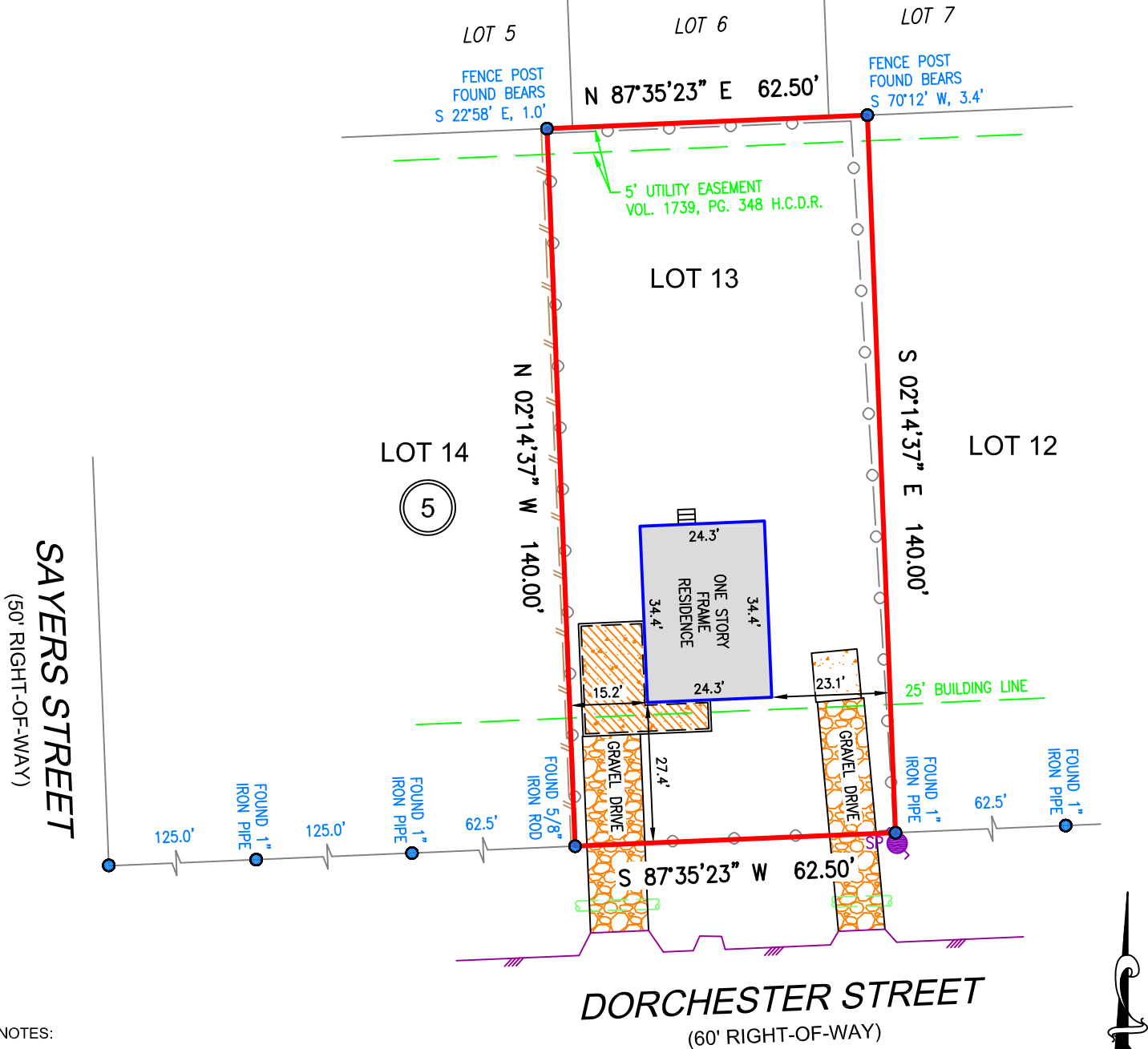


BENNINGTON PLACE  
VOLUME 19, PAGE 70 H.C.M.R.



NOTES:

1. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM NO. 1, SCHEDULE "B" OF THE TITLE COMMITMENT ISSUED BY TEXAS AMERICAN TITLE COMPANY UNDER G.F. NO. 2768522-00639; EASEMENTS AND BUILDING LINES PER RECORDED PLAT, UNLESS SHOWN OTHERWISE.
2. SURVEYOR HAS NOT ABSTRACTED SUBJECT PROPERTY. THERE MAY BE EASEMENTS, BUILDING LINES AND OTHER MATTERS OF RECORD NOT SHOWN HEREON.
3. BUILDING LINE RESTRICTIONS PER THE RECORDED SUBDIVISION PLAT AND VOLUME 1739, PAGE 348 H.C.D.R.
4. FENCES DO NOT FOLLOW PROPERTY LINES AS SHOWN.
5. BEARINGS AND DISTANCES SHOWN ARE BASED ON GPS TEXAS SOUTH CENTRAL ZONE NO. 4204.

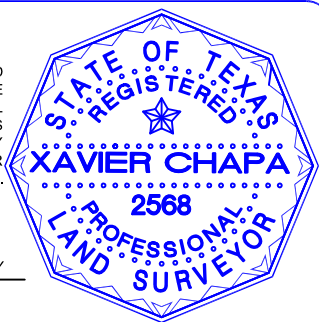
SCALE: 1"=30'

F.I.R.M. NO. 48201C PANEL 0955 M FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.  
EFFECTIVE DATE 01/06/2017 ZONE X

**BOUNDARY SURVEY OF LOT THIRTEEN (13), IN BLOCK FIVE (5), OF WESTCOTT GARDENS SUBDIVISION NO. 3, A SUBDIVISION IN HARRIS COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 21, PAGE 39 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.**

SURVEYED FOR: L-TEN REALTY INVESTMENTS LLC	
ADDRESS: 3931 DORCHESTER STREET, HOUSTON, TEXAS 77016	
TEXAS AMERICAN TITLE COMPANY	JOB NUMBER: 015022
FIELD WORK: 02/08/2022	SCALE: 1" = 30'

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.  
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY SHOWING ANY IMPROVEMENTS, FROM LEGAL DESCRIPTIONS SUPPLIED BY CLIENT. THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN. THIS SURVEY IS ONLY CERTIFIED FOR BOUNDARY AND THIS TRANSACTION ONLY. SURVEYOR DID NOT ABSTRACT PROPERTY. EASEMENTS, BUILDING LINES, ETC. SHOWN ARE AS IDENTIFIED BY THE TITLE COMMITMENT.



GF: 2768522-00639  
EFF: 01/09/2022 of TEXAS AMERICAN TITLE COMPANY  
*Xavier Chapa* 02/08/2022  
XAVIER CHAPA, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2568

