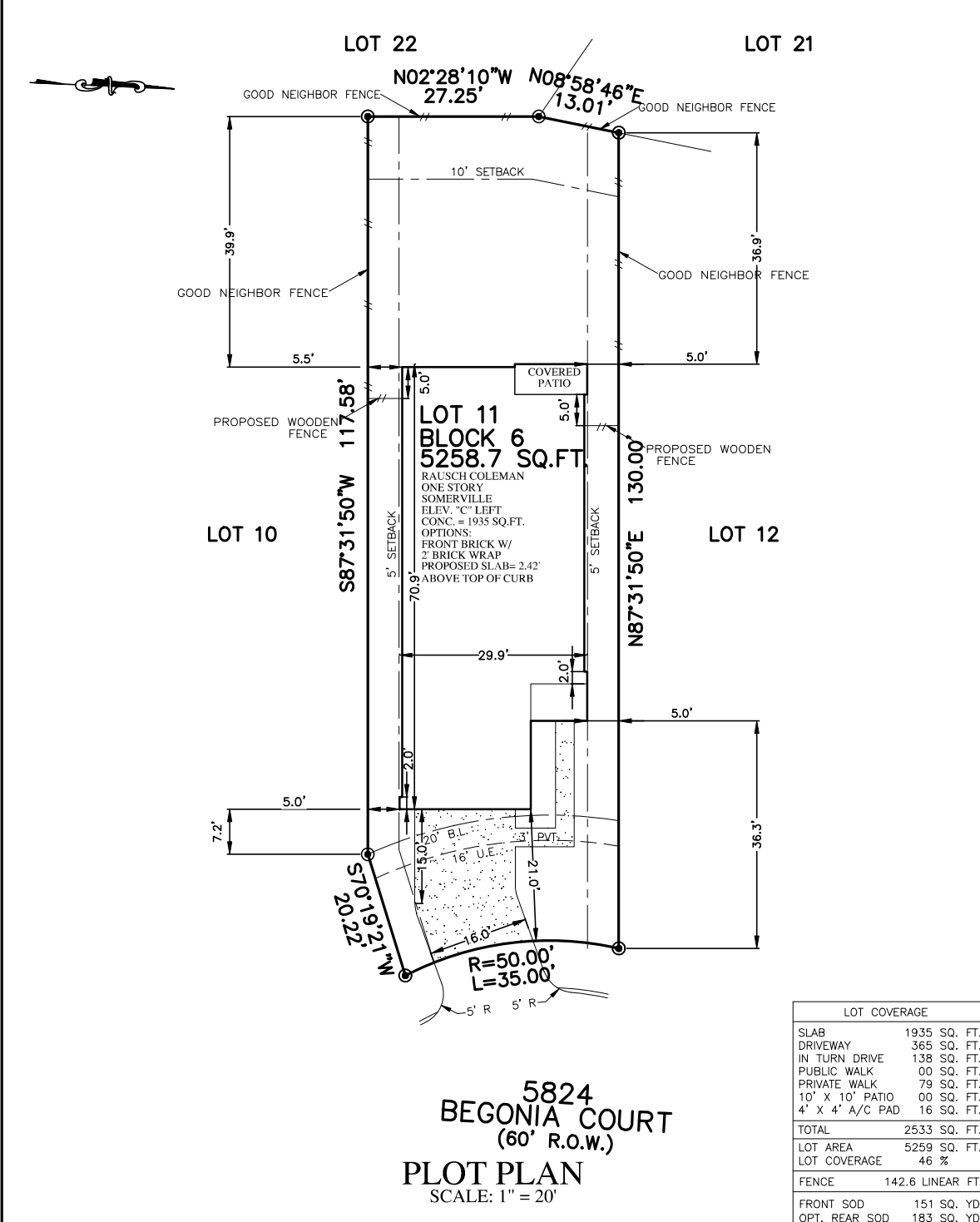




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT
BUILDING LINE	B.L.(SL) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	A.C.C.E. ACCESS EASEMENT
EASEMENT	B.L.(3C) 3 CAR BUILDING LINE	S.T.M.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PERMANENT ACCESS EASEMENT	WATER VALVE
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	FIRE HYDRANT MONUMENT
	PROP. PROPOSED	PVT. PRIVATE	WATER METER
	C.M. CONTROL MONUMENT	END. FOUND	GUY ANCHOR
		I.P. IRON PIPE	MANHOLE
			GRATE DRAIN
			PAD MOUNTED TRANSFORMER
			TELEPHONE PEDESTAL
			GAS METER
			CABLE PEDESTAL
			MANHOLE & INLET
			INLET & VAULT



LOT COVERAGE	
SLAB	1935 SQ. FT.
DRIVEWAY	365 SQ. FT.
IN TURN DRIVE	138 SQ. FT.
PUBLIC WALK	00 SQ. FT.
PRIVATE WALK	79 SQ. FT.
10' X 10' PATIO	00 SQ. FT.
4' X 4' A/C PAD	16 SQ. FT.
TOTAL	2533 SQ. FT.
LOT AREA	5259 SQ. FT.
LOT COVERAGE	46 %
FENCE	142.6 LINEAR FT.
FRONT SOD	151 SQ. YD.
OPT. REAR SOD	183 SQ. YD.

NOTES:
 1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
 2. SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
 3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY AND THIS DOCUMENT DOES NOT GUARANTEE THAT THESE ITEMS WILL BE INSTALLED EXACTLY AS ILLUSTRATED. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS, DEVELOPMENT PLANS (MDS) OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
 4. MINIMUM FINISHED FLOOR REQUIREMENTS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT ESTABLISH A MINIMUM FINISHED FLOOR.

FOR: RAUSCH COLEMAN HOMES
 ADDRESS: 5824 BEGONIA COURT
 ALLPOINTS JOB#: RC301616 BY: AH
 G.F.:
 JOB:

FLOOD ZONE: X

COMMUNITY PANEL:
 48339C0325G

EFFECTIVE DATE: 08/18/2014

LOMR: _____ DATE: _____

THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION

LOT 11, BLOCK 6,
MAGNOLIA SPRINGS, SECTION 1,
CAB. Z, SHEET 7930, MAP RECORDS,
MONTGOMERY COUNTY, TEXAS

RAUSCH

COLEMAN

HOMES

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