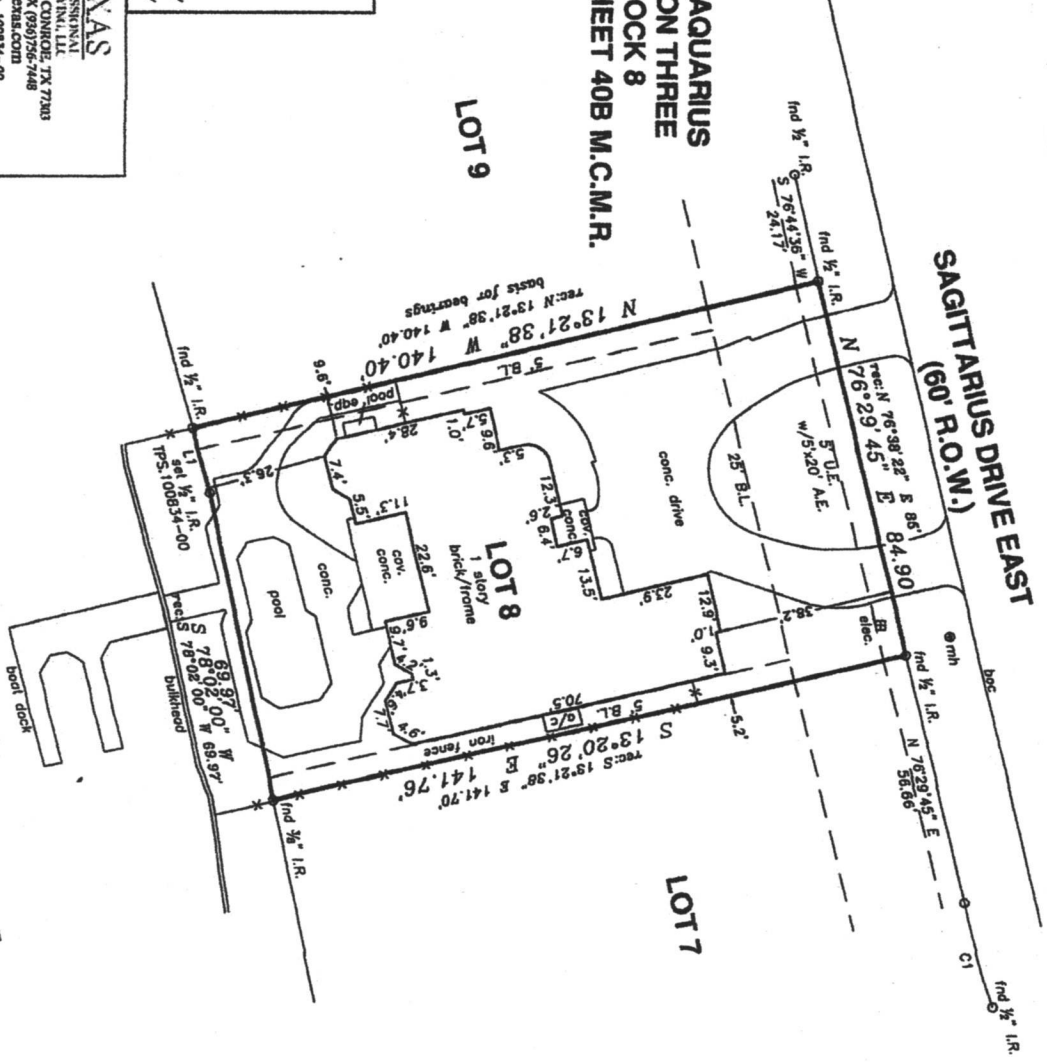




**POINT AQUARIUS
SECTION THREE
BLOCK 8**
CABINET A, SHEET 40B M.C.M.R.

**SAGITTARIUS DRIVE EAST
(60' R.O.W.)**



LEGEND

- WR = water meter
- mh = manhole
- cbl = cable tv box
- tel. = telephone box
- elec. = electric box
- pp = power pole
- bc = back of curb
- rec. = record call
- B.L. = building line
- D.E. = utility easement
- D.I.E. = driveway easement
- A.E. = aerial easement
- M.C.D.R. = Montgomery County Map Records
- M.C.M.R. = Montgomery County Map Records

TEXAS PROFESSIONAL SURVEYORS
3023 N. FLAZIHER STREET - CONROE, TX 77383
PH (936) 756-7447 - FAX (936) 756-7448
WWW.ALTYVEYINGENRERS.COM
PRM REGISTRATION No. 100834-00

PROJECT NO.	Key Map	DRAWING DATE:	05/23/18
F127-289	125L	REVISION:	
		DRAWN BY:	DED
LINE BEARING	DISTANCE	CHORD BEARING	CHORD LENGTH
L1 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L2 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L3 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L4 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L5 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L6 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L7 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L8 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L9 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L10 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L11 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L12 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L13 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L14 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L15 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L16 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L17 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L18 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L19 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L20 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L21 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L22 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L23 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L24 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L25 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L26 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L27 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L28 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L29 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L30 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L31 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L32 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L33 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L34 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L35 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L36 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L37 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L38 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L39 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L40 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L41 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L42 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L43 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L44 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L45 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L46 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L47 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L48 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L49 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'
L50 S 74°31'31" W	14.91'	N 73°59'29" E	23.40'

LAKE CONROE

BOUNDARY & IMPROVEMENT SURVEY
FOR: ROBERT J. PERINC and THERESA W. PERINC
12108 SAGITTARIUS DRIVE EAST
WILLS, TEXAS 77318

Being Lot 8, Block 8, Section 3, of Point Aquarius, a subdivision situated in Montgomery County, Texas, according to the map or plat thereof recorded in Cabinet A, Sheet 40B of the Map Records of Montgomery County, Texas.

Record data as shown hereon was fully relied upon and taken from a Commitment for Title Insurance issued by Fidelity National Title Ins. Co., G.F. No. FTH-12-FMH180035531KX Effective date: 05/01/2018

The Subject Tract(s) as shown hereon may be subject to the following restrictive covenants of record:

Those recorded in Cab. A, Sh. 40B (formerly Vol. 9, Pg. 79) of the Map Records of Montgomery County, Texas, those applicable restrictions listed in Items 1 & 10 of Schedule B of said Title Commitment.

-25' B.L. along front lot line.
-5' U.E. with 5x20' A.E. along front lot line.
-5' B.L. along side lot lines per Vol. 753, Pg. 630, M.C.D.R.

-Survey is valid only if print has original signature of surveyor on it. Declaration is made to original purchaser of this survey. It is not transferable to additional institutions or subsequent owners.

-Surveyor has not performed a complete abstract of subject property and does not certify to easements or restrictions not shown. Check with your local governing agencies for any additional easements, building lines, or other restrictions not reflected on recorded plat.

Subject property shown hereon is located in Zone X, and does not appear to be within the 100-year flood plain, according to the FEMA Flood Insurance Rate Map, Community Panel 48358C 0225 G, effective 08/18/14.

Information is based on graphic plotting only. Surveyor assumes no responsibility or liability for exact determination.

I hereby certify that this survey was made on the ground under my supervision and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.

Date of Survey: 05/22/18 JS

Richard S. Partridge
Richard S. Partridge
Registered Professional Land Surveyor No. 6125

