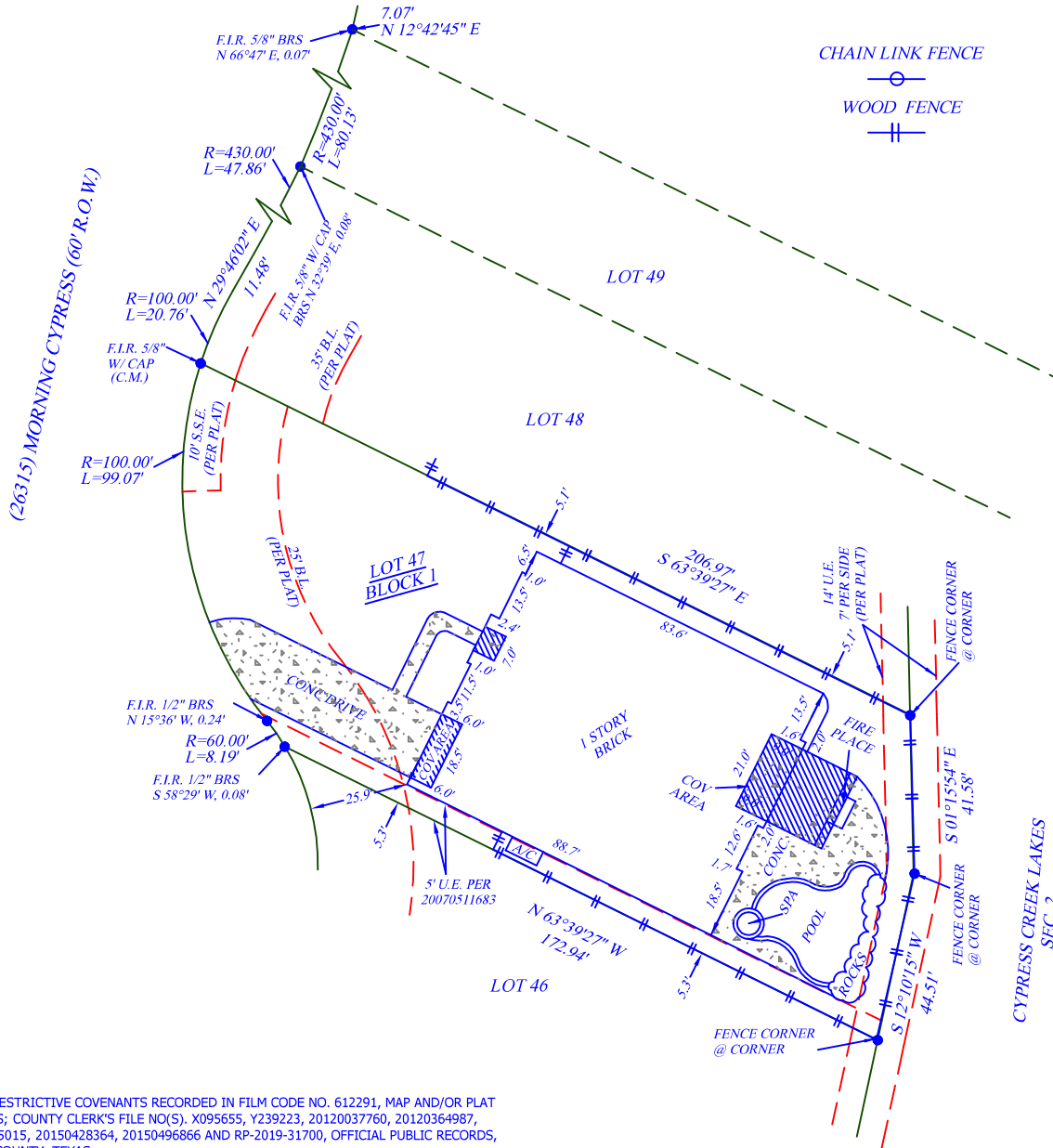


**Boundary Survey**

\*\*\*2427416\*\*\*  
 \*\*\*2427416\*\*\*

**:NOTE:**

All information shown on this survey, Relies on a Commitment for Title Insurance, as provided by the Title Company and GF number referenced hereon. The surveyor did not research subject property.



CHAIN LINK FENCE  
 WOOD FENCE

- NOTES:**
- 1: ANY RESTRICTIVE COVENANTS RECORDED IN FILM CODE NO. 612291, MAP AND/OR PLAT RECORDS; COUNTY CLERK'S FILE NO(S). X095655, Y239223, 20120037760, 20120364987, 20140065015, 20150428364, 20150496866 AND RP-2019-31700, OFFICIAL PUBLIC RECORDS, HARRIS COUNTY, TEXAS.
  - 2: A 25 FOOT BUILDING SETBACK LINE ALONG THE FRONT PROPERTY LINE AS SET FORTH ON THE RECORDED PLAT AND DEDICATION. (AS SHOWN HEREON)
  - 3: THE UTILITY AND SANITARY SEWER EASEMENT(S) AS SET OUT ON PLAT/MAP RECORDED IN FILM CODE NO. 612291 OF THE MAP AND/OR PLAT RECORDS OF HARRIS COUNTY, TEXAS. (AS SHOWN HEREON)
  - 4: DRAINAGE EASEMENT 15 FEET ON EACH SIDE OF THE CENTER LINE OF ALL GULLIES, RAVINES AND OTHER NATURAL DRAINAGE COURSES ON THE HEREIN DESCRIBED PROPERTY. (DOES NOT AFFECT)
  - 5: THE EASEMENT FOR CERTAIN UTILITIES, RECORDED IN COUNTY CLERK'S FILE NO. 20070511683, OF THE OFFICIAL PUBLIC RECORDS, HARRIS COUNTY, TEXAS.
  - 6: AGREEMENT FOR UNDERGROUND ELECTRIC SERVICE, WITH DEVELOPER AND CENTERPOINT ENERGY HOUSTON ELECTRIC, LLC, RECORDED IN COUNTY CLERK'S FILE NO. 20070428251, OF THE OFFICIAL PUBLIC RECORDS, HARRIS COUNTY, TEXAS.

CYPRESS CREEK LAKES  
 SEC. 2  
 FILM CODE NO. 552010  
 H.C.M.R.



1" = 50'  
 GRAPHIC SCALE  
 0 25 50

**ADDRESS**

**(26315) MORNING CYPRESS LANE  
 CYPRESS, TX 77433**

**LEGAL DESCRIPTION: (AS FURNISHED)**

**LOT 47, BLOCK 1, CYPRESS CREEK LAKES, SECTION 3, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN FILM CODE NO. 612291, OF THE MAP AND/OR PLAT RECORDS OF HARRIS COUNTY, TEXAS.**

**BASIS OF BEARINGS: TEXAS STATE PLANE COORDINATE SYSTEM (TEXAS SOUTH CENTRAL 4204)**

**LIST OF POSSIBLE ENCROACHMENTS: NONE**

|                         |
|-------------------------|
| RLS #: 19-08-0504       |
| CLIENT #: 2427416-H0166 |
| FIELD DATE: 8/21/2019   |
| DRAFTER: L. SHAW        |
| APPROVED: P. McMahon    |
| SCALE: 1" = 50'         |

**SURVEYOR INFORMATION:**  
**ELITE SURVEYING COMPANY, INC.**

P.O. Box 1697  
 Pearland, TX. 77588-1697

Phone: 281-997-1585  
 Fax: 281-485-6321

**First American  
 Title Company**

**SURVEYOR FILE NUMBER: 8-33-19**  
 The Certified Registered Professional Land Surveyor signing this survey alone certifies the accuracy and sufficiency of the survey provided hereon.

**CERTIFIED TO: (AS FURNISHED)**  
 First American Title Insurance Company  
 DANIEL G. HAYS

**NOTES**

1. UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY.
2. THE PURPOSE OF THIS SURVEY IS FOR USE IN OBTAINING TITLE INSURANCE AND FINANCING AND SHOULD NOT BE USED FOR CONSTRUCTION PURPOSES.

THIS SURVEY IS PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF THE PARTIES LISTED HEREON. LIABILITY TO THIRD PARTIES MAY NOT BE TRANSFERRED OR ASSIGNED.

**LEGEND**

|                               |                                      |
|-------------------------------|--------------------------------------|
| A/C: AIR CONDITIONER          | OHU: OVERHEAD UTILITY LINE           |
| BLDG.: BUILDING               | (P): PLATTED                         |
| (C): CALLED                   | P.C.: POINT OF CURVATURE             |
| C.B.: CHORD BEARING           | P.O.B.: POINT OF BEGINNING           |
| CBW: CONCRETE BLOCK WALL      | P.O.C.: POINT OF COMMENCEMENT        |
| ☐: CENTERLINE                 | P.P.: POWER POLE                     |
| C.N.A.: CORNER NOT ACCESSIBLE | P.R.C.: POINT OF REVERSE CURVATURE   |
| CONC.: CONCRETE               | P.R.M.: PERMANENT REFERENCE MONUMENT |
| COV: COVERED                  | R/W: RIGHT OF WAY                    |
| C/S: CONCRETE SLAB            | S/W: SIDEWALK                        |
| (D): DESCRIPTION              | S.I.R.: SET IRON ROD                 |
| D/W: DRIVEWAY                 | F.I.R.: FOUND IRON ROD               |
| (M.): MEASURED                |                                      |
| C.M.: CONTROL MONUMENT        |                                      |

**FLOOD ZONE**  
 (FOR INFORMATIONAL PURPOSES ONLY)  
 SUBJECT PROPERTY SHOWN HEREON APPEARS TO BE LOCATED IN FLOOD ZONE "X". AREA OF MINIMAL FLOODING, PER F.I.R.M. PANEL NUMBER 480287, 0405M. LAST REVISION DATE 10-16-13. THIS SURVEYOR MAKES NO GUARANTEES AS TO THE ACCURACY OF THE ABOVE INFORMATION. THE LOCAL F.E.M.A. AGENT SHOULD BE CONTACTED FOR VERIFICATION.

**RESIDENTIAL  
 LAND SERVICES**

FOR ALL CONTACT INQUIRIES:  
 RLS  
 info@rlsnow.com  
 (888) 467-7878  
 Form 6.7TX

**SURVEYOR'S CERTIFICATE**

I, Patrick Ryan McMahon, Texas Registered Professional Land Surveyor No. 5120, do hereby certify that the survey plat hereon is a true and accurate representation of the property hereon described, and do further state that this survey accurately depicts the substantial improvements to said property as located on the ground, and that there are no encroachments onto said property by any such improvements except as shown hereon.



*Patrick Ryan McMahon*  
 SURVEYOR'S NAME  
 DATED: 8/22/2019

NOT VALID WITHOUT AN AUTHENTICATED ELECTRONIC SIGNATURE AND AUTHENTICATED ELECTRONIC SEAL

| DATE | REVISION | DATE | REVISION | QC/1 | QC/2   |
|------|----------|------|----------|------|--------|
|      |          |      |          | C.L. | P.R.M. |

Reviewed & Accepted by: \_\_\_\_\_ Date \_\_\_\_\_ / \_\_\_\_\_ Date \_\_\_\_\_