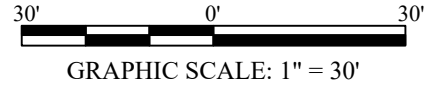


**GENERAL NOTES**

1. NO FIELD WORK HAS BEEN PERFORMED.
2. THIS PROPERTY IS SUBJECT TO ADDITIONAL EASEMENTS OR RESTRICTIONS OF RECORD.
3. CARTER AND CLARK SURVEYORS IS UNABLE TO WARRANT THE ACCURACY OF BOUNDARY INFORMATION, STRUCTURES, EASEMENTS, AND BUFFERS THAT ARE ILLUSTRATED ON THE SUBDIVISION PLAT.
4. UTILITY EASEMENT HAS NOT BEEN FIELD VERIFIED BY SURVEYOR. CONTACT UTILITY CONTRACTOR FOR LOCATION PRIOR TO CONSTRUCTION. (IF APPLICABLE)
5. THIS PLAT IS FOR EXCLUSIVE USE BY CLIENT. USE BY THIRD PARTIES IS AT THEIR OWN RISK.
6. DIMENSIONS FROM HOUSE TO PROPERTY LINES SHOULD NOT BE USED TO ESTABLISH FENCES.
7. CITY SIDEWALKS, DRIVEWAY APPROACHES, AND OTHER IMPROVEMENTS INSIDE THE CITY'S RIGHT OF WAY ARE PROVIDED FOR DEMONSTRATION PURPOSES ONLY. CONSULT THE DEVELOPMENT PLANS FOR ACTUAL CONSTRUCTION.
8. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 69,763 FEET.

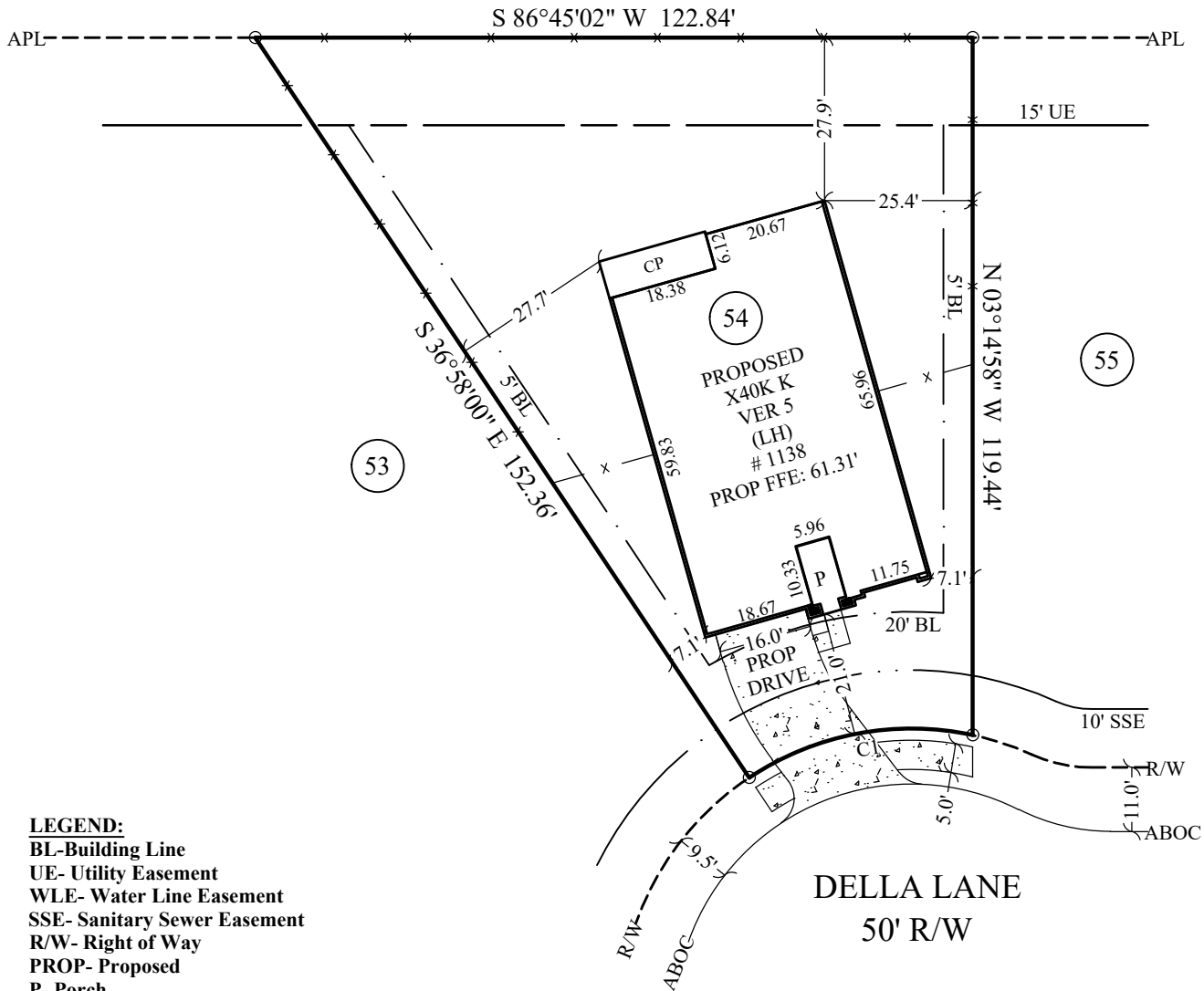
**PLOT PLAN PREPARED WITHOUT BENEFIT OF TITLE.**

ADDRESS: 1138 DELLA LANE  
 AREA: 9,966 S.F. ~ 0.23 ACRES  
 FILE # 20210014  
 MFE: 61.31'



Curve	Radius	Length	Chord	Chord Bearing
C1	50.00'	40.01'	38.95'	N 75°57'22" E

SOUTHERN COLONY  
 EXPANSION PHASE 1 SECTION 3  
 RESERVE "D"



**LEGEND:**

- BL- Building Line
- UE- Utility Easement
- WLE- Water Line Easement
- SSE- Sanitary Sewer Easement
- R/W- Right of Way
- PROP- Proposed
- P- Porch
- CP- Covered Patio
- PAT- Patio
- DK- Deck
- S- Stoop
- LF- Linear Feet
- SF- Square Feet
- SY- Square Yards
- APL- Approximate Property Line
- ABOC- Approximate Back of Curb



TOTAL FENCE:	306 LF
FRONT=	35 LF
LEFT=	92 LF
RIGHT=	56 LF
REAR=	123 LF

SLAB=	2,680 SF
LOT AREA=	9,966 SF
LOT COVERAGE=	27 %
INTURN=	172 SF
DRIVEWAY=	377 SF
PUBLIC WALK=	100 SF
PRIVATE WALK=	26 SF
REAR YARD AREA=	592.9 SY
FRONT YARD AREA=	180.8 SY

OPTIONS:	
3 SIDES BRICK	
FRAMING, FOUNDATIONS, & ROOF	
RAFTER DETAIL	

**PLOT PLAN FOR:  
 DR HORTON**

SUBDIVISION: SOUTHERN COLONY EXPANSION  
 LOT: 54 BLOCK: 1 PHASE:1 SECTION:3

FORT BEND COUNTY, TEXAS

ORDER DATE: 03/16/2021  
 2021 0305267 DRH

**CARTER & CLARK  
 LAND SURVEYORS AND PLANNERS**

3090 Premiere Parkway, Suite 600  
 Duluth, GA 30097  
 Ph: 770.495.9793  
 Toll Free: 866.637.1048  
 www.carterandclark.com

FIRM LICENSE: 10193759

