

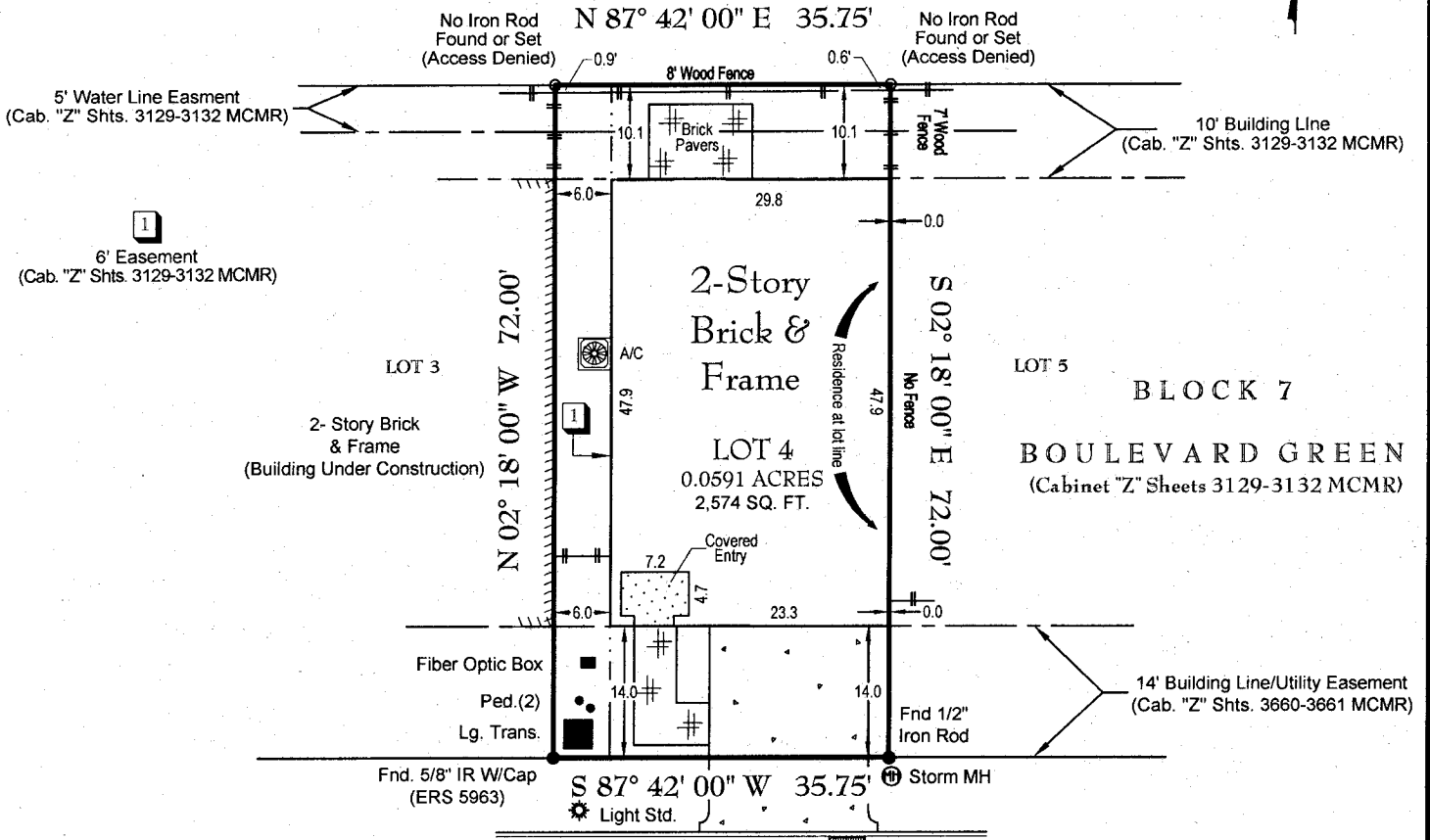
# PROBSTFELD & ASSOCIATES

## PROFESSIONAL LAND SURVEYORS

516 PARK GROVE DRIVE, SUITE 102 ▲ KATY, TEXAS 77460 ▲ (281) 829-0034 ▲ FAX (281) 829-0233



30.00' Dedicated to the  
Public for R.O.W. Purposes



## CINDER BERRY STREET

40' R.O.W. (Cab "Z" Shts 3129-3132 MCMR)  
Private Access Easement/Public Utility Easement

### NOTES:

1. Fences do not follow Boundary line as shown above.
2. Surveyor has not abstracted this property. This survey has been prepared based upon information provided by the title company. No independent investigation of the accuracy of the title company's work has been performed by the surveyor. Zoning ordinances and zoning building setback lines (if any) are not shown. Surveyor has not reviewed restrictive covenants as set forth under Exceptions From Coverage in Schedule B of the Title Commitment.
3. Lot may be subject to certain requirements pertaining to front, side and rear setback lines and also architectural protrusions such as eaves, overhangs, ledges, etc., in relation to easements and/or building lines and should be verified prior to any planning or construction.
4. All bearings are based on the North Line of Cinder Berry Street (S 87°42'00" W).

### PLAT OF PROPERTY

FOR: SVSP, LLC

AT: 106 CINDER BERRY STREET • SHENANDOAH, TX

LGL: LOT 4, BLOCK 7

BOULEVARD GREEN

I hereby certify that the above plat correctly represents the facts found at the time of the survey made on the ground, under my supervision, and there are no apparent

