



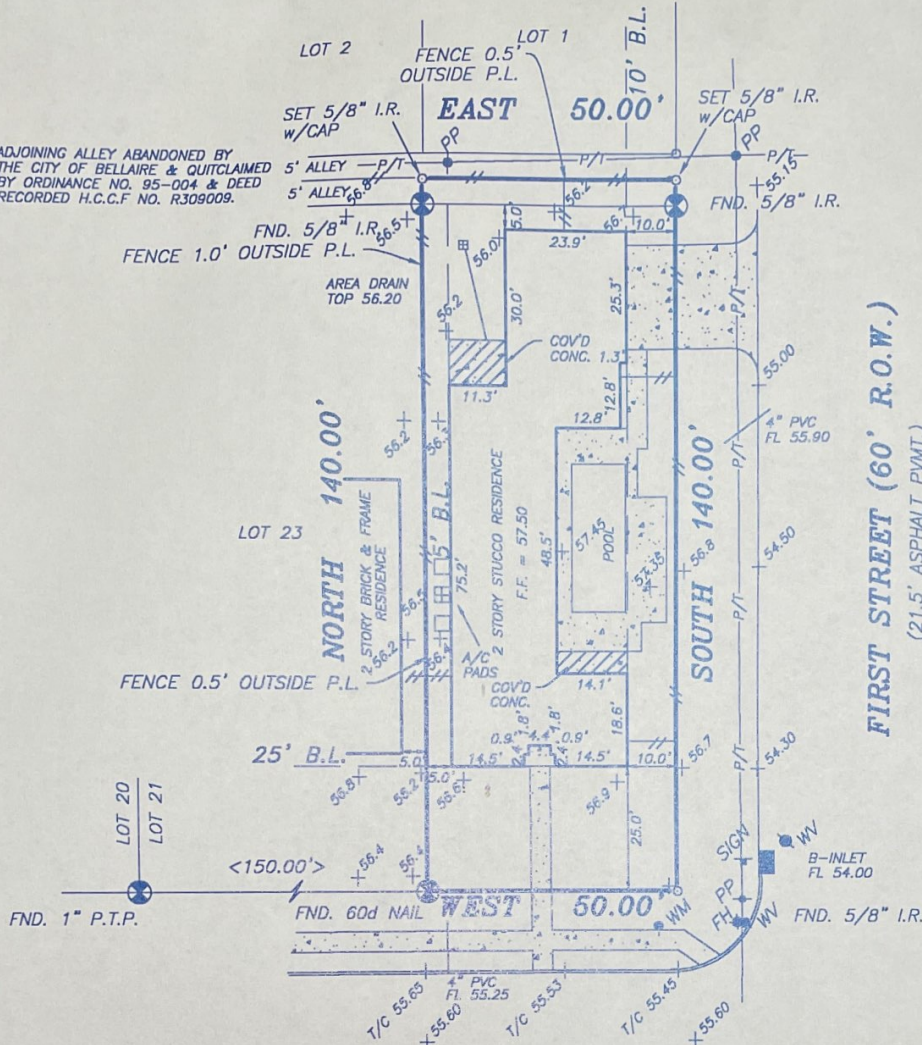
TRI-TECH SURVEYING CO, INC.

5210 SPRUCE

BELLAIRE, TEXAS. 77401

PHONE: (713) 667-0800

ADJOINING ALLEY ABANDONED BY THE CITY OF BELLAIRE & QUITCLAIMED BY ORDINANCE NO. 95-004 & DEED RECORDED H.C.C.F NO. R309009.



LOT COVERAGE
HOUSE 2635 S.F.
IMPROVEMENTS 1592 S.F.
TOTAL 4227 S.F.
COVERAGE 60%

4800 LINDEN STREET (60' R.O.W.)

BENCHMARK = CITY OF BELLAIRE SURVEY MARKER NO. 31 (27' ASPHALT PVMT.)
LOCATED AT THE NE INTERSECTION OF S. FIRST ST. & JESSAMINE ST.
ELEVATION = 54.90 (1973 ADJUSTMENT)
T.B.M. TOP OF FH LOCATED AT SE CORNER OF SITE.
ELEVATION = 57.83

ALL BUILDING LINES, EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED BY BUILDER BEFORE COMMENCING CONSTRUCTION.

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 ITS ACCURACY.

CITY OF BELLAIRE ORDINANCES: ZONE R-4:
25' FRONT YARD SETBACK, 5' SIDE YARD SETBACK,
10' SIDE STREET SETBACK, 3' SIDE YARD SETBACK
FOR A DETACHED ACCESSORY STRUCTURE, 10' REAR
YARD SETBACK FOR AN ATTACHED ACCESSORY STRUCTURE
AND A 5' REAR YARD SETBACK FOR A DETACHED ACCESSORY
STRUCTURE.

NOTE: PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

BEARINGS SHOWN REFERENCED TO:
WEST ALONG LINDEN STREET.

LEGEND	
	CONCRETE
	COVERED
	ASPHALT
	IRON FENCE
	WOOD FENCE
	CONTROLLING MONUMENT
	CHAIN LINK FENCE

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AT THE REQUEST OF RICHARD PRICE CUSTOM HOMES, LTD. AND MAY NOT SHOW ALL ENCUMBRANCES OF RECORD. THE BUILDER MUST VERIFY ALL BUILDING LINES, EASEMENTS, RESTRICTIONS AND ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY PRIOR TO STARTING CONSTRUCTION. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR.

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 direction and supervision on the tract or parcel of land, according to the map or plat thereof, indicated below.

drawn by: J. HOSTETTER

BOUNDARY SURVEY OF

LOT 24, BLOCK 7 OF TOWN OF BELLAIRE
RECORDED IN VOLUME 3, PAGE 59, MAP RECORDS, HARRIS COUNTY, TEXAS.
BORROWER: RICHARD PRICE CUSTOM HOMES, LTD.
TITLE COMPANY: N/A G.F.# NO T/C
SURVEYED FOR: RICHARD PRICE CUSTOM HOMES, LTD.
F.I.R.M. MAP No. 48201C PANEL No. 0855K ZONE "X500" REVISED 4-20-00
DATE: 7-05-01 SCALE: 1" = 30' JOB NO. M931-00



Ivan W. Perry
SURVEYOR REGISTRATION