

**SURVEY OF**  
**LOT 1 BLOCK 1 OF**  
**GRAND LAKE ESTATES SEC 3 AMENDING PLAT**

20.00 ACRE  
MCCF# 2006-059359  
DRMC, TX

LOCATED IN THE T CURRY SURVEY, ABSTRACT NO. 136  
BASED ON THE PLAT THEREOF RECORDED IN  
VOLUME/CABINET Z PAGE / SHEET 262 OF  
THE MAP RECORDS MONTGOMERY COUNTY, TEXAS  
REF: REAVES G. F. 2186678 DATE: NOV 4 2016

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 Laughlin*  
STEVEN LAUGHLIN R.P.L.S. # 5178



THIS SURVEY IS BEING PROVIDED TO THE RECIPIENTS 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.

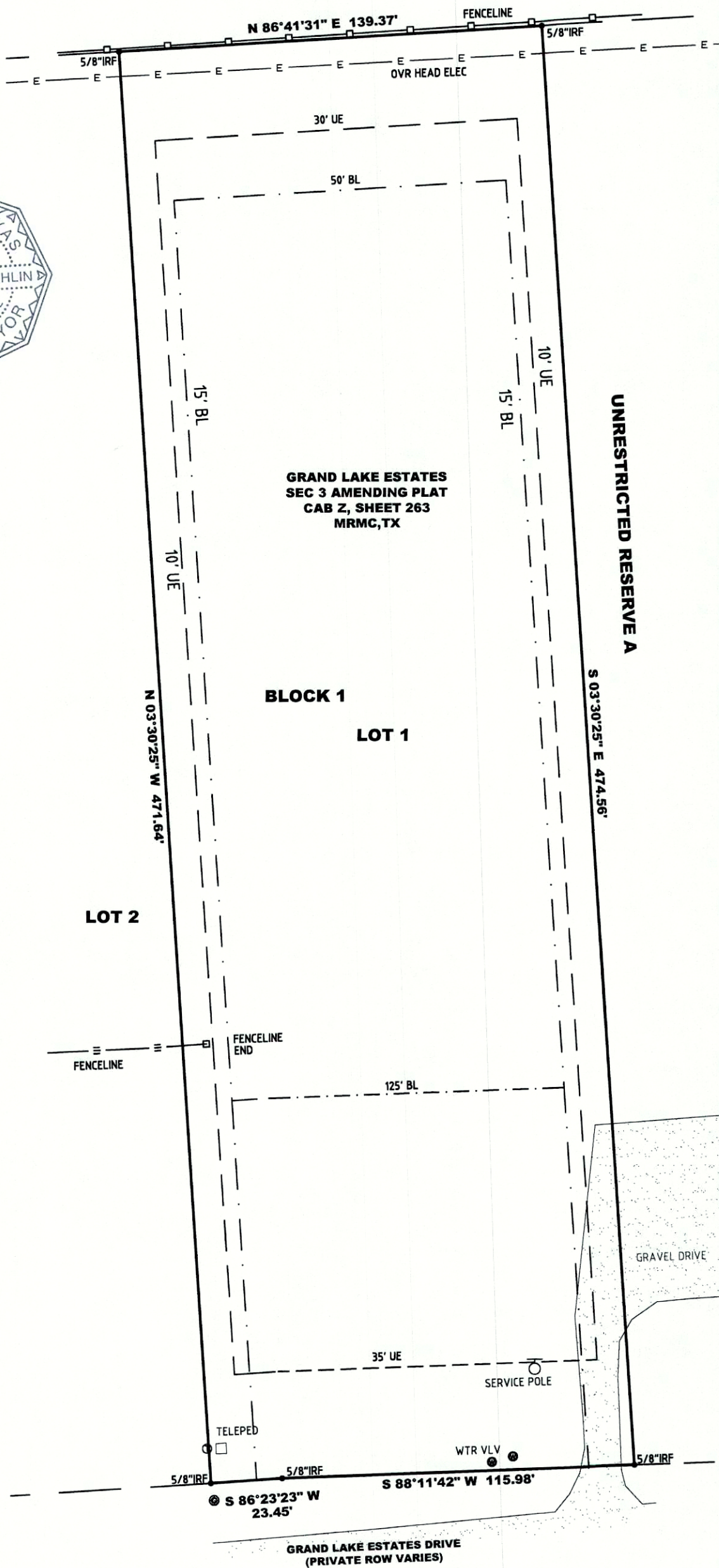
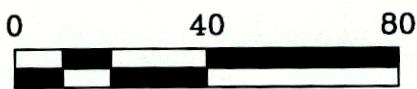
- 1) THE BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
- 2) THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY.
- 3) THIS SURVEY RELIES ON THE TITLE COMMITMENT FROM FIRST AMERICAN TITLE INSURANCE COMPANY (G.F. No. 2186678) DATED NOV 3, 2016, FOR ALL THINGS OF RECORDS.
- 4) SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP, TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- 5) PROPERTY SUBJECT TO THE RESTRICTIONS AS RECORDED IN CABINET "Z", SHEET 262; CAB N, SHEET 116 AND ALSO RECORDED UNDER CLERK'S FILE No.s: 2000-017506, 2000-17507, 2003-089748, 2009-034790, 2009-075616, 2010-072798 THROUGH 2010-072802, 2010-075767, 2010-099787, 2010-110695, 2010-110696, 2011-031876, 2011-112797, 2011-113824 THROUGH 2011-113827, 2011-114781, 2012-023447, 2012-036009, 2013-102694, 2015-070661, 2015-074145, 2016-032622, 2016-081213 REAL PROPERTY RECORDS, MONTGOMERY COUNTY, TEXAS.
- 6) ALL BUILDING TIES ARE PERPENDICULAR TO THE BOUNDARY LINE.
- 7) ALL ADJOINER DEED INFORMATION MAY NOT REPRESENT CURRENT OWNER OR OWNERS.
- 8) THE FENCE LINES SHOWN GENERALLY FOLLOW THE PROPERTY LINE, BUT MAY NOT BE THE ACTUAL LINE
- 9) OTHER MINOR IMPROVEMENTS MAY BE PRESENT, BUT NOT SHOWN
- 10) SUBJECT TO THE AGREEMENT FOR UNDERGROUND SERVICE AS RECORDED IN CF# 2000-058490, 2000-092940, 2001-106213
- 11) SUBJECT TO THE DRIVEWAY AGREEMENT AS RECORDED IN CF# 2015-108583

PROPERTY SUBJECT TO AN AERIAL EASEMENTS 5 FEET WIDE FROM A PLANE 20 FEET ABOVE THE GROUND UPWARD, ADJACENT TO THE UTILITY EASEMENTS AS SHOWN HEREON.

PROPERTY SUBJECT TO AN EASEMENT FOR DRAINAGE PURPOSES, EXTENDING A DISTANCE OF 15 FEET ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES, AS REFLECTED BY THE MAP DEDICATION OF SAID SUBDIVISION.

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	

- ROAD SIGN
- ◇ IRRIGATION CONTROL
- ▣ GRATE INLET
- GAS VALVE
- WATER VALVE
- ★ LIGHT POLE
- ⊗ POWER POLE
- ⊞ ELECTRIC TRANS. BOX
- FIRE HYDRANT
- SANITARY SEWER
- STORM SEWER
- TELEPHONE PED
- ★ LIGHT POLE
- FLAG POLE
- FIBER OPTIC MARKER
- ◆ TRAFFIC SIGNAL
- PIPELINE MARKER
- WATER METER
- MANHOLE
- METER POLE



P.O. BOX 1080 \ CONROE, TEXAS 77305-1080  
936-539-5444 \ FAX 936-539-5442  
email: SURVTECH@SURVCORP.COM