

TITLE COMPANY:

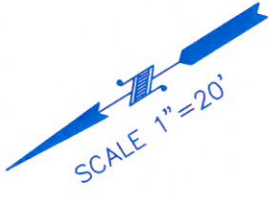
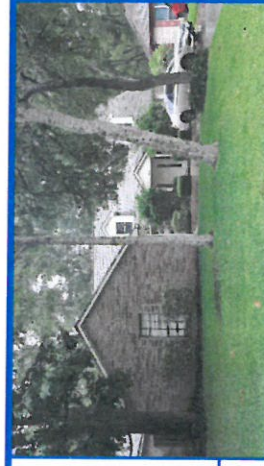
Charter Title Company



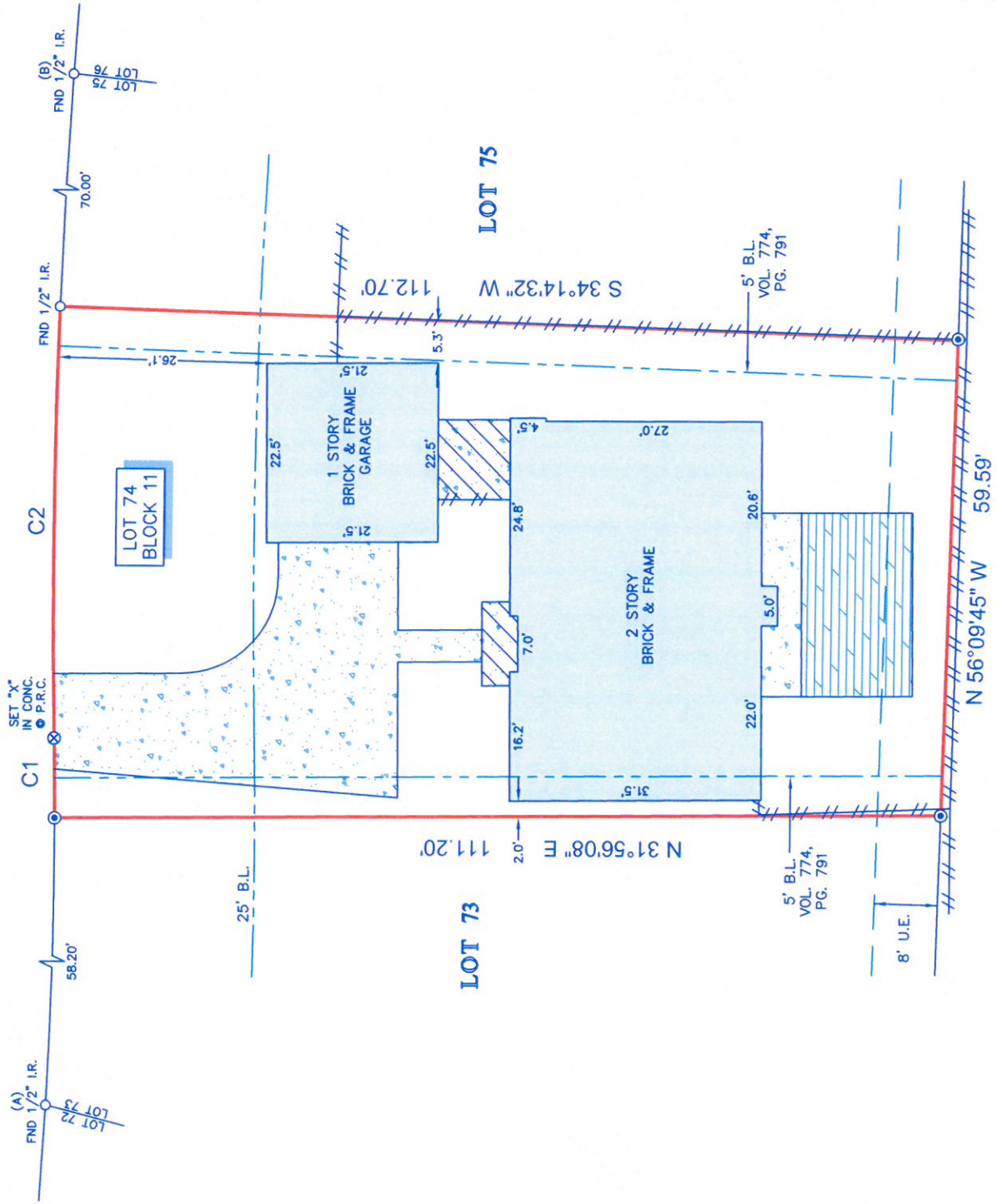
Survey of Seizin

281-242-1700

G.F. #: 3133000731 ISSUE DATE: 8-1-17



MANOR DRIVE (60' R.O.W.)



LOT 67

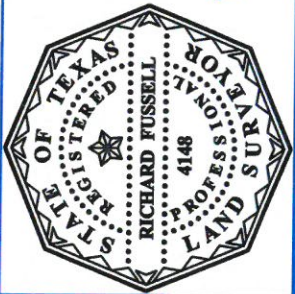
LEGEND

	B.L. = BUILDING LINE
	U.E. = UTILITY EASEMENT
	SET 1/2" I.R.
	W/CAP MARKED SURVEY 1"
	CONCRETE
	COVERED AREA
	WOOD DECK
	FENCE
	WOOD

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	610.00'	10.00'	S 58°32'20" E	10.00'
C2	955.00'	54.10'	S 57°23'08" E	54.09'

- NOTES:**
1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
 2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE.
 3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE.
 4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
 6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON AUGUST 1, 2017, UNDER G.F. NO. 3133000731.
 7. AN AGREEMENT WITH H.L.&P. AS RECORDED IN VOL. 840, PG. 101, D.R.F.B.C.

LEGAL DESCRIPTION: LOT 74, IN BLOCK 11, OF PECAN GROVE PLANTATION, SECTION 1, A SUBDIVISION IN FORT BEND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 21, PAGE 31 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.



SURVEYOR'S CERTIFICATE:
 IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON AUGUST 2, 2017, AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THERE ARE NO ENCUMBRANCES OR PROVISIONS EXCEPT AS SHOWN.

Richard Fussell
 RICHARD FUSSELL
 RPLS# 4148

CLIENT: CONOR PATRICK KEARNS
 ADDRESS: 2111 MANOR DRIVE

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Survey 1, Inc.
 Your Land Survey Company

Firm Registration No. 100758-00
 P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

FIELD CREW:	TECH:
MV	MC
DRAFTER:	FINAL CHECK:
MC	EF
DATE:	
8-4-17	
JOB#	
8-56323-17	