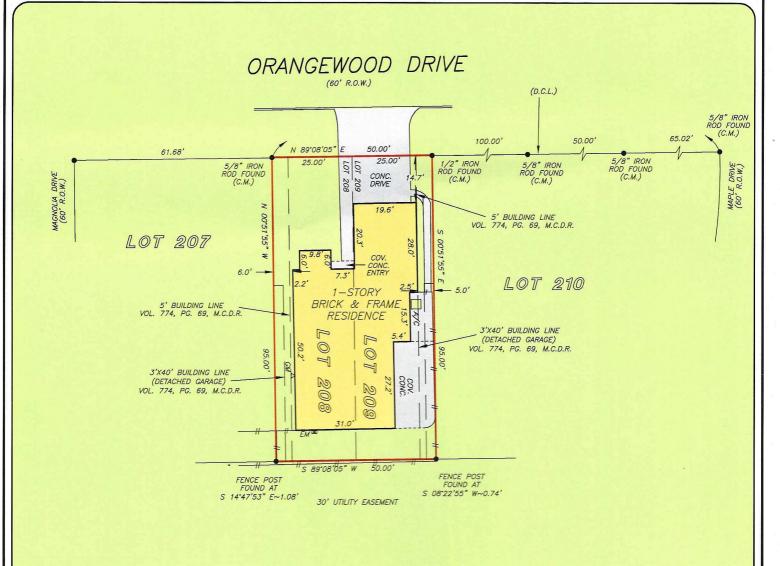
GF NO. 1019003946 CHARTER TITLE ADDRESS: 590 ORANGEWOOD DRIVE CONROE, TEXAS 77302 BORROWER: ROBERT L. BYRN AND LORAINE BYRN

## LOTS 208 AND 209 MOSSWOOD, SECTION 2

A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS
ACCORDING TO THE MAP OR PLAT THEREOF RECORDED
IN CABINET A, SHEET 124A, OF THE MAP RECORDS
OF MONTGOMERY COUNTY, TEXAS









## ORANGEWOOD DRIVE (60' R.O.W.) (D.C.L.) 5/8" IRON ROD FOUND (C.M.) 65.02 100.00 50.00 N 89'08'05" E 50.00 61.68 5/8" IRON ROD FOUND (C.M.) 25.00 25.00 1/2" IRON ROD FOUND (C.M.) 5/8" IRON ROD FOUND (C.M.) 5/8" IRON ROD FOUND (C.M.) 101 MAPLE DRIVE (60' R.O.W.) (60' R.O.W.) CONC. DRIVE 208 209 19.6 00.51 5' BUILDING LINE VOL. 774, PG. 69, M.C.D.R. 155 LOT 207 00.51,55 COV CONC 6.0' -LOT 210 1-STORY BRICK & FRAME RESIDENCE 5' BUILDING LINE -VOL. 774, PG. 69, M.C.D.R. RESIDENCE 3'X40' BUILDING LINE (DETACHED GARAGE) VOL. 774, PG. 69, M.C.D.R. 0 95.00 95.00 0 T T 3'X40' BUILDING LINE (DETACHED GARAGE) CONC. 20 N VOL. 774, PG. 69, M.C.D.R. 808 60 "S 89.08.05" 50.00 FENCE POST FOUND AT S 08'22'55" W~0.74' FENCE POST FOUND AT S 14'47'53" E~1.08'

30' UTILITY EASEMENT



THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FIRM PANEL NO. 48339C 0390 G MAP REVISION: 08/18/2014 20NE X ZONE X BASED ONLY ON VISUAL EXAMINATION OF MAPS. INACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY

A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. = DIRECTIONAL CONTROL LINE RECORD BEARING: CABINET A, SHEET 124A, M.C.M.R.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT—AS SHOWN, HEREON, THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOVE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

JAMES P. WALKOVIAK PROFESSIONAL LAND SURVEYOR NO. 5971 JOB NO. 17-07662 JULY 9, 2017







Charter Title Company 🦠

PAM ZUNIGA 281-296-9100



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950 THREADNEEDLE STREET SUITE 150 HOUSTON, TEXAS 77079 FIRM NO. 10063700