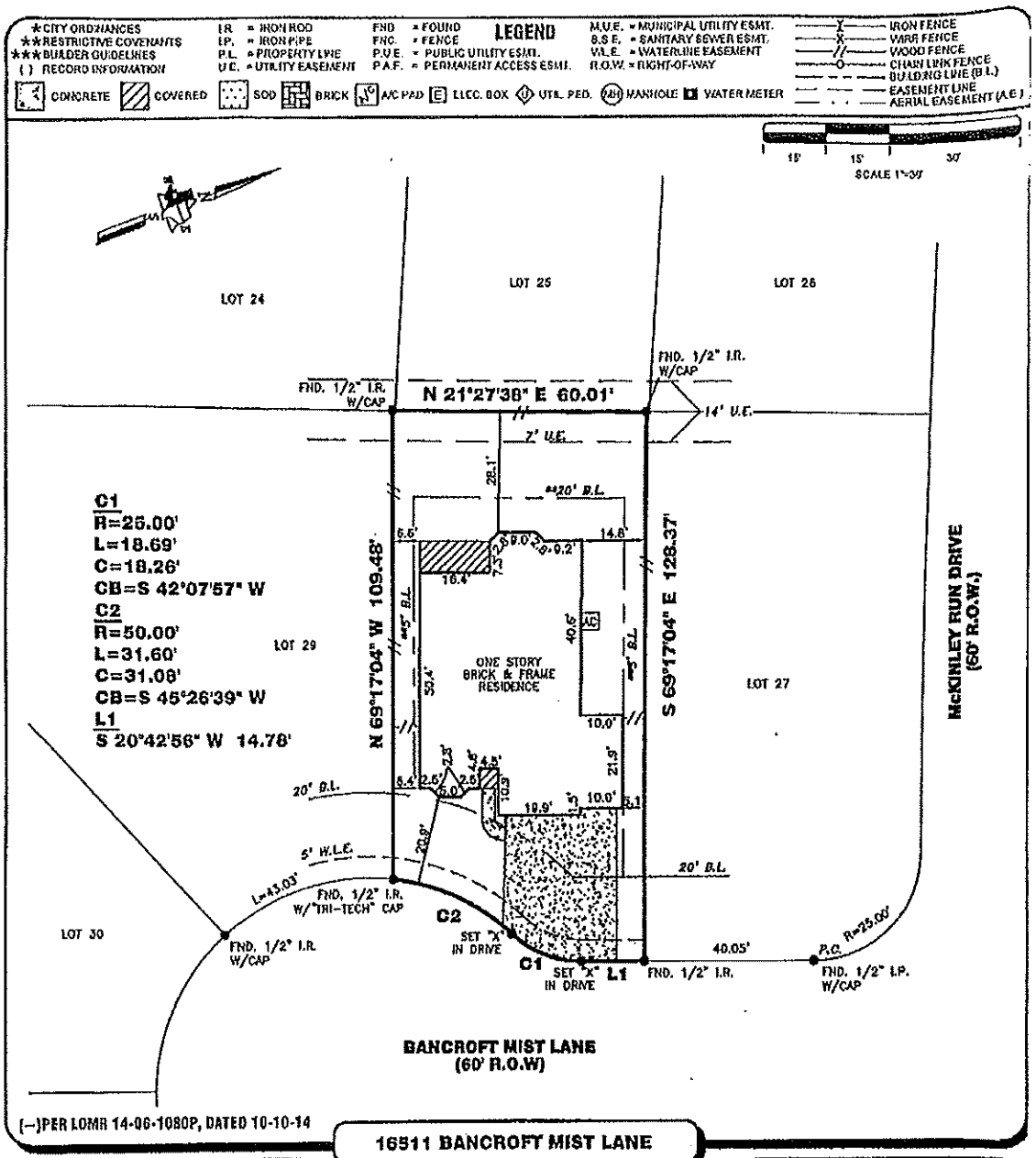

(–)PER LOMR 14-06-1080P, DATED 10-10-14

16511 BANCROFT MIST LANE

PROPERTY INFORMATION

LOT 28 BLOCK 3

SUBDIVISION:
STONE CREEK RANCH, SECTION 8

RECORDING INFO:
FILM CODE NO. 677770, MAP RECORDS, HARRIS COUNTY, TEXAS

BORROWER:
TINA BRUNO

TITLE CO.
PLATINUM TITLE PARTNERS, L.P.

G.F.# 17-60822-30 G.F. DATE: 10-19-17

SURVEYED FOR:
INFINITY CLASSIC HOMES, LLC

DRAWING INFORMATION

TRI-TECH JOB NO: IF289-17
CLIENT JOB NO: 20-231
DRAWN BY: MGM
BEARING BASE: REFERRED TO PLAT NORTH
FIELD DATE: 04/10/17

FLOOD INFORMATION

F.I.R.M. NO: 48201C PANEL: 0195M
REVISED DATE: 10-16-13 ZONE: (–)"X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE FIRM'S ACCURACY. FLOOD INFORMATION IS SUBJECT TO LETTER OF MAP CHANGE.

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.

ALL ROD CAPS ARE STAMPED "TRI-TECH" ONLY, UNLESS OTHERWISE NOTED.

SUBJECT TO A DRAINAGE EASEMENT OF 5' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

RESTRICTIVE COVENANTS AND EASEMENTS AS PER H.C.C.F. FILM CODE NO. 677770, M & M NOTE, H.C.C.F. NO.'S 20130099951, 20130041018, 20130041019, 20130041017, 20130214173, 20130214222, 20130430078, 20140213252, 20140311164, 20150300063

CITY ORDINANCE ABSTRACTS PER H.C.C.F. # 20130099951 AND C.O.H. ORDINANCE #2013-0276 H.C.C.F. # 20130041018 AND AMENDED BY C.O.H. ORDINANCE 1999-0982.

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, RESERVATIONS & ORDINANCES IF ANY.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THE SURVEY ARE BASED ON THE RECORDED MAP, PLAT AND/OR DEEDS IN CONJUNCTION WITH TITLE INFORMATION OBTAINED FROM THE TITLE REPORT LISTED HEREIN.

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS, DEED RESTRICTIONS, RESTRICTIVE ZONING ORDINANCES (INCLUDING CITY OF HOUSTON, IF ANY) THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

THIS SURVEY DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON.

SITE IS SUBJECT TO NON-SURVEY AGREEMENT GRANTED FOR ELECTRICATION AND RELATED COMMUNICATIONS TO CPL ELECTRIC BY H.C.C.F. NO. 20130250570 AND 20130371844 (CANNOT BE DETERMINATES)

SITE IS SUBJECT TO NON-SURVEY AGREEMENT GRANTED FOR ELECTRICATION AND RELATED COMMUNICATIONS TO CPL ELECTRIC BY H.C.C.F. NO. 20130250570 AND 20130371844 (CANNOT BE DETERMINATES)

REVISIONS

DATE	REASON	BY
10-06-17	FINAL	AEO
10-12-17	RE-SURVEY FENCE	JVG
10-24-17	ADD BUYER	AEO

TRI-TECH
SURVEYING COMPANY, L.P.
10401 WESTOFFICE DR.
HOUSTON, TEXAS 77042
PH: 713-667-0800
www.tritechtx.com TBPLS #10115900

CERTIFICATION

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plat thereof, indicated hereon.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY. THIS SURVEY IS INVALID WITHOUT THE ORIGINAL EMBOSSED SURVEYORS SEAL AND SIGNATURE.

© 2017 TRI-TECH SURVEYING COMPANY, L.P.

STATE OF TEXAS REGISTERED MARK S. BROWN 5553 PROFESSIONAL LAND SURVEYOR

10/24/2017
SURVEYOR REGISTRATION