

TITLE COMPANY:



Alamo Title Company



713-983-2900

G.F. # ATCH-09--ATCH23129271M ISSUE DATE: JUNE 9, 2023

WOOD DUCK LANE

(60' R.O.W.)(VOL. 2219, PG. 1129)



SET 1/2" I.R. W/CAP MARKED "SURVEY 1"

N 45°00'00" E 178.00'

SET 1/2" I.R. W/CAP MARKED "SURVEY 1"

FND 1/2" I.R. (A)

178.00'

25' B.L.

N 45°00'00" W 245.14'

LOT 43

LOT 42

(VACANT)

S 45°00'00" E 245.14'

LOT 41

490.28'

BLACK MALLARD LANE
(60' R.O.W.)(VOL. 2219, PG. 1129)

20' D.E.

SET 1/2" I.R. W/CAP MARKED "SURVEY 1"

LOT 38

DITCH

S 45°00'00" W 178.00'

LOT 39

SET 1/2" I.R. W/CAP MARKED "SURVEY 1"

LOT 40

BRDECKA LANE FND 1/2" I.R. (B)
(60' R.O.W.)(VOL. 2219, PG. 1129)

NOTES:

- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
- ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
- THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
- SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JUNE 9, 2023, UNDER G.F. NO. ATCH-09--ATCH23129271M.
- EASEMENTS AS RECORDED IN VOL. 755, PG. 100, VOL. 837, PG. 864, VOL. 981, PG. 139, VOL. 995, PG. 131 (DOES NOT APPLY TO SUBJECT PROPERTY)

LEGEND

- B.L. = BUILDING LINE
- D.E. = DRAINAGE EASEMENT
- = FENCE
- //--- = APPROXIMATE HIGH BANK
- //--- = WOOD

LEGAL DESCRIPTION: LOT 42, OF GOLDEN ACRES, A SUBDIVISION IN FORT BEND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER SLIDE NO(S). 780A, PLAT RECORDS, FORT BEND COUNTY, TEXAS.



SURVEYOR'S CERTIFICATE: IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING MY SUPERVISION ON JUNE 16, 2023 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS 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

CLIENT: TBD

ADDRESS: WOOD DUCK LANE

www.survey1inc.com
survey1@survey1inc.com

Survey 1, Inc.

Your Land Survey Company

Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

FIELD CREW:	WT	TECH:	ET
DRAFTER:	MC(V)	FINAL CHECK:	EF
DATE:	JUNE 20, 2023		
JOB#	6-124790-23		