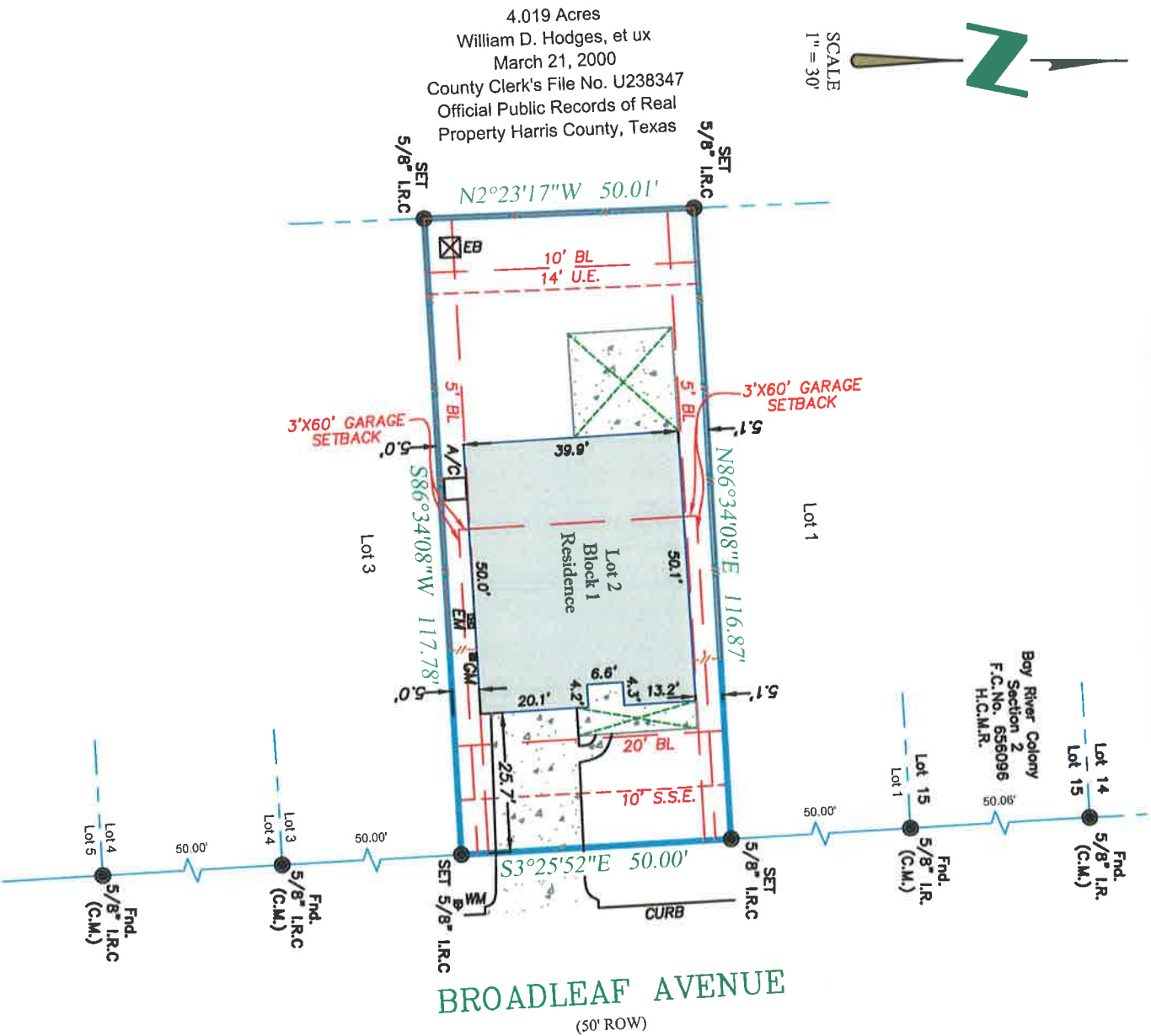


8227 BROADLEAF AVENUE



SCALE
1" = 30'



- Notes:
- Surveyor did not abstract subject property. This survey was prepared with information contained in title commitment GF no. 19-407005-EH of First National Title Insurance Company, Effective date of March 7, 2019, Issued date of March 14, 2019, and is subject to the limitations of that commitment.
 - Subject to drainage easement extending 15 feet on each side of the centerline of any and all natural drainage courses per the Regulations of Harris County, Texas for the Approval and Acceptance of Infrastructure. No natural drainage courses were observed during our survey.
 - Bearings were based on the Texas State Plane Coordinate System, South Central Zone (NAD 83)
 - Subject to restrictive covenants recorded in Clerk's File Nos. 20070109696, 20070174401, 20070174635, 20090079644, 20090139000, 20090351284, 20090471051, 20110461134, 20110480726, 201104880730, 20110504793 through and including 20110504801, 20120016207, 20130011960, 20140006127, 20150011510, 20170276808, 20170548972 and 20180256567.
 - Short Form Blanket Easement for Certain Utilities per C.F. No. 20140471365.
 - Electric Service Agreement per C.F. No. 20140533510.

PROPERTY DESCRIPTION:
 LOT 2, BLOCK 1, BAY RIVER COLONY SECTION FOUR FINAL PLAT, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT FILED UNDER CLERK'S FILE NO. 20140490229, RECORDED IN FILM CODE NO. 669282, MAP RECORDS OF HARRIS COUNTY, TEXAS.

The undersigned have/has received and reviewed a copy of this survey.
 Date: 4-5-2019

Date :	03/29/19
ASC No.	4164
Buyer:	GBOFFREY MILLER
Client	CAPITAL TITLE EAST HOUSTON
G.F. No.	19-407005-EH
Drafter/Field Crew	K.V. / B.M



8227 BROADLEAF AVENUE
 BAYTOWN, TEXAS 77521

CAPITAL TITLE EAST HOUSTON
 6830 EAST SAM HOUSTON PKWY N, SUITE 110
 HOUSTON, TEXAS 77049

LEGEND - C.M. = Controlling Monument; Fnd. = Found; I.R. = Iron Rod; I.P. = Iron Pipe
 OHE = Overhead Electric; I.R.S. = Set Iron Rods 1/2" diameter with yellow cap stamped
 "Arthur Surveying Company". All found iron rods are 1/2" diameter unless otherwise noted.
 (fence/post) — x — centerline ⊕ (overhead electric) — — — — —

FLOOD NOTE:
 BY PERFORMING A SEARCH WITH THE LOCAL GOVERNING MUNICIPALITY OR WWW/FEMA.GOV THE PROPERTY APPEARS TO BE LOCATED IN ZONE X. THIS PROPERTY WAS FOUND IN HARRIS COUNTY UNINCORPORATED AREAS, COMMUNITY NUMBER 480287, DATED JANUARY 6, 2017.

SURVEYORS CERTIFICATION
 I hereby certify that this map represents a survey made upon the ground under my supervision. To the best of my knowledge, this survey is based on the available record and physical evidence obtained at the time of survey and that there are no visible discrepancies, deed line conflicts, encroachments of record, pronouncements, overlapping of improvements, easements or roadways, except as shown hereon. The bearings shown hereon are based on the above referenced recorded map or plat unless otherwise noted.

03/29/19

ARTHUR
 LAND SURVEYING
 P.O. Box 40065 - Houston, TX 77240
 281-937-2731 Branch no. 10194357
 arthursurveying.com

