

**LEGEND**

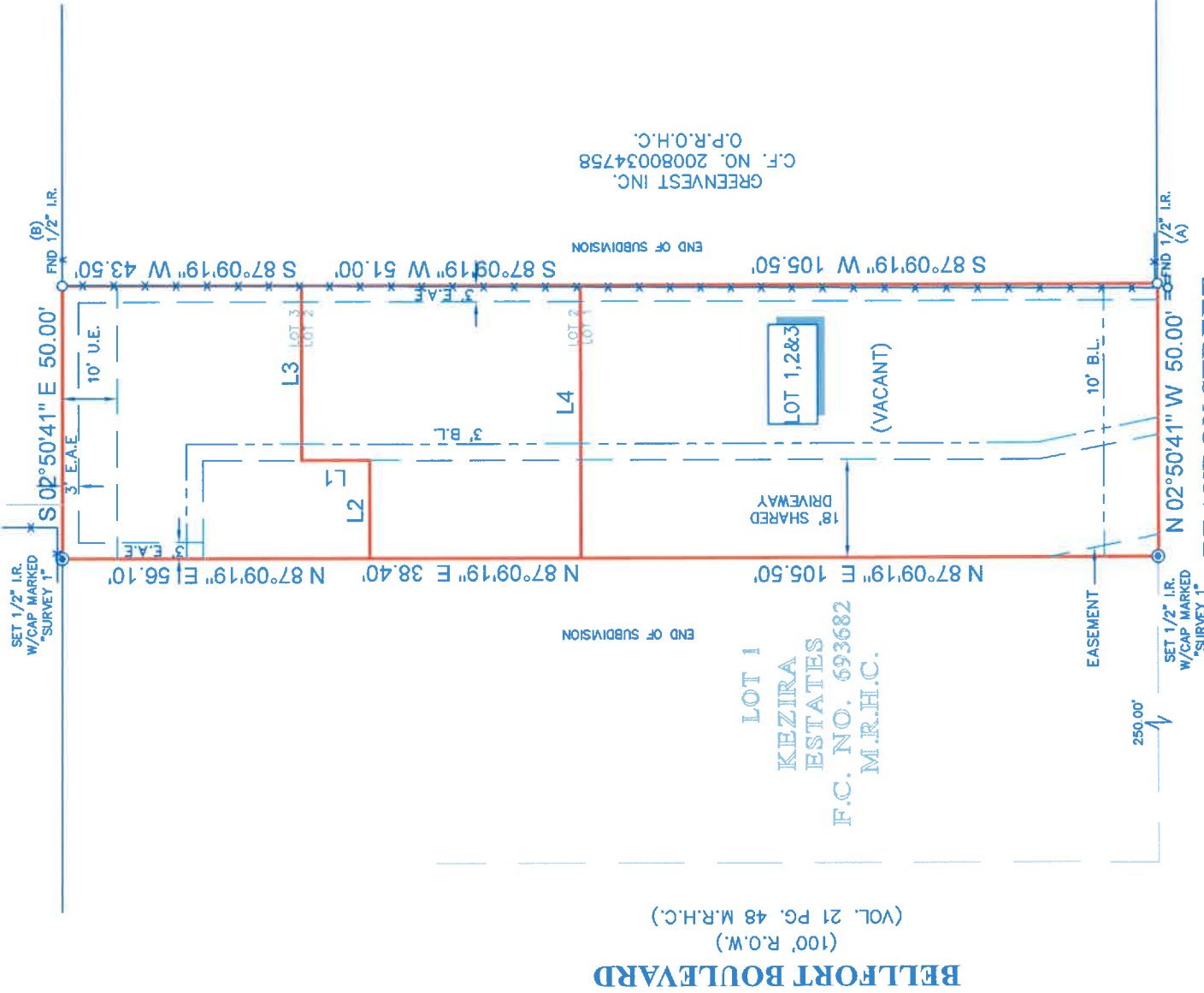
- B.L. = BUILDING LINE
- U.E. = UTILITY EASEMENT
- E.A.E. = EMERGENCY ACCESS EASEMENT
- POWER POLE
- \*—\*— CHAIN

LINE	BEARING	DISTANCE
L1	N 87°09'19" E	12.60'
L2	S 02°50'41" E	18.00'
L3	N 02°50'41" W	32.00'
L4	N 02°50'41" W	50.00'

SUNNYSIDE COURTS  
VOL. 23 PG. 35  
M.R.H.C.  
LOT 6

SCALE 1" = 30'

LOT 5



BELLFORT BOULEVARD  
(100' R.O.W.)  
(VOL. 21 PG. 48 M.R.H.C.)

**NOTES:**

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY FRONTIER TITLE COMPANY, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO FRONTIER TITLE COMPANY FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JULY 26, 2023, UNDER G.F. NO. 23127322KNB

LEGAL DESCRIPTION: LOTS 1, 2 & 3, OF BRANDON STREET LUXURY HOMES, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN FILM CODE NO. 704427 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.



SURVEYORS CERTIFICATE:  
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON JULY 26, 2023 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL SURVEYING. THE TEXAS BOARD OF PROFESSIONAL SURVEYING'S PROTECTIONS EXCEPT AS SHOWN.

RICHARD FUSSELL  
RPLS# 4148

CLIENT: R&K ERNEST INVESTMENTS LLC  
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Firm Registration No. 100758-00  
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FIELD CREW: BM	TECH: SF
DRAFTER: MC(V)	FINAL CHECK: EF
DATE: JULY 27, 2023	JOB# 7-126205-23