

PROPERTY ADDRESS:  
4451 Lily Bean Road

RESERVE "W"  
(GOLF COURSE)

FOUND 1/2"  
IRON ROD

N21°39'21"E 136.04'

FOUND 1/2"  
IRON ROD

10' BUILDING LINE  
(per designer)

10' BUILDING LINE  
(per designer)

247.03'

N74°53'32"W

LOT 13

209.04'

S69°41'53"E

LOT 12

LOT 14

50' BUILDING LINE  
(restrictions)

20' BUILDING LINE  
(per plat)

FOUND 1/2"  
IRON ROD

R=430.00'  
L=118.93'

FOUND 1/2"  
IRON ROD

LILY BEAN ROAD  
(60' PRIVATE R.O.W.)

NOTES:

1. Restrictive Covenants as shown in Cabinet Z, Sheet 3074 of the Map Records of Montgomery County, Texas, and under M.C.C.F. No(s). 2014052690, 2014110992, 2015020689, 2015034112, 2015043780 and 2018053220.
2. Electric Distribution Facilities Easement to Gulf States Utilities Company shown in the Title Report does not apply to subject lot.
3. Right of Way Instrument -Entergy Texas, Inc. shown in Title Report does not apply to subject lot.

SURVEY FOR WATERFORD CUSTOM HOMES

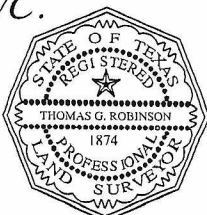
SURVEY OF Lot Thirteen (13), in Block One (1), of BLUE JACK NATIONAL, a subdivision of 606.1 acres of land out of the Noah Griffith Survey, A-16, the Thomas C. Bradbury Survey, A-91, the Wm. Miller Survey, A-384, and the Ambrose Tinny Survey, A-551, Montgomery County, Texas, according to the map or plat thereof recorded in Cabinet "Z", Sheet 3074, of the Map Records of Montgomery County, Texas.

Scale : 1" = 30'

I, Thomas G. Robinson, certify that this survey was performed under my supervision on September 20, 2015; that there were no encroachments except as shown; that this survey conforms to T.S.P.S. Standards for a Category 1a, Condition III Survey; and that subject property is NOT in the 100 Year Flood Plain, and is in Zone "X" in F.I.R.M. Map # 48201C 0325 M dated August 18, 2014. This certifies only to easements and building lines shown on the recorded subdivision plat and on Commitment GF# 14631-18-02542 of North American Title Insurance Company dated October 1, 2018

ROBINSON SURVEYING, INC.

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*Thomas G. Robinson*

Thomas G. Robinson, R.P.L.S. #1874

#22442