

NOTE: ALL LOTS SHALL HAVE MINIMUM 5' SIDE YARDS

● CONTROL MONUMENT

C1 R=330.00' L=10.57'

RIVERPARK SECTION 5
SLIDE NO. 1812/B



METAL FENCE
WOOD FENCE

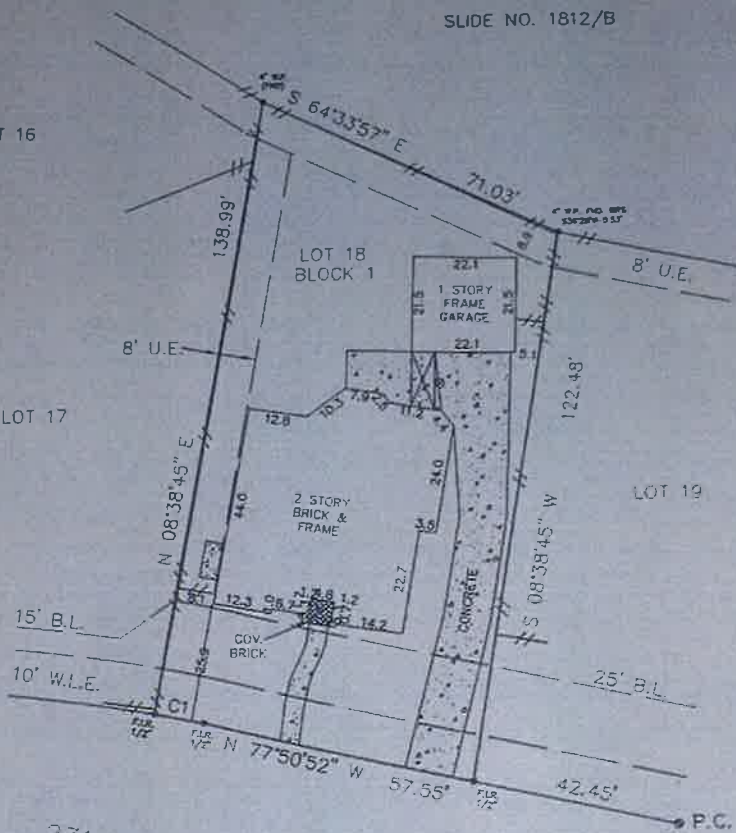
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LOT 16

LOT 18
BLOCK 1

LOT 17

LOT 19



2310 SPARROW BRANCH COURT
(60' R.O.W.)

Reviewed & Accepted by: _____ Date _____ / _____ / _____ Date _____

BUYER	IJAZ S. RASHEED TAZEEN KHANZADA	PROPERTY ADDRESS	2310 SPARROW BRANCH COURT SUGAR LAND, TEXAS 77479
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LEGAL DESCRIBED PROPERTY

LOT 18, BLOCK 1, OF RIVERPARK, SECTION 5, A SUBDIVISION IN FORT BEND COUNTY, TEXAS,
ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER SLIDE NO. 1813/A, OF THE PLAT
RECORDS OF FORT BEND COUNTY, TEXAS.

NOTES:
- BEARING BASIS: PLAT
- SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS
- SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY
- UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY
- THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
- SUBJECT TO RESTRICTIVE COVENANTS AS PER TITLE COMMITMENT
- AGREEMENT WITH H.L.&P. FOR UNDERGROUND/OVERHEAD ELECTRICAL SERVICE, C.F. 1899100300, D.C.C.F.A.C.



SUBJECT PROPERTY DOES NOT LIE IN A F.L.A. DESIGNATED FLOOD ZONE AS PER FLOOD MAP NO. 480228 0235 J 4-1-98 ZONE X

FLOOD INFORMATION IS BASED ON GRAPHIC PLOTTING ONLY DUE TO PRESENT INACCURACIES ON FEMA MAPS. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

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INVOICE#	1004026	JOB#	1004026
C.D.#	SHEREE-09-0024161	DATE	4-5-10

PRO-SURV

P.O. BOX 1366
FRIENDSWOOD, TX 77549
PHONE- 281-996-1113 Fax - 281-996-0112

FIELD WORK		I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET), AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN, AND WAS DONE BY ME OR UNDER MY SUPERVISION, AND CONFORMS TO OR EXCEEDS THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.
DRAFTING	HG	
FINAL CHECK		