FINAL

SURVEY OF

LOT 2, BLOCK 4

MOSTYN MANOR SECTION 7

LOCATED IN THE C. WICKSON SURVEY, ABSTRACT NO. A-600

BASED ON THE PLAT THEREOF RECORDED IN

VOLUME/CABINET Z PAGE / SHEET 3544 OF

THE MAP RECORDS MONTGOMERY COUNTY, TEXAS

REF: BANES G.F. 1822717 DATE: MAY 15, 2018

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, AND TO THE BEST OF MY KNOWLEDGE, THIS PLAT CORRECTLY REPRESENTS THE FACTS AT THE TIME OF THE SURVEY AND THAT THERE ARE NO VISIBLE ENCROACHMENTS, OVERLAPS, DISCREPANCIES, OR CONFLICTS EXCEPT AS SHOWN HEREON

STEVEN E. LAUGHLIN R.P.L.S. #5778

1) THE BEARINGS SHOWN HEREON ARE BASED ON NAD 83, TEXAS CENTRAL ZONE

2) THIS SURVEY WAS PREFORMED WITH THE BENEFIT OF A TITLE COMMITMENT FROM STEWART TITLE GUARANTY COMPANY, G.F.# 1822717, EFFECTIVE DATE MARCH 11, 2018, FOR ALL MATTERS OF RECORD

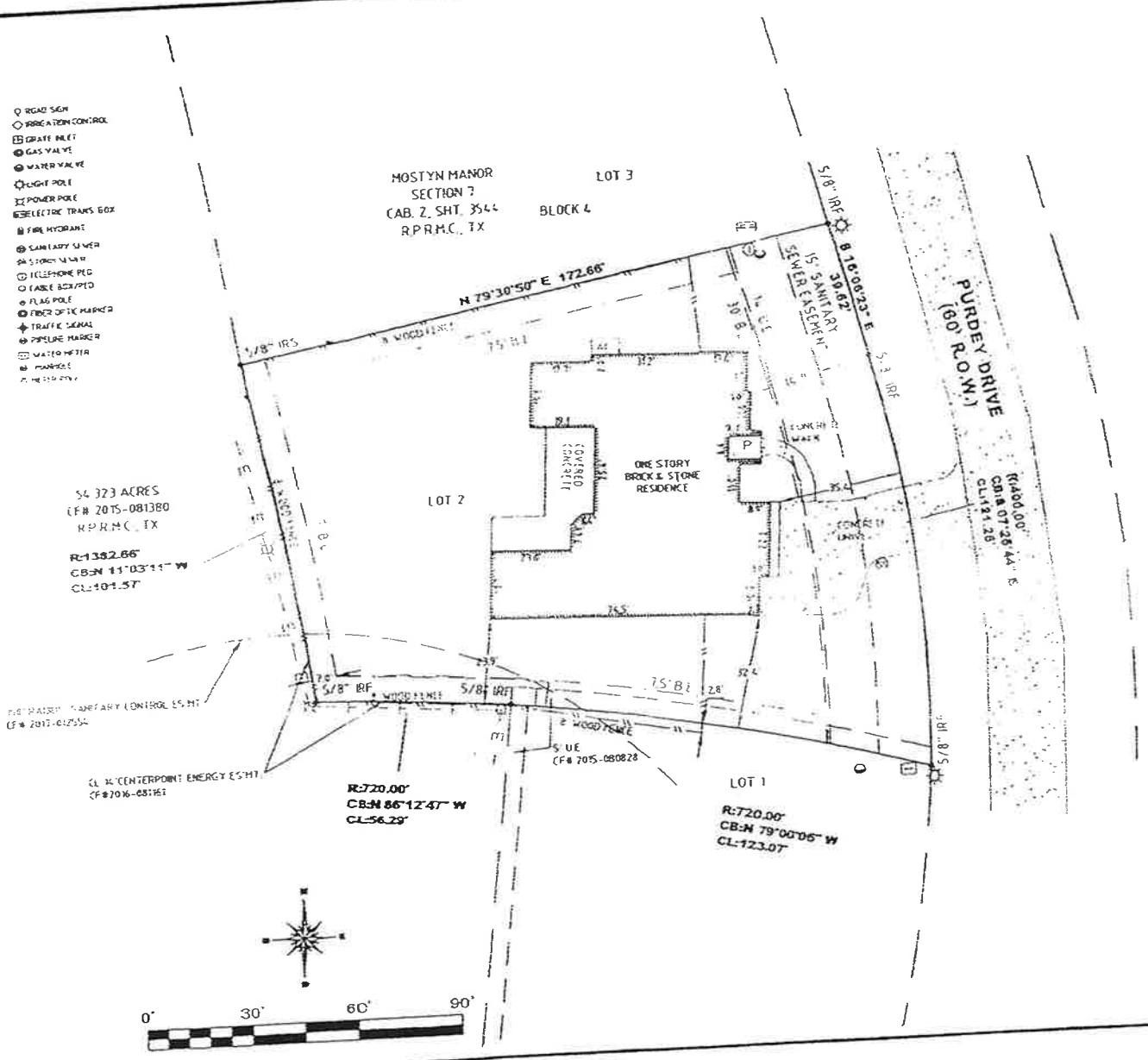
3) PROPERTY SUBJECT TO THE RESTRICTIONS AS RECORDED IN CABINET "Z", SHEET 3544, MAP RECORDS, AND ALSO RECORDED UNDER CLERK'S FILE No. 2015-099389, 2015-100444, 2015-119378, 2016-053535 AND 2017-033443, REAL PROPERTY RECORDS, MONTGOMERY COUNTY, TEXAS

4) ALL BUILDING TIES ARE PERPENDICULAR TO THE BOUNDARY LINE

5) ALL LOTS SUBJECT TO ELECTRIC EASEMENT FOR INSTALLATION, OPERATION AND MAINTENANCE OF AN UNDERGROUND OVERHEAD ELECTRIC SERVICE DISTRIBUTION SYSTEM AS SET FORTH UNDER CF# 2015-0[illegible]

6) THE FENCE LINES SHOWN GENERALLY FOLLOW THE PROPERTY LINE, BUT MAY NOT BE THE ACTUAL LINE

7) OTHER MINOR IMPROVEMENTS, (SPRINKLER HEADS, ETC.) MAY BE PRESENT, BUT NOT SHOWN



SURVTECH

SURVEYORS

PLANNERS

LINE & SYMBOL LEGEND

1) IRF- IRON ROD FOUND
2) IRS- IRON ROD SET CAPPED "SURVTECH"
3) D.R.M.C.TX- DEED RECORDS OF MONTGOMERY COUNTY TEXAS
4) M.R.M.C.TX- MAP RECORDS OF MONTGOMERY COUNTY TEXAS
5) BL- BUILDING LINE
6) UE- UTILITY EASEMENT
7) DE- DRAINAGE EASEMENT

THIS SURVEY IS BEING PROVIDED TO THE RECIPIENT NAMED ABOVE AND NO LICENSE HAS BEEN CREATED, TO COPY THE SURVEY EXCEPT IN CONJUNCTION WITH THE ORIGINAL TRANSACTION, WHICH SHALL TAKE PLACE WITHIN NINETY (90) DAYS FROM THE DATE OF THE SURVEY AS SHOWN ABOVE