



SLI 5/8" IRON ROD FOUND FOR REFERENCE 5/8" IRON ROD NPT 3/8" x 4.3.26

LOT 39 CROWN OAKS SEC THREE QAD S. 1/4, 30 N.M.C.

N85°07'18" E 360.83'

ROUND 5/8" IRON ROD

CROWN OAKS DRIVE (60' PRIVATE R.O.W.)

N02°40'25" W 397.32'

39 BLOCK 1

S01°42'23" E 397.40'

38

MAJESTIC DRIVE (60' PRIVATE R.O.W.)

- NOTES:
1. ALL BUILDING LINES AND EASEMENTS ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
  2. THERE IS AN UNRESTRICTED AERIAL EASEMENT ADJACENT TO ALL UTILITY EASEMENTS AS PER THE RECORDED PLAT.
  3. PER TITLE COMMITMENT THIS PROPERTY IS SUBJECT TO A 18" WATER LINE EASEMENT TO MID-SOUTH ELEC. CO. LOCATED IN THE MIDWAY OF 146550 AD TRACT 001 NO. 2015-118311.
  4. HORIZONTAL CONTROL FOR THIS SURVEY IS BASED ON CENS AND 83 TEXAS CENTRAL ZONE STATE PLANE COORDINATES.

SCALE: 1" = 60'  
DATE: 6/2/2014  
REV: 6/6/2014 CERTIFICATION



I hereby certify that this plat is a true representation of an on the ground survey made on 6/2/2014 of Lot 39, Block 1, Crown Oaks Section One, a subdivision in the Matthew Cartwright Survey, A-135 and the John Searly Survey, A-750, Montgomery County, Texas, a correct map of which is recorded in Ordinance L, Sheets 181 - 184, of the Map Records of Montgomery County, Texas. Unless otherwise shown, there are no encroachments on this property and all improvements were within the boundaries of the lots of this survey. This professional service substantially conforms to the current Texas Surveyors Association Standards and Specifications for a Category 1A, Condition II survey.

This survey was completed with the benefit of a title commitment furnished by First National Title Insurance Company, No. 14-102944-LC, effective date May, 22, 2014.

Jarrod Anley, N.P.L.S.  
Texas Registration No. 6071



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