

GENERAL NOTES

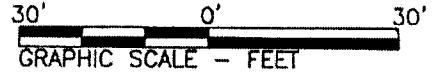
1. THIS PROPERTY IS SUBJECT TO ADDITIONAL EASEMENTS OR RESTRICTIONS OF RECORD.
2. CARTER AND CLARK SURVEYORS IS UNABLE TO WARRANT THE ACCURACY OF BOUNDARY INFORMATION, STRUCTURES, EASEMENTS, AND BUFFERS THAT ARE ILLUSTRATED ON THE SUBDIVISION PLAT.
3. UTILITY EASEMENT HAS NOT BEEN FIELD VERIFIED BY SURVEYOR. CONTACT UTILITY CONTRACTOR FOR LOCATION PRIOR TO CONSTRUCTION. (IF APPLICABLE)
4. THIS PLAT IS FOR EXCLUSIVE USE BY CLIENT. USE BY THIRD PARTIES IS AT THEIR OWN RISK.
5. DIMENSIONS FROM HOUSE TO PROPERTY LINES SHOULD NOT BE USED TO ESTABLISH FENCES.
6. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 86,870 FEET.
7. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000+ FEET AND AN ANGULAR ERROR OF 7 SECONDS PER ANGLE POINT AND WAS ADJUSTED USING THE COMPASS RULE.
8. EQUIPMENT USED: TOPCON APLI TOTAL ROBOTIC STATION.

Curve	Radius	Length	Chord	Chord Bear.
C1	810.00'	63.05'	63.03'	N 49°52'49" E

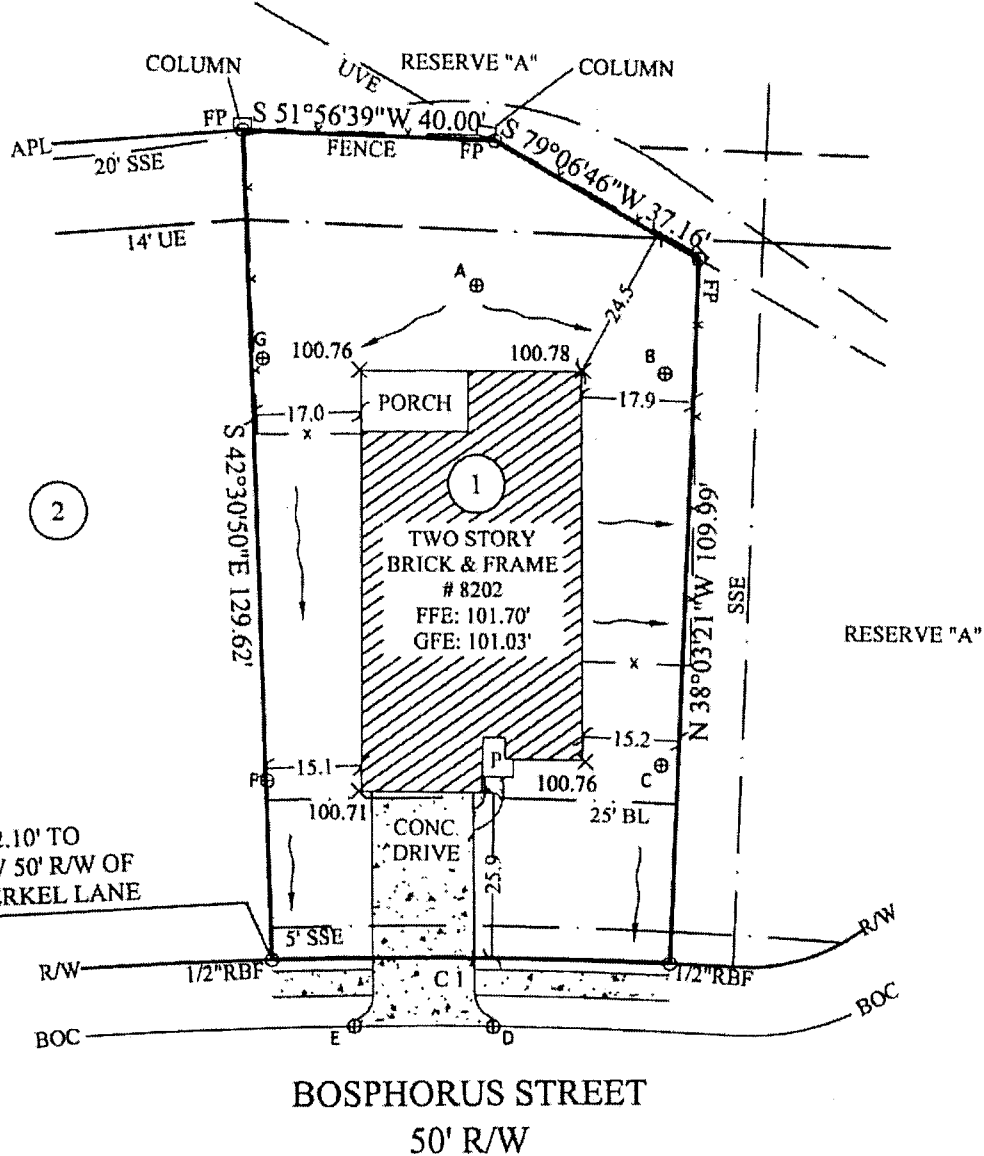
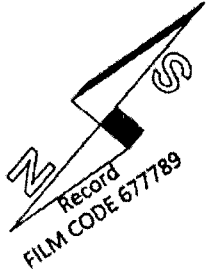
ADDRESS: 8202 BOSPHORUS STREET

AREA: 8,413 S.F. ~ 0.19 ACRES
FILM CODE 677789

SCALE: 1" = 30'



COMMON PRIVACY
FENCES CONSTRUCTED
BY BUILDER



ELEVATIONS:

- A - 100.30'
- B - 100.05'
- C - 100.29'
- D - 99.92'
- E - 99.66'
- F - 99.82'
- G - 100.29'

452.10' TO
THE SW 50' R/W OF
VAN BERKEL LANE

LEGEND:

- RBS- Rebar Set
- RBF- Rebar Found
- BL-Building Line
- UVE- Unobstructed Visibility Easement
- SSE- Sanitary Sewer Easement
- APL- Approximate Property Line
- UE- Utility Easement
- R/W- Right of Way
- BOC- Back of Curb
- P- Porch

Robert A. Jones

FOR:



NOTE: BASE ELEVATION IS ASSUMED.
(FOR REFERENCE ONLY)

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED WITHIN THE MINIMUM STANDARDS AND REQUIREMENTS OF LAW.

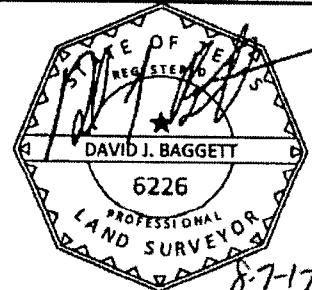
SURVEY FOR:
DR HORTON

SUBDIVISION: BRIDGES ON LAKE HOUSTON
LOT: 1 BLOCK: 2 SECTION 5
DAVID HARRIS SURVEY, A-26
HARRIS COUNTY, TEXAS

FIELD WORK DATE: 08/06/2017
20170800415 DRH DB: KA FC: MA

CARTER & CLARK
LAND SURVEYORS AND PLANNERS

2780 Peachtree Industrial Boulevard
Duluth, GA 30097
Ph: 770.495.9793
Toll Free: 866.637.1048
www.carterandclark.com
FIRM LICENSE: 10193759



**T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT
(MAY BE MODIFIED AS APPROPRIATE FOR COMMERCIAL TRANSACTIONS)**

Date: 11-03-2022

GF No. _____

Name of Affiant(s): Matthew Walters and Robin Walters

Address of Affiant: 8202 Bosphorus Street Houston, TX 77044-1717

Description of Property: Lot 1 Block 2 Section 5 Bridges on Lake Houston
County Harris, Texas

"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

Before me, the undersigned notary for the State of Texas, personally appeared Affiant(s) who after by me being sworn, stated:

1. We are the owners of the Property. (Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners."):

2. We are familiar with the property and the improvements located on the Property.

3. We are closing a transaction requiring title insurance and the proposed insured owner or lender has requested area and boundary coverage in the title insurance policy(ies) to be issued in this transaction. We understand that the Title Company may make exceptions to the coverage of the title insurance as Title Company may deem appropriate. We understand that the owner of the property, if the current transaction is a sale, may request a similar amendment to the area and boundary coverage in the Owner's Policy of Title Insurance upon payment of the promulgated premium.

4. To the best of our actual knowledge and belief, since 08-06-2017 there have been no:
a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
b. changes in the location of boundary fences or boundary walls;
c. construction projects on immediately adjoining property(ies) which encroach on the Property;
d. conveyances, replattings, easement grants and/or easement dedications (such as a utility line) by any party affecting the Property.

EXCEPT for the following (If None, Insert "None" Below): None

5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit does not constitute a warranty or guarantee of the location of improvements.

6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Robin Walters

Matthew Walters



SWORN AND SUBSCRIBED this 3rd day of November, 2022
Susan Ann Kohl
Notary Public