

W.C.T.Y. ORDINANCES
 **RESTRICTIVE COVENANTS
 **SULDER DUE LINES
 1) RECORD INFORMATION

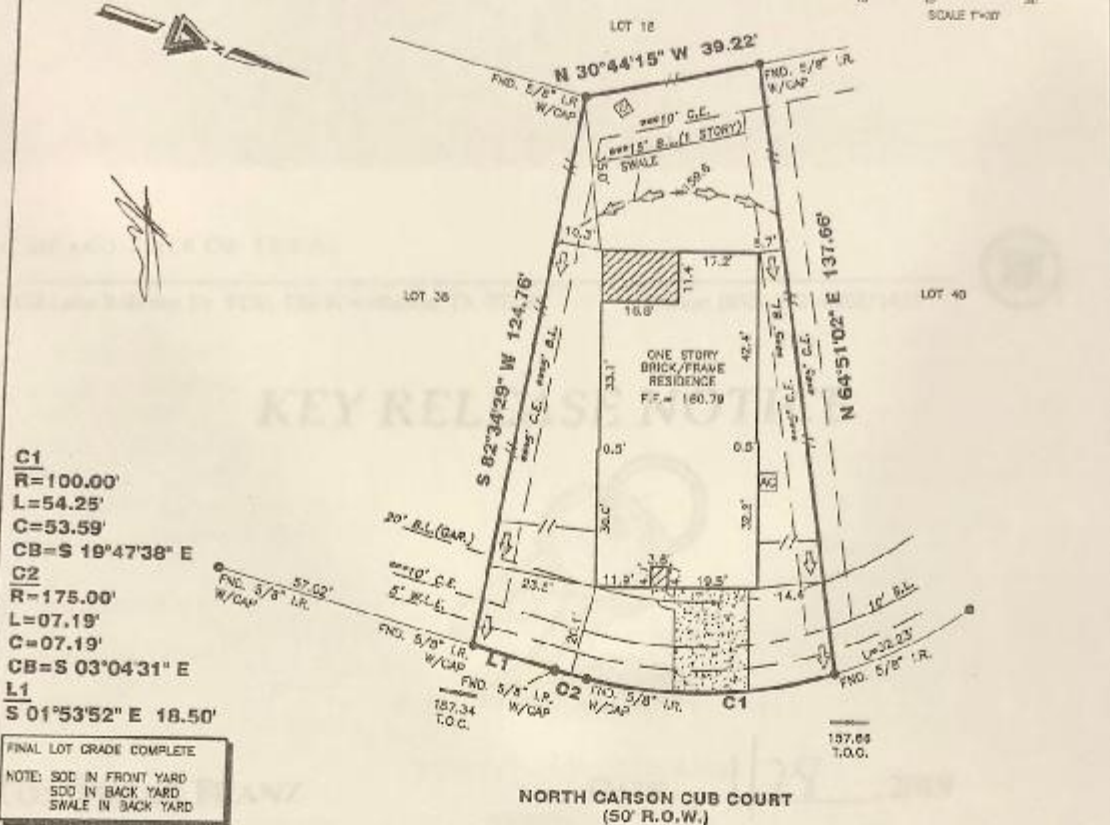
I.R. = IRON ROD
 I.P. = IRON PIPE
 P.L. = PROPERTY LINE
 U.E. = UTILITY EASEMENT

FND = FOUND
 FNG = FENCE
 P.U.E. = PUBLIC UTILITY EMBT.
 C.E. = COVENANT EMBT.

LEGEND
 M.U.E. = MUNICIPAL UTILITY EMBT.
 S.S.E. = SANITARY SEWER EMBT.
 W.L.E. = WATERLINE EASEMENT
 R.O.W. = RIGHT-OF-WAY

--- IRON FENCE
 --- WIRE FENCE
 --- WOOD FENCE
 --- CHAIN LINK FENCE
 --- BUILDING LINE (B.L.)
 --- EASEMENT LINE
 --- AERIAL EASEMENT (A.E.)

CONCRETE COVERED SOG BRICK AC PAD ELEC. BOX UTL. *ED. MANN-HOLE WATER METER



C1
 R=100.00'
 L=54.25'
 C=53.59'
 CB=S 19°47'38" E
C2
 R=175.00'
 L=07.19'
 C=07.19'
 CB=S 03°04'31" E
L1
 S 01°53'52" E 18.50'

FINAL LOT GRADE COMPLETE
 NOTE: SOD IN FRONT YARD
 SOD IN BACK YARD
 SWALE IN BACK YARD

NORTH CARSON CUB COURT (50' R.O.W.)

BM ON PAT W/69 CONC MONUMENT WITH BRASS DISC ELEV= 151.87 (NGVJ28)
 TEN 1624-64-1; SET "BOX CUT" OUT ON INLET ON LOT 1 BLOCK 2- ELEV= 155.54

237 NORTH CARSON CUB COURT

PROPERTY INFORMATION

LOT 39 BLOCK 2

SUBDIVISION:
WOODFOREST SEC. 69

RECORDING INFO:
CABINET Z, SHEETS 5027-5030, MAP RECORDS, MONTGOMERY COUNTY, TEXAS

BORROWER:
NATHAN HECKT AND ALMA HECKT

TITLE CO.
CHICAGO TITLE/EXECUTIVE TITLE, LTD.

G.F.# CIT197C9335 G.F. DATE: 12-27-19

SURVEYED FOR:
PERRY HOMES, LLC

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE FOR THE RECORDED PLAT UNLESS OTHERWISE NOTED.

SUBJECT TO A MUNICIPAL EASEMENT, IF IN THE COURSE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAME ADDITION.

RESTRICTIVE COVENANTS AND EASEMENTS AS SHOWN ON SHEET NUMBER 2, SHEETS 5027-5030, MAP RECORDS, MONTGOMERY COUNTY, TEXAS, ARE HEREBY RECORDED AND MADE A PART OF THIS SURVEY. THE COVENANTS AND EASEMENTS ARE AS SHOWN ON SAID SHEETS AND AS THEY EXISTED AT THE DATE OF THIS SURVEY. THE HOMEOWNER MUST MAINTAIN THESE ELEVATIONS AND GRADES TO PROPERLY DRAIN THE WATER AWAY FROM THE HOME.

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, AND ORDINANCES OF ANY AGENCY.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUPPORTED AND CORRECT BY THE UNDERGROUND SURVEYING AND MAPPING BOARD OF TEXAS AND THE SURVEYING AND MAPPING BOARD OF TEXAS. THE SURVEYING AND MAPPING BOARD OF TEXAS IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED HEREON.

ALL BUILDING LINES, RECORDS, EASEMENTS, UNRECORDED (EXCEPT FOR THE 2000 REVISIONS) SHALL BE RECORDED, ETC. AND EVIDENCE OF SAME INCLUDING CITY OF CHICAGO PLANS, THAT AFFECT SUBJECT PROPERTY SHALL BE REVIEWED.

THIS SURVEY DOES NOT ADDRESS ANY HAZARDOUS MATERIALS OR OTHER CHANGING CONDITIONS, WHICH MAY PRESENT OVER THE COURSE OF CONSTRUCTION, AND THE SURVEYOR ASSUMES NO LIABILITY THEREFOR.

TRI-TECH SURVEYING COMPANY, L.P.

14061 WESTOFFICE DR.
HOUSTON, TEXAS 77042
PH: 713-667-0100

www.tritechco.com 78715 W10113900

CERTIFICATION

I, the undersigned registered professional land surveyor, do hereby state that the plat shown herein represents a boundary survey made on the ground under my personal supervision, and that the same is a true and correct representation of the same as the same was shown to me by the owner of the same.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY.
© 2020 TRI-TECH SURVEYING COMPANY, L.P.



DRAWING INFORMATION

TRI-TECH JOB NO: Y31874-19

CLIENT JOB NO: N/A

DRAWN BY: PR

BEARING BASE: REFERRED TO PLAT NORTH

FIELD DATE: 07/24/19

FLOOD INFORMATION

F.I.R.M. NO: 48339C PANEL: 03703

REVISED DATE: 08-18-14 ZONE: "X"

REVISIONS

NO.	DATE	REASON	BY
1	11-21-19	FINAL SURVEY	JN
2	01-15-20	ADD BUYER NAME	MJCB

FLOOD INFORMATION PROVIDED HEREON IS BASED ON READING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY. IF OLD INFORMATION IS SUBJECT TO CHANGES.

Robert C. G. Lin
SURVEYOR REGISTRATION