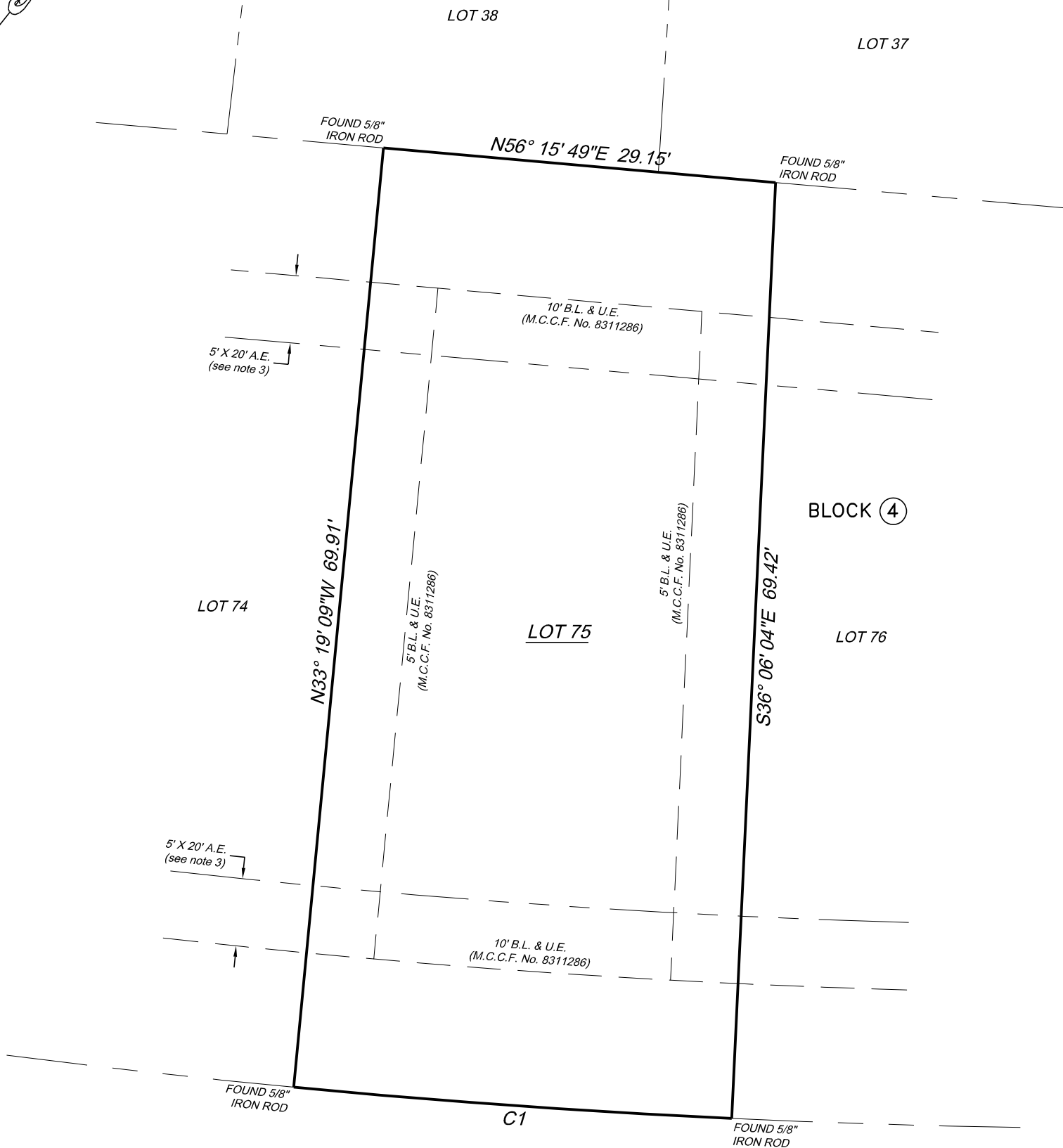
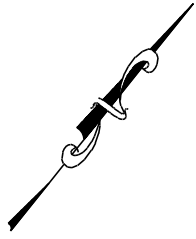


PROPERTY ADDRESS:
11521 Persimmon
Willis, Texas 77318



PERSIMMON
(50' R.O.W.)

CURVE TABLE					
CURVE NO.	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	32.53	670.00	02°46'55"	S55°17'23"W	32.53

NOTES:

1. This survey depicts easements, setbacks, and restrictions as outlined in title commitment GF# 22-01-9206, of Westcor Land Title Insurance Company dated January 19, 2022.
2. Restrictive covenants as recorded in Cabinet C, as Sheet 182 B of the Map Records of Montgomery County, Texas, and those filed under County Clerk's File No(s). 8208267, 8311286, 2000046830, 2010103824, 2012038527, 2012038528, 2012038529, 2012038530, 2013138824, 2018091180, 2019049063, 2019049064, 2019049065, 2019049066, 2021026472, Official Public Records, Montgomery County, Texas.
3. An unobstructed aerial easement (A.E.) 5 feet in width from a plane 20 feet above the ground level upward, located adjacent to shown public utility easement as described on the recorded plat.
4. Subject to terms, conditions and stipulations of that certain easement as granted to the San Jacinto River Authority by instrument recorded in Volume 822, Page 356 of the Deed Records of Montgomery County, Texas.
5. B.L. = Building Line
6. U.E. = Utility Easement

SURVEY FOR: Starter Homes of Texas, LLC

BEING: Lot 75, in Block 4, of WALNUT COVE, SECTION TWO, a subdivision in Montgomery County, Texas, according to the map or plat thereof recorded in Cabinet "C", Sheet 182B of the Map Records of Montgomery County, Texas.

Scale : 1" = 10'

I, Thomas G. Robinson, certify that this survey was performed under my supervision on February 09, 2022; that there were no encroachments except as shown; that this survey conforms to T.S.P.S. Standards for a Category 1a, Condition III Survey; and that the subject property is not in the 100 Year Flood Plain, and is in Zone "X" on F.I.R.M. Map # 48339C 0225 G dated August 18, 2014. This certifies only to easements and building lines shown on the recorded plat and title commitment GF# 22-01-9206, of Westcor Land Title Insurance Company dated January 19, 2022.

ROBINSON SURVEYING, INC.
16130 F.M. 943
LIVINGSTON, TEXAS 77351
PHONE (832) 236-8210
robinsonsurveyinginc@gmail.com



Thomas G. Robinson
Thomas G. Robinson, R.P.L.S. #1874