

*** CITY ORDINANCES**
**** RESTRICTIVE COVENANTS**
***** BUILDER GUIDELINES**

WIRE FENCE — X —
 CHAIN LINK FENCE — O —
 IRON FENCE — I —
 WOOD FENCE — // —
 OVERHEAD UTILITIES — U —

BL = BUILDING LINE
 PL = PROPERTY LINE
 UE = UTILITY EASEMENT
 AE = AERIAL EASEMENT
 MH = MANHOLE
 FNC = FENCE
 BUILDING LINE
 ESMT LINE
 AERIAL ESMT

I.R. = IRON ROD
 I.P. = IRON PIPE
 PUE = PUBLIC UTILITY ESMT.
 PAE = PERMANENT ACCESS ESMT.
 MUE = MUNICIPAL UTILITY ESMT.
 SSE = SANITARY SEWER ESMT.
 WLE = WATERLINE EASEMENT
 ROW = RIGHT OF WAY
 FND = FOUND

LEGEND

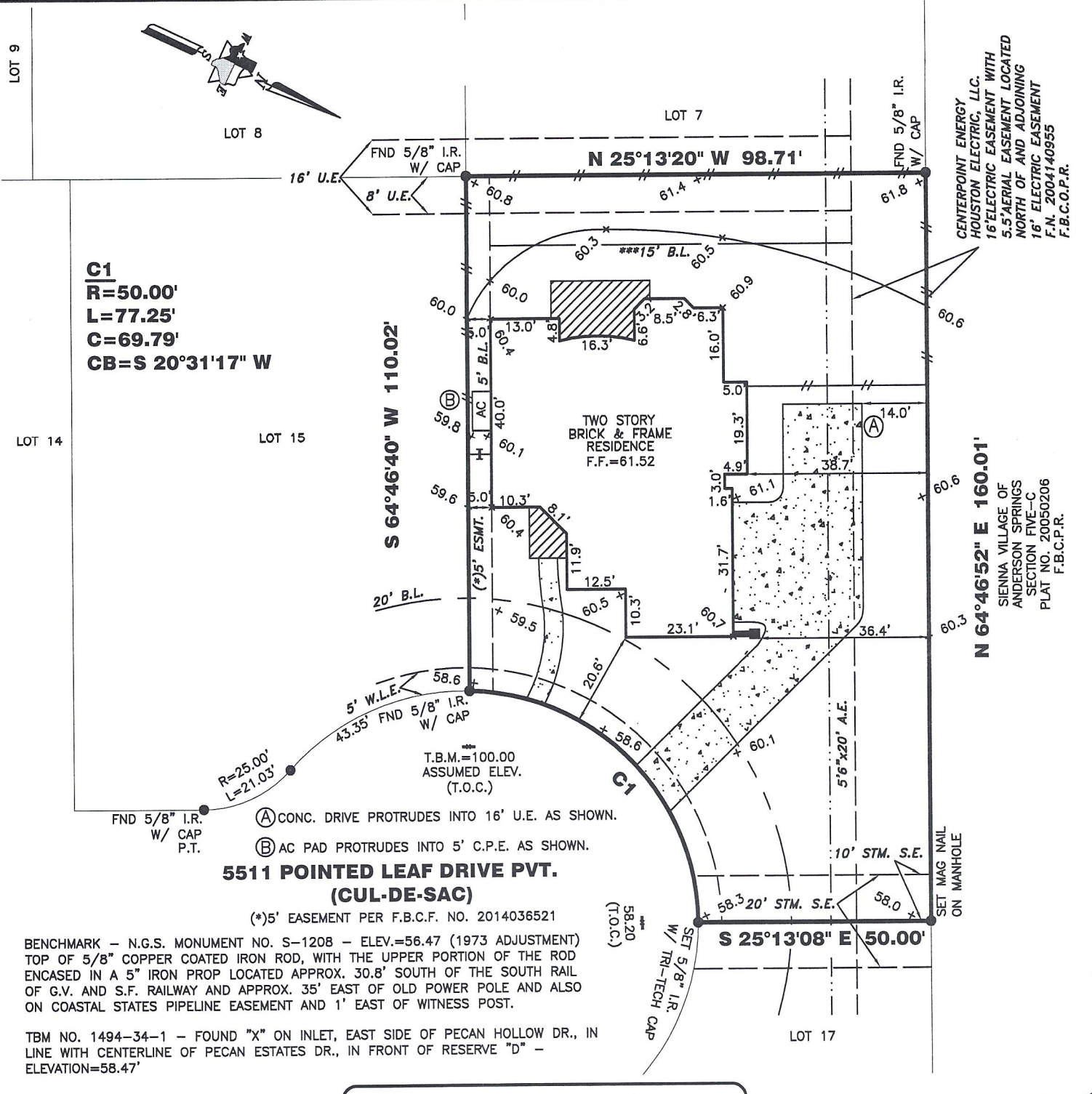
CONCRETE
 COVERED
 SOD

ELECT. BOX
 A/C PAD

FIRE HYDRANT
 LIGHT STANDARD
 UTILITY POLE

MANHOLE
 WATER METER
 UTIL. PEDESTAL

SCALE 1"=30'



5511 POINTED LEAF DRIVE

PROPERTY INFORMATION

LOT 16 BLOCK 1

SUBDIVISION:
 PECAN ESTATES AT ANDERSON SPRINGS SECTION 2

RECORDING INFO:
 PLAT NO. 20130144, PLAT RECORDS, FORT BEND COUNTY, TEXAS

BORROWER:
 LE-MINH TRAN & LE-NGUYEN TRAN

TITLE CO.
 CAREFREE TITLE AGENCY, INC.

G.F.# HOU-5670 **G.F. DATE:** 03-19-14

SURVEYED FOR:
 MERITAGE CORPORATION/LEGACY & HAMMONDS HOMES

DRAWING INFORMATION

TRI-TECH JOB NO: L12784-13

CLIENT JOB NO: 65530710149

DRAWN BY: MB

BEARING BASE: REFERRED TO PLAT NORTH

FIELD DATE: 02-27-14

FLOOD INFORMATION

F.I.R.M. NO: 48157C **PANEL:** 0295L

REVISED DATE: 04-02-14 **ZONE:** "X-SHADED"

NOTES:

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

ALL ROD GAPS ARE STAMPED "LJA ENG.", UNLESS OTHERWISE NOTED.

SUBJECT TO A DRAINAGE EASEMENT 20' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20130144, P.R.F.B.C.TX., F.B.C. FILE NOS. 2012095873, 2012073922

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP, PLAT AND/OR DEEDS IN CONJUNCTION WITH TITLE INFORMATION OBTAINED FROM THE TITLE REPORT LISTED HEREON.

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF MISSOURI CITY), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

THIS SURVEY DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON.

A GROUND AND/OR AERIAL EASEMENT MAY EXIST ADJACENT TO ANY EXISTING UTILITY. OWNER AND BUILDERS SHOULD VERIFY WITH APPLICABLE UTILITY COMPANIES PRIOR TO PLANNING OR CONSTRUCTION.

REVISIONS

NO.	DATE	REASON	BY
1	02-27-14	FORM	JF
2	09-22-14	FINAL	JF

TRI-TECH SURVEYING COMPANY, L.P.

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 10401 Westoffice Drive Phone: (713) 667-0800
 Houston Texas, 77042 Fax: (713) 667-4610

CERTIFICATION FIRM REG. NUMBER 10115900

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plat thereof, indicated hereon.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY. THIS SURVEY IS INVALID WITHOUT THE ORIGINAL EMBOSSED SURVEYORS SEAL AND SIGNATURE

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09.23.14

[Signature]

SURVEYOR REGISTRATION