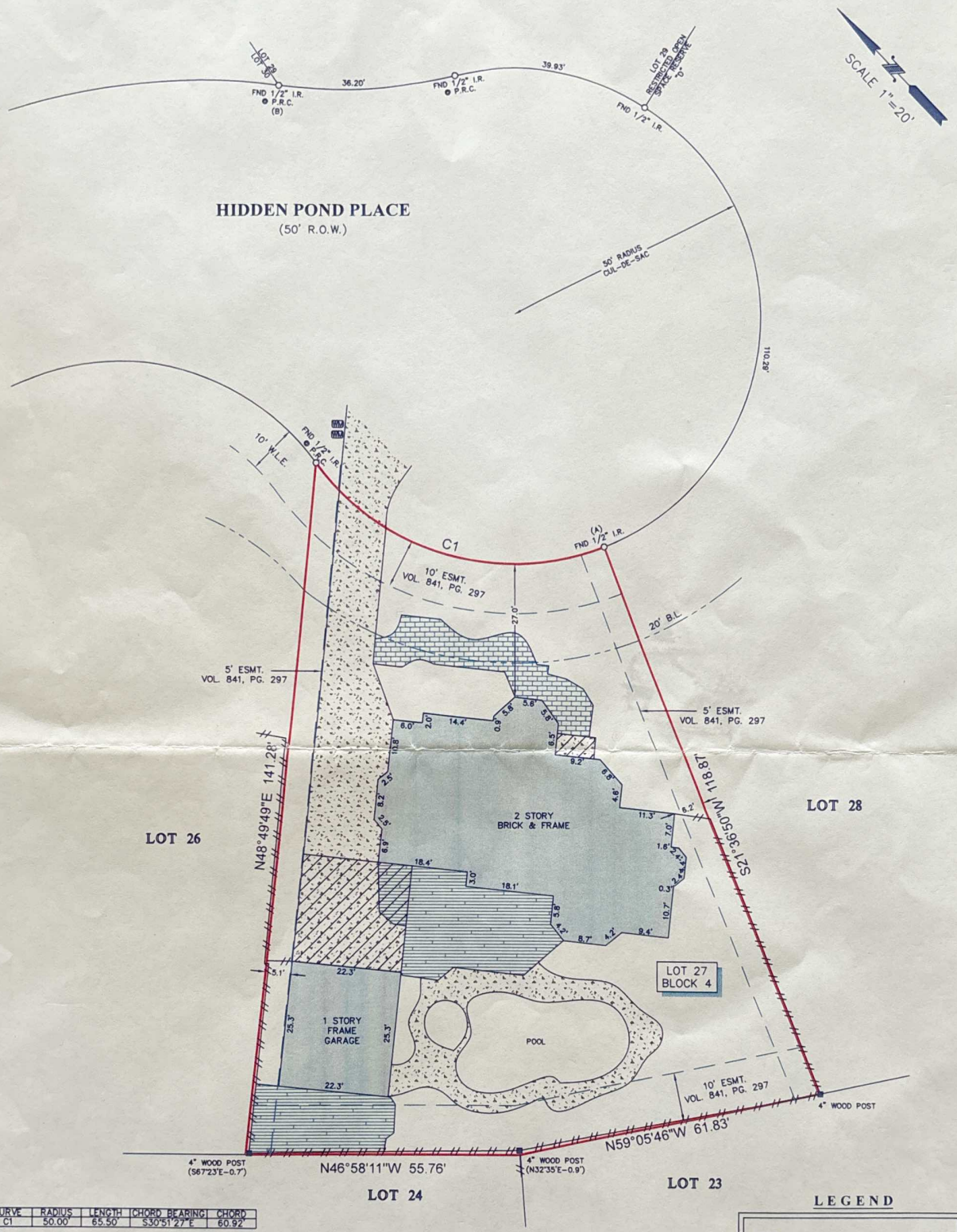


CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	50.00'	65.50'	S30°51'27"E	60.92'

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 THE TITLE INSURANCE COMPANY LISTED BELOW.
3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW 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 MAY 16, 2019, UNDER G.F. NO. 122003431.
7. RIGHT-OF-WAY EASEMENT AS RECORDED IN VOL. 841, PG. 297.
8. WATER LINE EASMENT AS RECORDED IN C.F. NO. 2010008209.

LEGEND

CONCRETE
COVERED AREA
WOOD DECK
FENCE
WOOD
B.L. = BUILDING LINE
BRICK
WATER METER

LEGAL DESCRIPTION: LOT 27, IN BLOCK 4, THE WOODLANDS, VILLAGE OF COCHRANS CROSSING, SECTION 4, A SUBDIVISION OF 119.6601 ACRES OF LAND IN THE HENRY DUNMAN SURVEY, ABSTRACT NO. 163, MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET D, SHEET 154-A, OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS

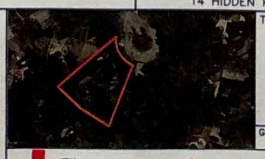
CLIENT: MATTHIJS NIEUWVELD AND LISA BENCH NIEUWVELD

ADDRESS: 14 HIDDEN POND PLACE

STATE OF TEXAS
REGISTERED
RICHARD FUSSELL
4148
PROFESSIONAL
LAND SURVEYOR

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 JUNE 6, 2019 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS OF A CATEGORY 1A CONDITION III AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

RICHARD FUSSELL
RPLS# 4148



TITLE COMPANY: PROVIDENCE TITLE

G.F. # 122003431

ISSUE DATE: MAY 16, 2019

Survey 1, Inc.
Your Land Survey Company
www.survey1inc.com
survey1@survey1inc.com
Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512
(281)393-1382 | Fax(281)393-1383

FIELD CREW:	TECH:	DATE: JUNE 7, 2019
NG	SF	
DRAFTER: MA	FINAL CHECK: EF	JOB# 5-73544-19