

ADDRESS : 10660 S WILLIAMS ROAD,  
CONROE, TX. 77303

CLIENT : LIKE MIKE ACADEMY, LLC

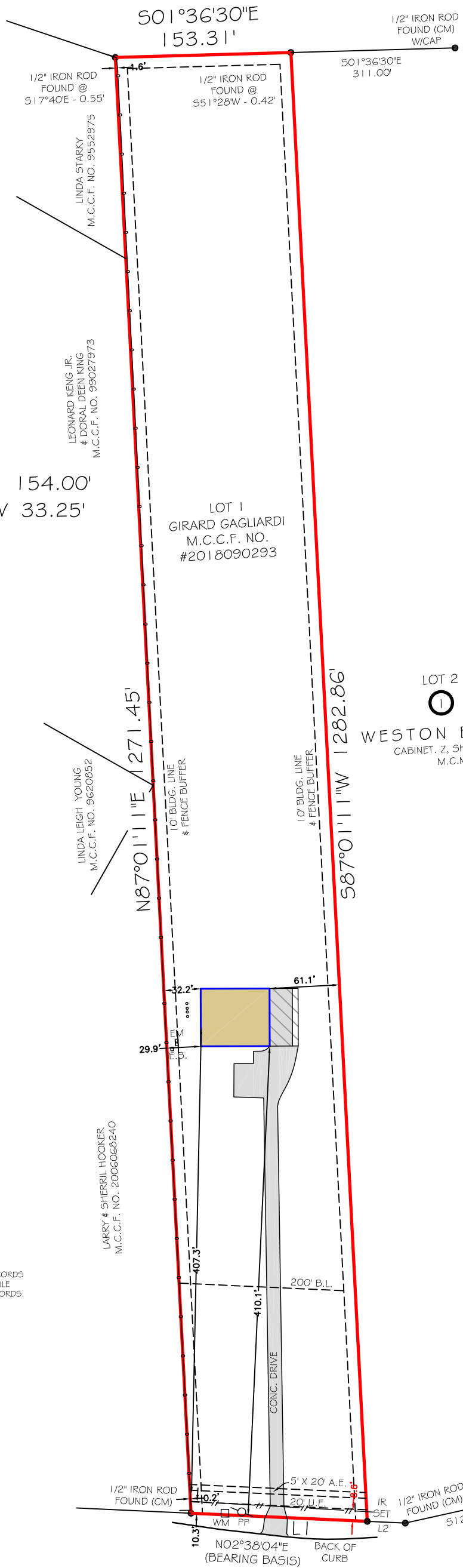
TITLE CO : GREAT AMERICAN TITLE COMPANY

GF NO : 1969151

LENDER : N/A

JOHN & CHRISTI LEGGETT  
M.C.C.F. NO. 2002062361

A LAND TITLE SURVEY OF  
LOT 1, BLOCK 1,  
WESTON ESTATES  
ACCORDING TO THE MAP OR PLAT THEREOF  
RECORDED IN CABINET Z, SHEET 5184  
OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS



L1 N02°38'04"E 154.00'  
L2 S02°38'04"W 33.25'

LOT 1  
GIRARD GAGLIARDI  
M.C.C.F. NO.  
#2018090293

LOT 2  
WESTON ESTATES  
CABINET Z, SHEET 5184-5  
M.C.M.R.

NOTES

1) ALL BEARINGS SHOWN ARE REFERENCED PER RECORDED PLAT. BEARING BASIS IS ESTABLISHED ALONG THE EAST ROW LINE OF S WILLIAMS ROAD.

2) THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE AS MENTIONED ABOVE. THE FOLLOWING MATTERS LISTED IN SCHEDULE B ARE ADDRESSED AS FOLLOWS:

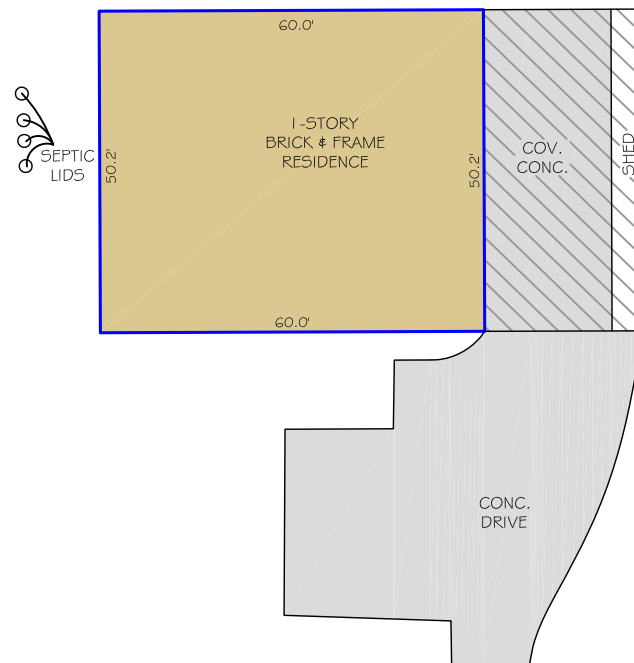
1. RESTRICTIVE COVENANTS RECORDED UNDER M.C.M.R. CABINET Z, SHEET 5184, AND THOSE UNDER M.C.C.F. NO. 2018090293
2. SEE THIS SURVEY.
- 3-9. NOT SURVEY RELATED OR DOES NOT AFFECT THE SUBJECT PROPERTY.
- 10A. NOT SURVEY RELATED.
- 10B. EASEMENTS, AND BUILDING LINES PER RECORDED PLAT, ARE SHOWN HEREON.
- 10C. UTILITY AND AERIAL EASEMENTS ALONG THE WEST PROPERTY LINE PER RECORDED PLAT, ARE SHOWN HEREON.
- 10D. A 15 FOOT DRAINAGE EASEMENT ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES, DOES NOT AFFECT THE SUBJECT PROPERTY.
- 10E. OVERHEAD EASEMENT RECORDED UNDER M.C.C.F. NO. 2021158385, DOES AFFECT THE SUBJECT PROPERTY. LOCATION OF SAID EASEMENT IS DEPENDANT ON LOCATION OF ELECTRIC DISTRIBUTION LINES.
- 10F. UNDERGROUND EASEMENT RECORDED UNDER M.C.C.F. 2021158386, DOES AFFECT THE SUBJECT PROPERTY. LOCATION OF SAID EASEMENT IS DEPENDANT ON LOCATION OF ELECTRIC DISTRIBUTION LINES.
- 10G-H. NOT SURVEY RELATED.

3) 200' BLDG. LINE & MAINTAIN 10' BLDG. & FENCE BUFFERS PER M.C.C.F. NO. 2018090293

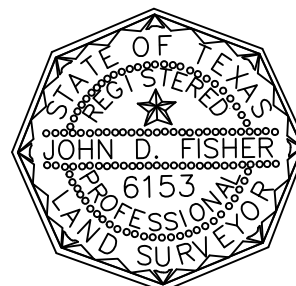


SCALE:  
1"=100'

BUILDING DETAIL  
SCALE 1"=30'



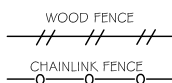
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY. THERE WERE NO ENCROACHMENTS APPARENT ON THE GROUND EXCEPT AS SHOWN HEREON.



*John D. Fisher*  
JOHN D. FISHER  
R.P.L.S. NO. 6153

FILED BY: R.V.  
DRAWN BY: E.I.  
CHECKED BY: JDF

LEGEND  
A.E. - AERIAL EASEMENT  
U.E. - UTILITY EASEMENT  
IR SET - 5/8" IRON ROD W/CAP SET  
(CM) - CONTROLLING MONUMENT  
R.O.W. - RIGHT OF WAY  
M.C.D.R. - MONTGOMERY COUNTY DEED RECORDS  
M.C.C.F. - MONTGOMERY COUNTY CLERK'S FILE  
M.C.M.R. - MONTGOMERY COUNTY MAP RECORDS  
COV. - COVERED  
CONC. - CONCRETE  
EM - ELECTRICAL METER  
EB - ELECTRICAL BOX  
PP - POWER POLE  
WM - WATER METER  
U.E. - UTILITY EASEMENT



JOB NO: 230266  
DATE: APRIL 11, 2023



Firm No: 10133000  
2417 NORTH FREEWAY  
HOUSTON, TX 77009  
713-864-2400  
www.primetxsurveys.com

FLOOD INFORMATION  
\*BASED ON VISUAL EXAMINATION, THIS TRACT LIES WITHIN ZONE "X" DEFINED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN" PER F.E.M.A. FLOOD INSURANCE RATE MAP PANEL NO: 48339C0275G REVISION DATE: 08-18-2014.  
\*DUE TO INACCURACIES OF F.E.M.A. MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDIES.

S WILLIAMS ROAD  
(60' R.O.W.)  
VOL. 664, 142, M.C.D.R.  
ASPHALT PAVEMENT