

**ADDRESS: 3815 RYANS ROCK COURT**

AREA: 6,250 S.F. ~ 0.14 ACRES

FILE NO. 20210192

MFE: 144.39'

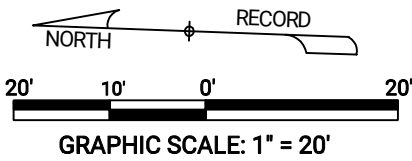
**DRAINAGE TYPE: "A"**

<b>TOTAL FENCE</b>	182 LF
<b>FRONT</b>	10 LF
<b>LEFT</b>	61 LF
<b>RIGHT</b>	61 LF
<b>REAR</b>	50 LF

<b>AREAS</b>	
<b>LOT AREA</b>	6,250 SF
<b>SLAB</b>	2,895 SF
<b>LOT COVERAGE</b>	46 %
<b>INTURN</b>	267 SF
<b>DRIVEWAY</b>	491 SF
<b>PUBLIC WALK</b>	170 SF
<b>PRIVATE WALK</b>	31 SF
<b>REAR YARD AREA</b>	173.3 SY
<b>FRONT YARD AREA</b>	181.5 SY

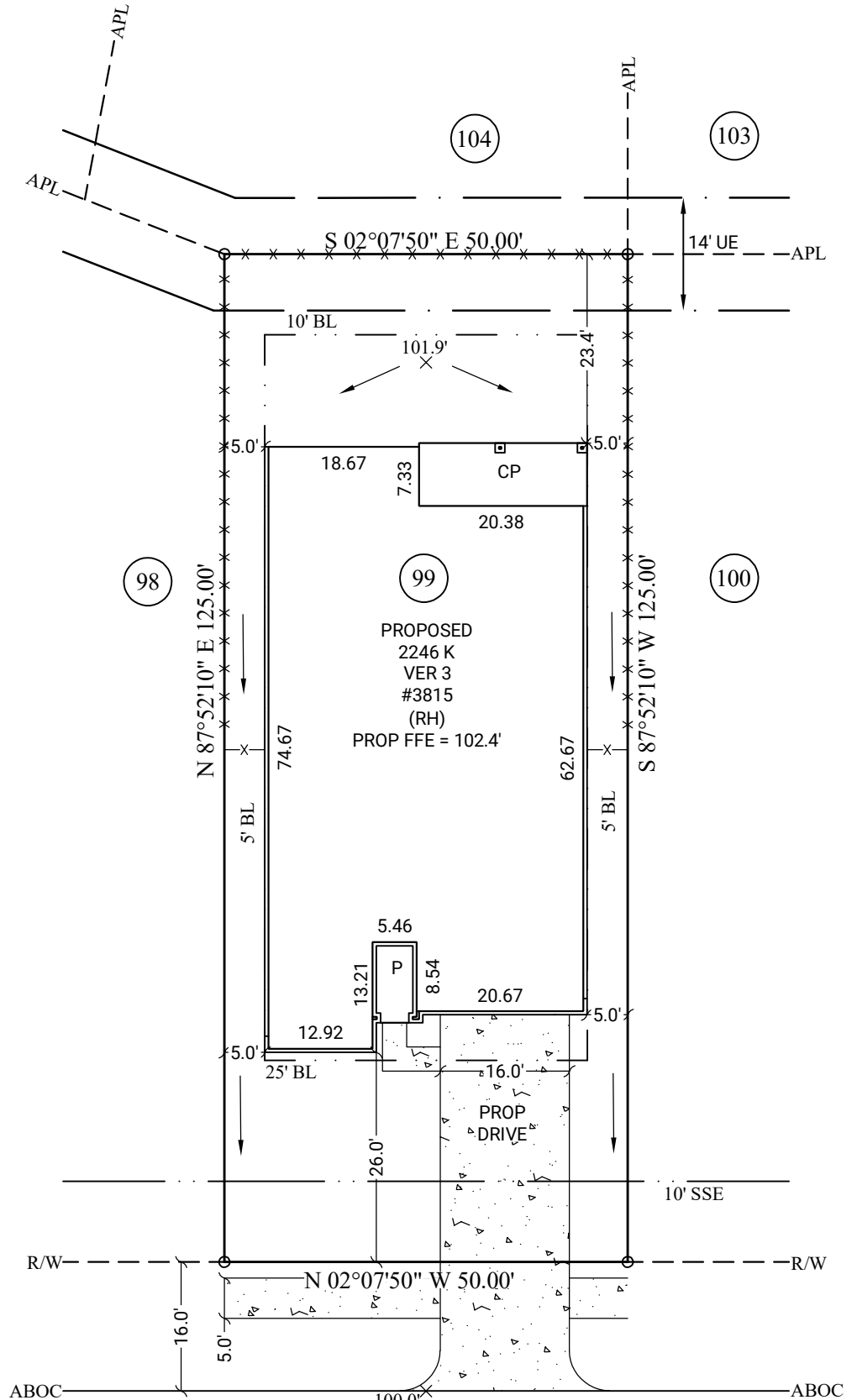
**OPTIONS:**

3 sides brick  
Roof, framing, rafter details and  
Covered Patio



**LEGEND**

- BL Building Line
- APL Approximate Property Line
- ABOC Approximate Back of Curb
- R/W Right of Way
- N/F Now or Formerly
- UE Utility Easement
- DE Drainage Easement
- SSE Sanitary Sewer Easement
- WLE Water Line Easement
- STMSE Storm Sewer Easement
- PROP Proposed
- MFE Minimum Finished Floor Elevation
- FFE Finished Floor Elevation
- GFE Garage Floor Elevation
- P Porch
- CP Covered Patio
- PAT Patio
- S Stoop
- CONC Concrete
- X- Fence
- TOF Top of Forms
- RBF Rebar Found
- RBS Rebar Set



**RYANS ROCK COURT**

**60' R/W**

NOTE: BASE ELEVATION IS ASSUMED.  
(FOR REFERENCE ONLY)

**GENERAL NOTES:** No field work has been performed. This property is subject to additional easements or restrictions of record. Carter & Clark Surveyors is unable to warrant the accuracy of boundary information, structures, easements, and buffers that are illustrated on the subdivision plat. Utility easement has not been field verified by surveyor. contact utility contractor for location prior to construction (if applicable). This plat is for exclusive use by client. Use by third parties is at their own risk. Dimensions from house to property lines should not be used to establish fences. 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. This plat has been calculated for closure and is found to be accurate within one foot in 10,000+ feet.

**SUB: Tamarron SEC: 60**  
LOT: 99 BL: 2  
E.T.J of Fulshear, Fort Bend County, Texas

**PLOT PLAN FOR:**



ORDER DATE: 09/24/2021  
20210907160 FC: N/A



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