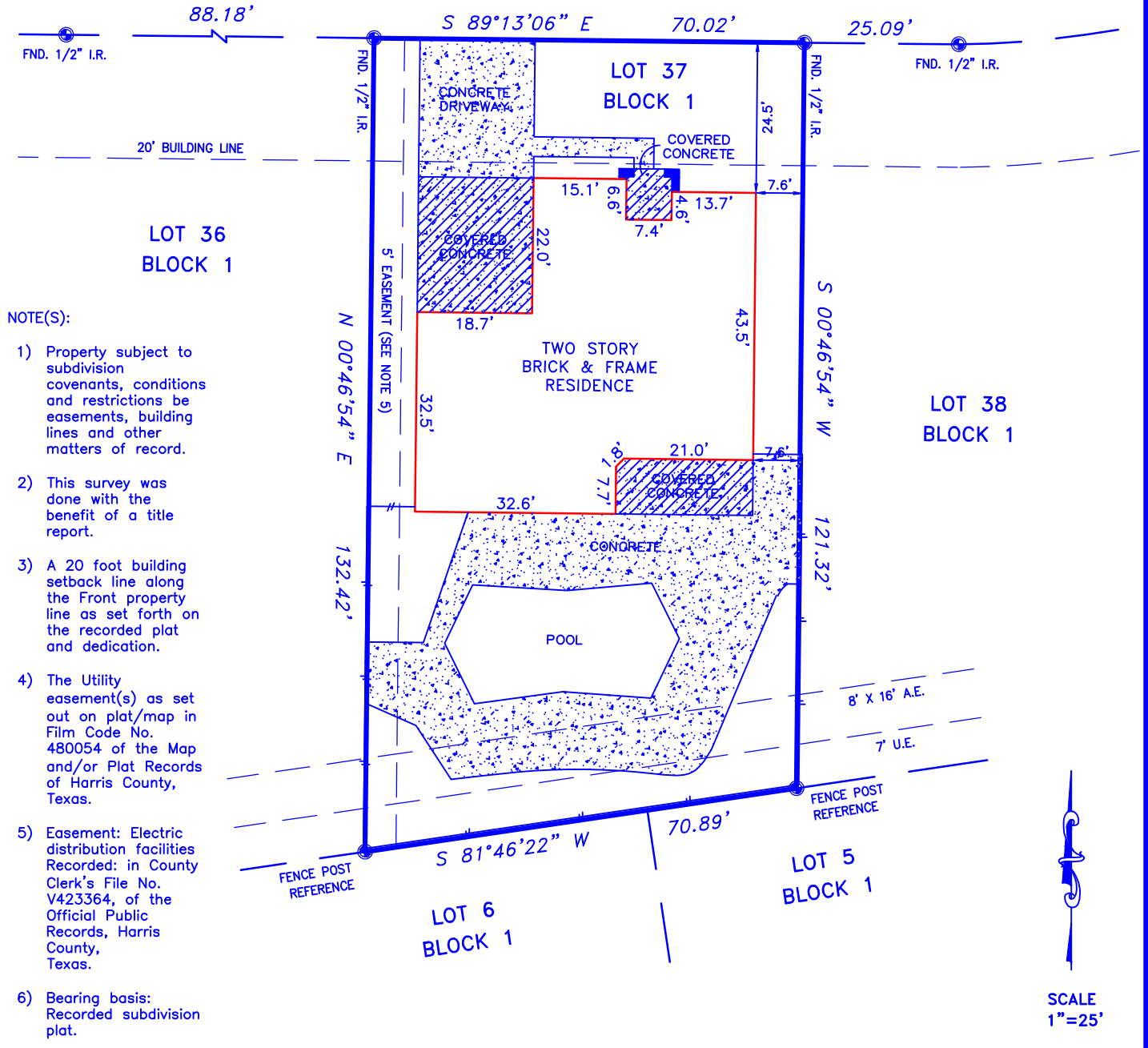


THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.



FERN SHADOWS COURT

(50' R.O.W.)



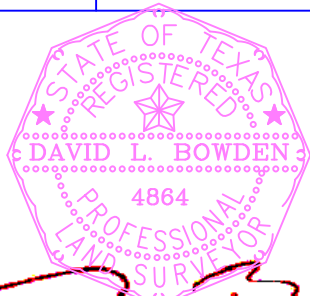
- NOTE(S):
- 1) Property subject to subdivision covenants, conditions and restrictions be easements, building lines and other matters of record.
 - 2) This survey was done with the benefit of a title report.
 - 3) A 20 foot building setback line along the Front property line as set forth on the recorded plat and dedication.
 - 4) The Utility easement(s) as set out on plat/map in Film Code No. 480054 of the Map and/or Plat Records of Harris County, Texas.
 - 5) Easement: Electric distribution facilities Recorded: in County Clerk's File No. V423364, of the Official Public Records, Harris County, Texas.
 - 6) Bearing basis: Recorded subdivision plat.

SCALE
1"=25'

LOT(S): 37	BLOCK: 1	SUBDIVISION: OAK RIDGE PLACE, SECTION 2		
RECORDATION: Film Code No. 480054 H.C.M.R.	COUNTY: HARRIS	STATE: TEXAS	SURVEY: ---	
ADDRESS: 19015 Fern Shadows Court		CITY: Houston, 77084	EFFECTIVE DATE: November 22, 2022	
PURCHASER: Anthony Ikeda		TITLE COMPANY: FIRST AMERICAN TITLE	GF. No. 2784553-15709	

I DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND FOR THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET) REPRESENTS THE FACTS FOUND AT THIS TIME.

THIS PROPERTY IS NOT IN THE 100 YEAR FLOOD ZONE, IS IN ZONE X PER F.I.R.M. MAP No. 48201C0605M
DATED: 11/15/2019



David L. Bowden TX. R.P.L.S. No. 4864

Bowden Survey

PROFESSIONAL SURVEYING SERVICES
12000 WESTHEIMER RD. STE. 106
HOUSTON, TEXAS 77077
PHONE: (281) 531-1900 FAX: (281) 531-4900
TBPLS Registration No. 10127400

FIELD WORK	AP	12/13/2022
DRAFTED BY	SP	12/15/2022
JOB No.	C22-1212	
KEY MAP No.	446R	