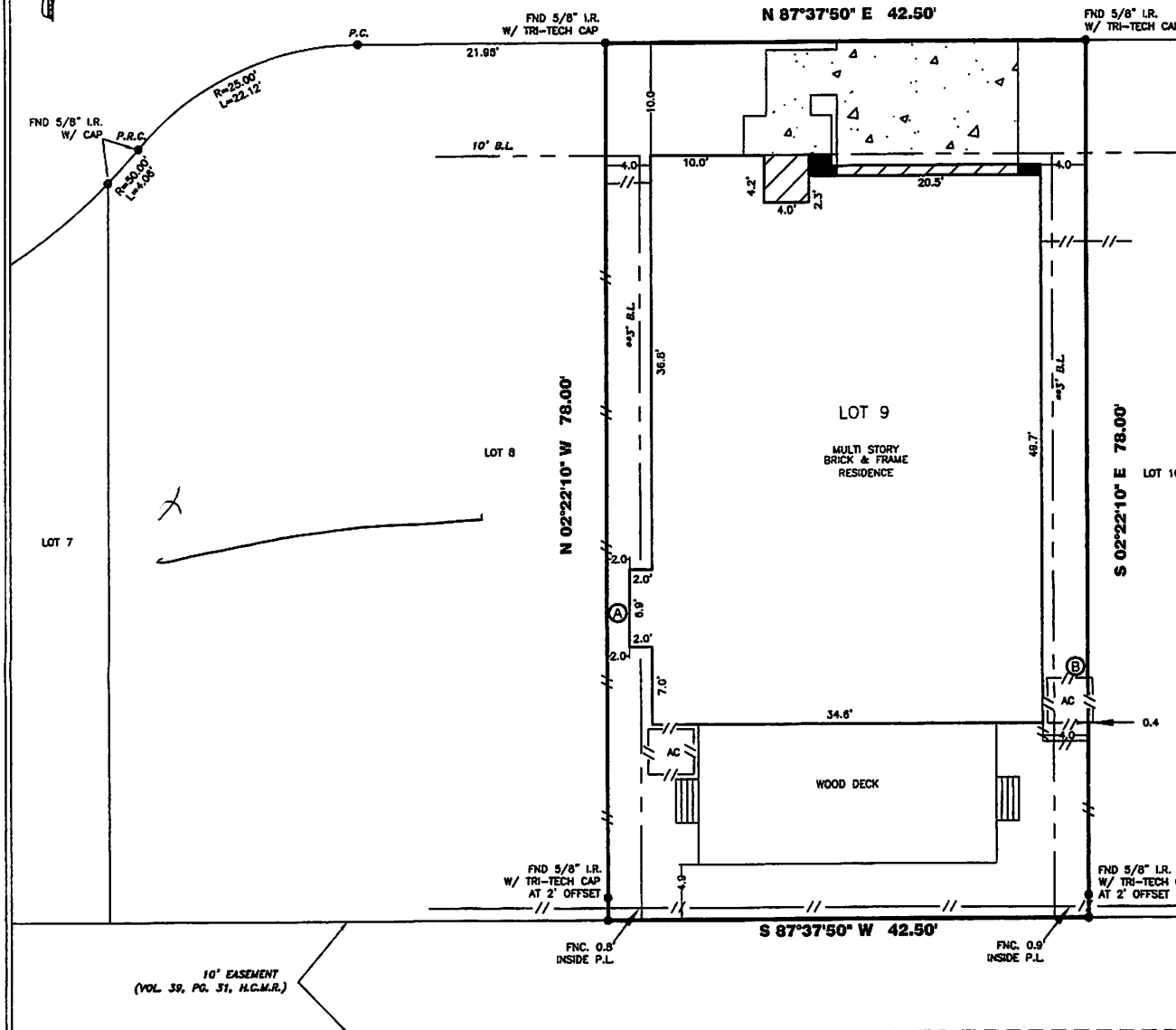


FINAL SURVEY

LEGEND		REVISIONS	
	CONCRETE		WOOD FENCE
	COVERED		IRON FENCE
	SOIL		WIRE FENCE
	MANHOLE		CHAIN LINK FENCE
	FIRE HYDRANT		CITY ORDINANCES
	ELECT. BOX		RESTRICTIVE COVENANTS
	UTIL. PEDESTAL		BUILDER GUIDELINES
	WATER METER		
	AC PAD		
	LIGHT STANDARD		
	ON UTILITY		
	UTILITY POLE		

ALDER CIRCLE
(50' R.O.W.)



ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 ALL ROD CAPS ARE STAMPED "L.H.R.&A. 713-784-4500", UNLESS OTHERWISE NOTED.
 RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER FILM CODE NO. 639206, M.L.R.C.T.A., H.C.C. FILE NOS. 20130291333, RP-2016-297753, RP-2016-298096, RP-2016-300137, RP-2016-300752, RP-2017-104668, RP-2018-037504.
 PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.
 ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP, PLAT AND/OR DEEDS IN CONJUNCTION WITH TITLE INFORMATION OBTAINED FROM THE TITLE REPORT LISTED HEREON.
 ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF BELLAIRE), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.
 THIS SURVEY DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON.
 UPDATE SURVEY 7-31-20

BRAEBURN CLUB ESTATES
(VOL. 39, PG. 31, H.C.M.R.)

BRAEBURN CLUB ESTATES
SECTION 3
(VOL. 39, PG. 32, H.C.M.R.)

- (A) PER DOCUMENT NUMBER 20130291333 EAVES, OVERHANGS, STEPS, FIREPLACES, CHIMNEYS, BAY WINDOWS, UNROOFED TERRACES, AND OTHER SIMILAR ARCHITECTURAL DETAILS ATTACHED TO A PERMITTED RESIDENCE ARE NOT CONSIDERED AS PART OF THE BUILDING WHEN CONSIDERING THE LOCATION OF SAID BUILDING IN REFERENCE TO THE SIDE SETBACKS
- (B) AC PAD PROTRUDES OVER LOT 10 AS SHOWN ABOVE.

COVERAGE
LOT = 3,315

SURVEYOR'S NOTE: Offsets to fences are to approximate centerline; Bearing are based on record Plat/Deed information unless noted otherwise; Survey Control Monuments are indicated as REF. IFF or C.M.; Surveyor makes no claim as to the ownership of land or improvements shown hereon.

LEGAL: LOT 9, BLOCK 1, ALDER CIRCLE FINAL PLAT RECORDED IN FILM CODE NO. 639206 OF THE MAP RECORDS, HARRIS COUNTY, TEXAS		
LENDER:	TITLE COMPANY:	GF NO:
PURCHASER:	KIRBY TITLE, LLC.	20404
ADDRESS:	EDGAR CLAY GRIFFIN, JR.	EFFECTIVE:
	5408 ALDER CIRCLE, BELLAIRE, TEXAS	07-23-20

THE PROPERTY SHOWN HEREON IS SITUATED WITHIN ZONE 2C AS DELINEATED ON FROM COMMUNITY PANEL NO. 462016 0833, DATED 06-18-07	
SURVEYED:	4-25-18
DRAFTED:	4-26-18 JVG
DRAFTED:	07-31-20 BT
MAP NO.	531F
JOB NO.	GT-LV-2321-17

Edgar C. Griffin Jr.
08/12/2020



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 supervision at the tract or parcel of land, according to the map or plat and/or deeds thereof, indicated hereon.

