

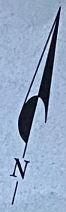
PROBSTFELD & ASSOCIATES

PROFESSIONAL LAND SURVEYORS

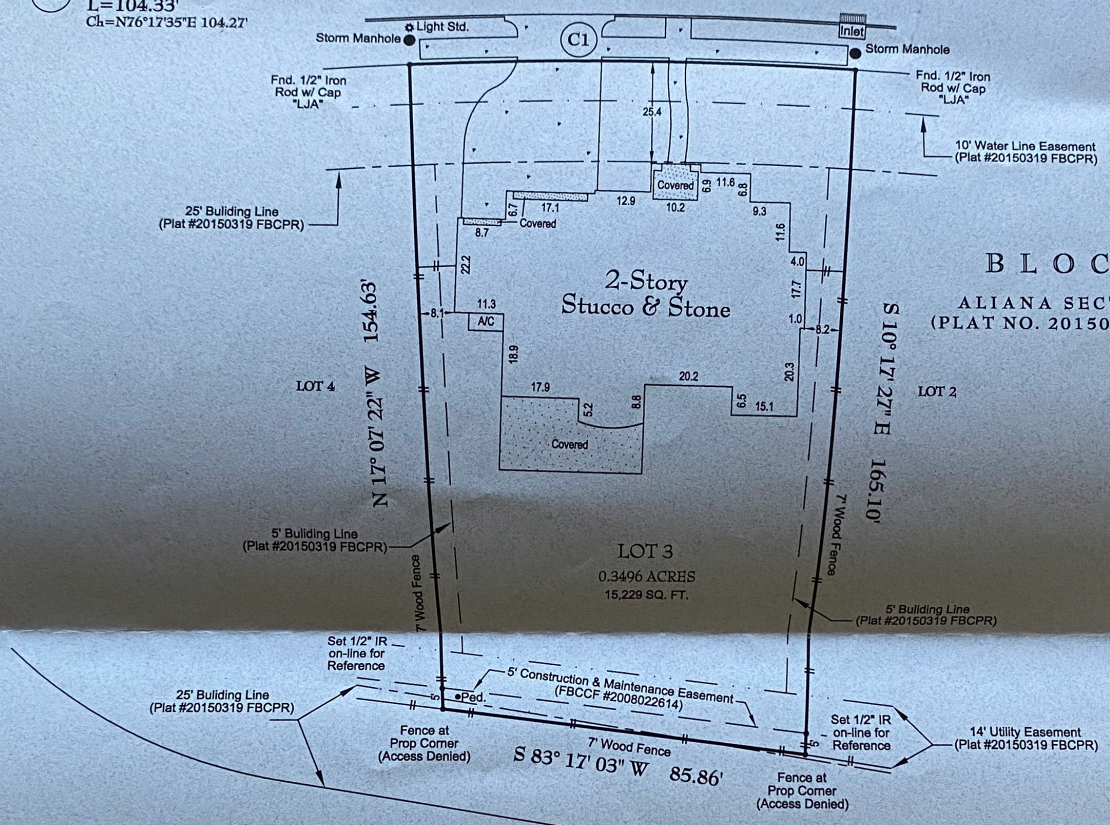
515 PARK GROVE DRIVE, SUITE 102 ▲ KATY, TEXAS 77450 ▲ (281) 829-0034 ▲ FAX (281) 829-0233

GALLOWAY FOREST DRIVE

50' R.O.W. (Plat #20150319 FBCPR)



(C1) R=875.00'
 Δ=06°49'54"
 L=104.33'
 Ch=N76°17'35"E 104.27'



BLOCK 3

ALIANA SECTION 34
 (PLAT NO. 20150319 FBCPR)

BRACKENBRAE LANE

50' R.O.W. (Plat #20150319 FBCPR)

Reserve 'C'
 Reserved for Open
 Space/Landscape

FINAL SURVEY

LENDER: USAA FEDERAL SAVINGS BANK

NOTES:

1. Surveyor has not abstracted this property. This survey has been prepared based upon information provided by the title company. No independent investigation of the accuracy of the title company's work has been performed by the surveyor. Zoning ordinances and zoning building setback lines (if any) are not shown.
2. Surveyor has not reviewed restrictive covenants as set forth under Exceptions From Coverage in Schedule B of the Title Commitment.
3. Lot subject to an electrical service Agreement with CenterPoint Energy Houston Electric, LLC as filed under Fort Bend County Clerk's File No. 2015126222.
4. An unobstructed public utility and aerial easement, recorded under Fort Bend county Clerk's File No(s). 2015073551 and 2015073552, do not affect subject tract.
5. Easement for certain utilities granted to CenterPoint Energy Houston Electric, LLC recorded under Harris County Clerk's File No. 2016023030, does not affect subject tract.
6. All bearings are based on the South right of way line of Galloway Forest Drive. (Chord Brg. N 76°17'35" E)

PLAT OF PROPERTY

FOR: **ANTONIO McFARLAND & JANICE MIDDLETON-McFARLAND**
 AT: **17519 GALLOWAY FOREST DRIVE • RICHMOND, TEXAS**
 LGL: **LOT 3, BLOCK 3**
ALIANA, SECTION THIRTY-FOUR
PLAT NO. 20150319
OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS

SCALE: **1" = 30'**
 DATE: **11/28/2016** REVISED DATE: **4/13/2017**

This Property DOES NOT Lie within the designated 100 year floodplain.
 PANEL NO: **48157C 0140 L**
 ZONE: **SHADED X** EFF. DATE: **4/2/2014**
 BASE FLOOD ELEVATION: **N/A**
 LOCATED BY GRAPHIC PLOTTING ONLY AND NOT RESPONSIBLE FOR ACTUAL DETERMINATION.

THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH TITLE COMMITMENT
 PROVIDED BY: **STARTEX TITLE COMPANY**
 GF#: **49721701201 (03/27/2017)**

I hereby certify that the above plat correctly represents the facts found at the time of the survey made on the ground, under my supervision, and there are no apparent encroachments at the time of this survey, unless shown or noted otherwise.



All matters appearing hereon, including any encroachments or protrusions, have been reviewed and accepted by the undersigned.
 Antonio McFarland
 Janice Middleton-McFarland
 Date: 4/2/17

MATHEW J. PROBSTFELD
 Registered Professional Land Surveyor
 State of Texas No. 4985
 PROBSTFELD & ASSOCIATES, INC • FIRM #10066100
 JOB # **349-1803** DRAWN BY: **MJM**