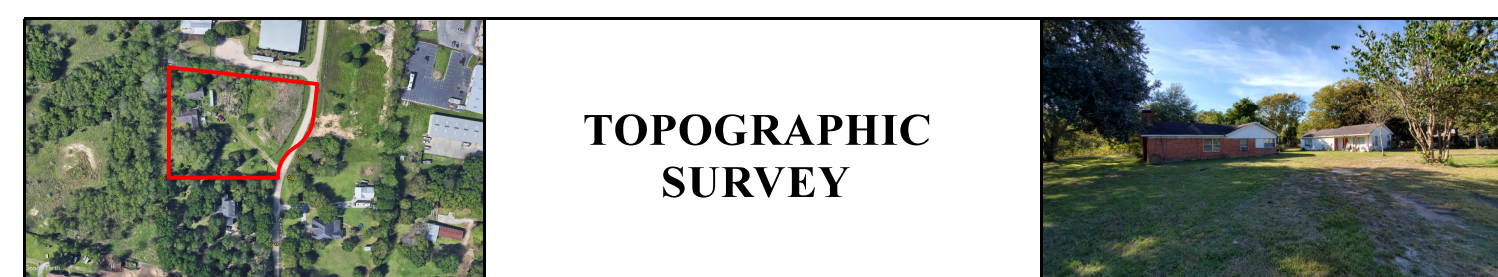
2.0263 ACRES
(88,267 SQ.FT.)

PART OF
TROY G. ROSS
VOL. 2307, PG. 2378
O.P.R.F.B.C.

BAIN FAMILY LIVING TRUST
C.F. NO. 2017046050
O.P.R.F.B.C.

LEGEND
* SOME ELEMENTS MAY NOT BE USED ON SURVEY

	GAS METER		BL. = BUILDING LINE
	GAS VALVE		U.E. = UTILITY EASEMENT
	FIRE HYDRANT		A.E. = AERIAL EASEMENT
	WATER METER		D.E. = DRAINAGE EASEMENT
	WATER VALVE		W.L.E. = WATER LINE EASEMENT
	GRATE INLET		S.S.E. = SANITARY SEWER EASEMENT
	SANITARY MANHOLE		ST.M.S.E. = STORM SEWER EASEMENT
	STORM MANHOLE		P.A.E. = PERMANENT ACCESS EASEMENT
	LIGHT POLE		P.U.E. = PUBLIC UTILITY EASEMENT
	CLEAN OUT		FF = FINISHED FLOOR
	POWER POLE		BC = BACK OF CURB
	SEPTIC LID		GU = GUTTER
	WATER WELL		FL = FLOW LINE
	SERVICE POLE		CMP = CORRUGATED METAL PIPE
	PROPANE TANK		RCP = REINFORCED CONCRETE PIPE
	CONCRETE		PVC = POLYVINYL CHLORIDE PIPE
	COVERED AREA		CPP = CORRUGATED PLASTIC PIPE
	GRAVEL		TBM = TEMPORARY BENCHMARK
			SSM = SANITARY SEWER MANHOLE
			SSM = STORM SEWER MANHOLE
			HDPE = HIGH DENSITY POLYETHYLENE PIPE
			X DENOTES SPOT ELEVATION
			FENCE
			WOOD
			METAL



LEGAL DESCRIPTION: A TRACT OF LAND CONTAINING 2.0263 ACRES (88,267 SQUARE FEET) SITUATED IN THE CHARLES W. SCHRIMPF SURVEY, ABSTRACT 412, FORT BEND COUNTY, TEXAS. SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS ATTACHED.

PROJECT BENCHMARK: RM 190075 ELEV. 133.76' (NAVD 1988, 2001 ADJ.)
FLOODPLAIN REFERENCE MARK NUMBER 190075 IS A BRASS DISK LOCATED FROM THE INTERSECTION OF IH 10 AND PIN OAK ROAD, TRAVEL WEST ON I-10 FEEDER ROAD TO DANOVER, TURN RIGHT ON DANOVER AND TRAVEL APPROXIMATELY 0.05 MILE TO STOCKDICK ROAD. TAKE A LEFT ONTO STOCKDICK TRAVELING APPROXIMATELY 0.1 MILE TO THE BRIDGE. (NAVD 1988, 2001 ADJ.)

TEMPORARY BENCHMARK ELEV: 137.82' (NAVD 1988, 2001 ADJ.)
MAG NAIL IN CIRCLE LAKE DRIVE BEARING N 42°41' E, A DISTANCE OF 22.60' FROM A 1/2" IRON ROD FOR THE SOUTHEAST CORNER OF THE SUBJECT PROPERTY.

- NOTES:**
- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
 - ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY FRONTIER TITLE.
 - THIS SURVEY IS CERTIFIED TO LAWRENCE RUCKER AND FRONTIER TITLE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 - ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 - THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
 - SUBJECT PROPERTY IS LOCATED IN ZONE "X" BASED ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP NO. 48157C 0040L, DATED 04-02-14 FOR FORT BEND COUNTY, TEXAS.
 - RIGHT-OF-WAY EASEMENT AS RECORDED IN VOL. 275, PG. 553. (UNLOCATABLE BY DEED).
 - DRAINAGE DISTRICT RIGHT-OF-WAY EASEMENT AS RECORDED IN VOL. 356, PG. 510. (UNLOCATABLE BY DEED).

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	103.49'	93.15'	S 32°11'16" W	90.04'
C2	90.25'	91.32'	S 28°59'16" W	87.47'

SURVEYORS CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON NOVEMBER 4, 2020 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS AS SHOWN.

RICHARD FUSSELL
REGISTERED PROFESSIONAL LAND SURVEYOR
RPLS# 4148

CLIENT: ROSS RUCKER
ADDRESS: 1226 CIRCLE LAKE DRIVE
www.survey1inc.com
survey1@survey1inc.com

FIELD CREW: SD
TECH: MA
DRAFTER: MA
FINAL CHECK: SB
DATE: NOVEMBER 13, 2020
JOB# 11-90347-20

Survey 1, Inc.
Your Land Survey Company
Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

P.O.C.
SW CORNER OF
CALLED 23.7538 ACRE TRACT
VOL. 396, PG. 203