



- NOTES:
1. THE BEARINGS SHOWN HEREON ARE BASED ON THE MAP OR PLAT OF CHERRY POINT RANCHETTES, RECORDED IN VOLUME A, PAGE 57, MAP RECORDS, CHAMBERS COUNTY, TEXAS.
 2. SURVEYOR DID NOT ABSTRACT PROPERTY. SURVEY BASED ON LEGAL DESCRIPTIONS SUPPLIED BY TITLE COMPANY. EASEMENTS, BUILDING LINES, ETC., SHOWN ARE AS IDENTIFIED BY OF NO. 24164-GAT71 OF GREAT AMERICAN TITLE COMPANY.
 3. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.
 4. THE WORD CERTIFY IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF.
 5. SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY.
 6. THE FINDINGS AND OPINIONS OF WELLS LAND SURVEY, LLC REFLECTED HEREON ARE PRIVILEGED, CONFIDENTIAL AND INTENDED FOR THE USE OF THE INDIVIDUAL OR ENTITY FOR WHOM THIS WORK WAS PREPARED, IT IS UNDERSTOOD THAT THE USE OF, RELIANCE ON, OR REPRODUCTION OF SAME, IN WHOLE OR IN PART, BY OTHERS WITHOUT THE EXPRESS WRITTEN CONSENT OF WELLS LAND SURVEY, LLC IS PROHIBITED AND WITHOUT WARRANTY, EXPRESS OR IMPLIED. WELLS LAND SURVEY, LLC SHALL BE HELD HARMLESS AGAINST DAMAGES OR EXPENSES RESULTING FROM SUCH UNAUTHORIZED USE, RELIANCE OF REPRODUCTION. COPYRIGHT 2014. ALL RIGHTS RESERVED.

SURVEYOR'S CERTIFICATION
 PROPERTY SUBJECT TO CITY ORDINANCES AND SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS. I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only.



- LEGEND:**
- AE - AERIAL EASEMENT
 - OPRCC - OFFICIAL PUBLIC RECORDS OF CHAMBERS COUNTY
 - UE - UTILITY EASEMENT
 - CONCRETE
 - COVERED CONCRETE
 - TELEPHONE PEDESTAL
 - WATER METER
 - LIGHT POLE
 - MANHOLE
 - PIPELINE MARKER
 - UTILITY POLE

PROPERTY LIES WITHIN FLOOD ZONE 'C', ACCORDING TO F.I.R.M. MAP NO. 4801220010A, DATED AUGUST 16, 1982, BY GRAPHIC PLOTTING ONLY, WELLS LAND SURVEY DOES NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION. BEFORE ANY DEVELOPMENT PLANNING, DESIGN, OR CONSTRUCTION IS STARTED, THE COMMUNITY, CITY, AND COUNTY IN WHICH SUBJECT TRACT EXISTS SHOULD BE CONTACTED, SAID ENTITIES MAY IMPOSE LARGER FLOOD PLAIN AND FLOODWAY RESTRICTIONS THAN SHOWN BY F.I.R.M. MAPS THAT MAY AFFECT DEVELOPMENT.

SURVEY OF

LOT FORTY SIX (46), OF THE CHERRY POINT RANCHETTES, A SUBDIVISION IN CHAMBERS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME "A", PAGE 57, OF THE MAP AND/OR PLAT RECORDS OF CHAMBERS COUNTY, TEXAS.

ADDRESS: 11906 CHERRY POINT DR. MONT BELVIEU, TX 77535		BUYER: ROBER L. HAMMONDS, JR.	
		712 F.M. 562 ANAHUAC, TX 77514 (409) 267-3002	
		www.wellslandsurvey.com	
JOB NO: 338-14	DATE: 07-19-14		
DRAWN BY: AGS	SCALE: 1"=50'		