



SYMBOL LEGEND

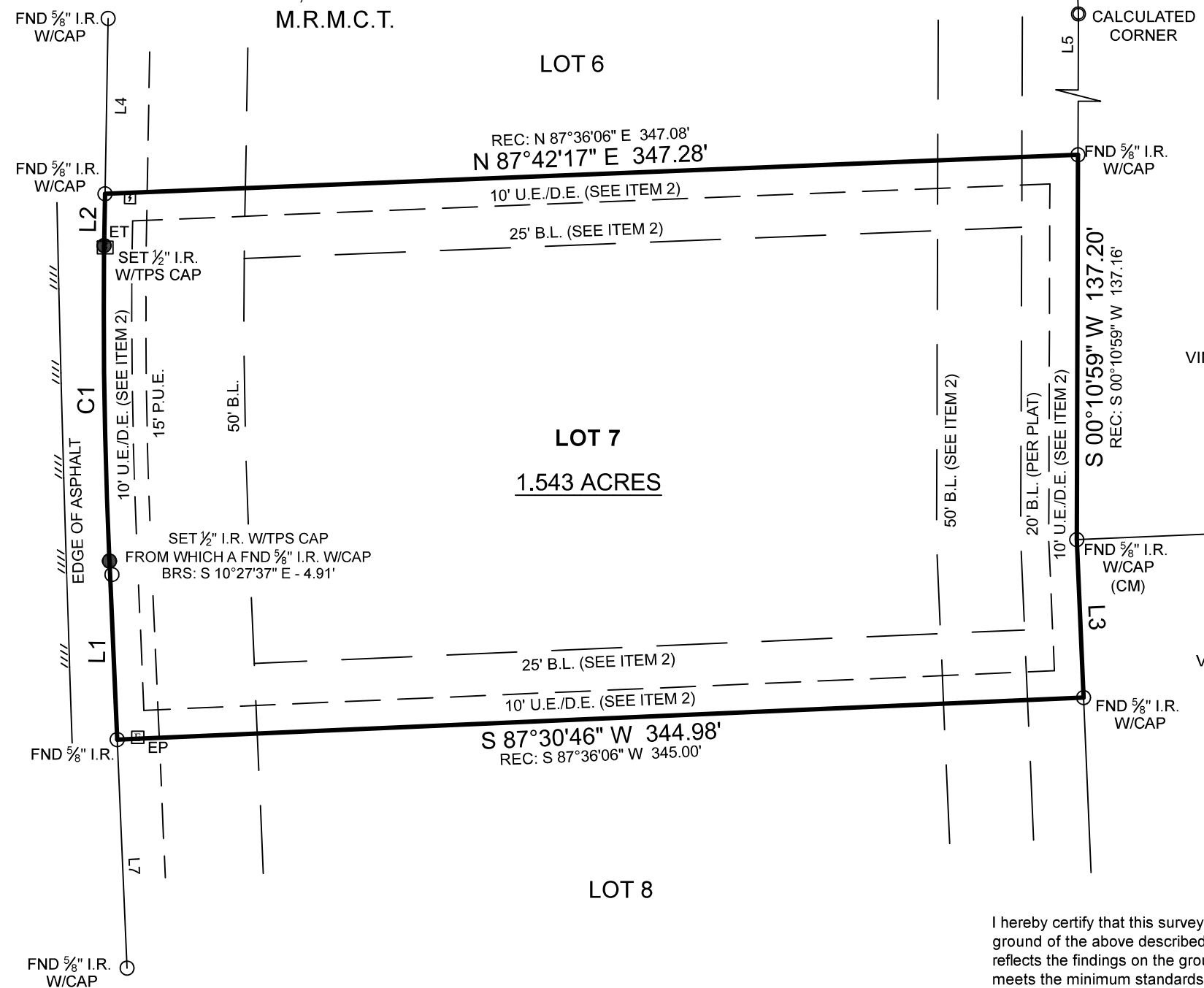
- Electric Pedestal (EP)
- Electric Transformer (ET)
- Controlling Monument (CM)

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	2000.00'	112.51'	112.50'	N 00°58'16" W	3°13'23"

LINE	BEARING	DISTANCE
L1	N 02°28'50" W	63.73'
L2	N 01°01'36" E	18.45'
L3	S 02°28'27" E	56.39'
L4	N 01°01'36" E	62.55'
L5	N 00°10'59" E	100.47'
L6	N 02°23'54" W	862.58'
L7	S 02°28'50" E	192.98'

**VINTAGE OAKS
BLOCK 2, SECTION 4
CAB. Z, SHEET 7605
M.R.M.C.T.**

NORTH PEPPERTREE LOOP (60' R.O.W.)



LOT 1, BLOCK 2
VINTAGE OAKS, SECTION 3
CAB. Z, SHEET 6199
M.R.M.C.T.

LOT 3, BLOCK 1
VINTAGE OAKS, SECTION 2
CAB. Z, SHEET 4072
M.R.M.C.T.

BOUNDARY SURVEY

Surveyor has relied on information provided by:
Old Republic National Title Insurance Company
G.F. No. 2100718
Effective date: July 11, 2021

The Subject Tract(s) as shown hereon may be subject to the following item listed in Schedule B, of said Title Commitment

- Those as per Item 1, Schedule B, of said Title Commitment.
- 10' U.E. around the perimeter of each lot, 10' D.E. that shall be coextensive with the described 10' U.E.; 50' B.L. along the front and rear lot lines and 25' B.L. along side lot lines as set out in restrictions per C.F. No. 2006118990, O.P.R.M.C.T. (Does affect/shown hereon)

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No. 48339C0200G having an effective date of 8-18-2014.

Job No.: Q54-630
Scale: 1"=50'
Date: 07/21/2021
Drawn By: GM
Checked By: ERP
Field Crew: DK
Revised: _____

Purchaser Patrick Isacc Sebay
Address 11783 North Peppertree Loop, Montgomery, TX, 77356
Lot 7, Block 2, Section 4
Survey Benjamin Rigsby, A 31
Area _____
Subdivision Vintage Oaks
Cabinet Z, Sheet 7605, Map Records
Montgomery County, Texas

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.



Michael S. Partridge
Michael S. Partridge
Registered Professional Land Surveyor No. 6125

Basis of Bearings _____ Based on recorded plat.

3032 N. FRAZIER STREET - CONROE, TX 77303
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FIRM REGISTRATION No. 100834-00