

TITLE COMPANY:

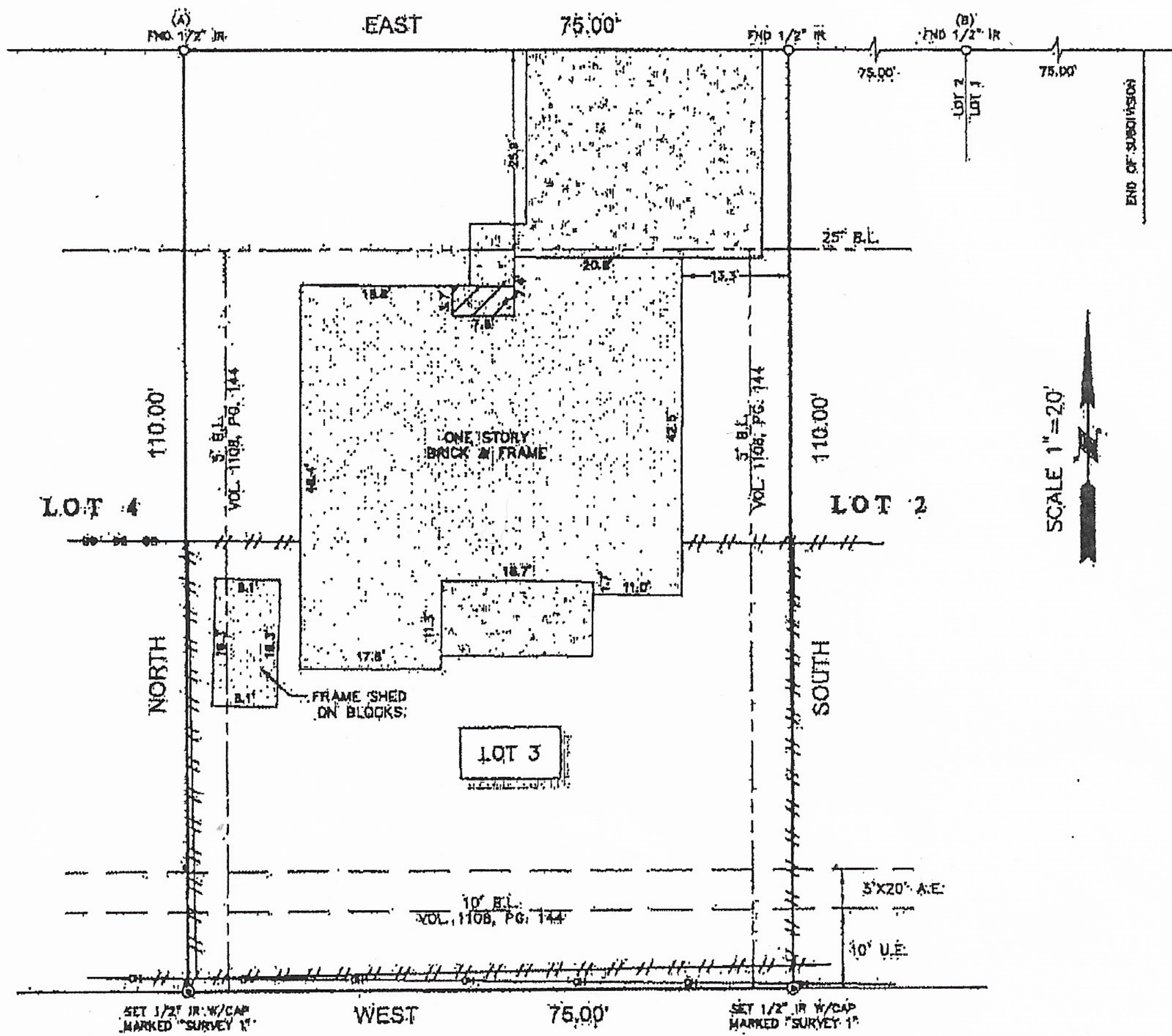
**Stewart**  
title guaranty company

STEPHANIE PRAKOVICH 409-948-1774

OFF. NO. 18039032123

ISSUE DATE: 8-3-2016

### COFFEE STREET (60' R.O.W.)



### 62' DRAINAGE EASEMENT

*Ronnie Pearson*  
*Dorothy Pearson*

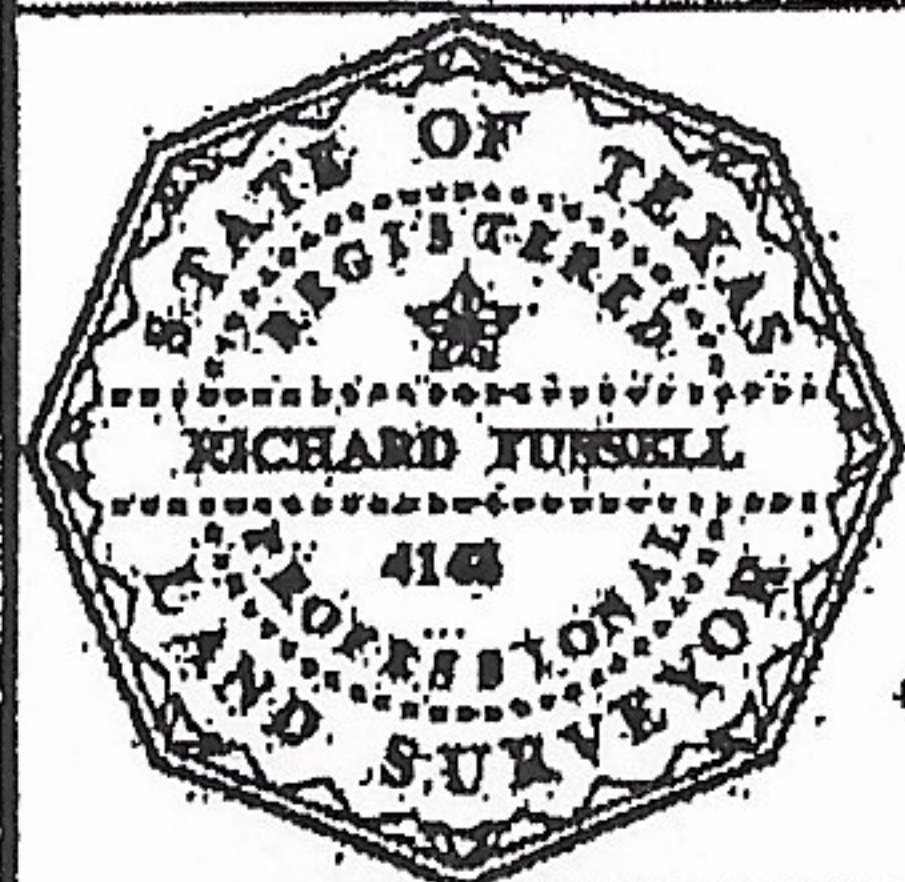
### LEGEND

	FENCE
	WOOD
	U.E. = UTILITY EASEMENT
	A.E. = AERIAL EASEMENT
	B.L. = BUILDING LINE
	CONCRETE
	COVERED AREA
	OVERHEAD POWERLINES

### 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 ABOVE.
3. 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.
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 8-3-2016, UNDER G.E. NO. 18039032123.

LEGAL DESCRIPTION: LOT 3, OF WESTCHESTER ESTATES, BRAZORIA COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 14, PAGE 11 OF THE PLAT RECORDS OF BRAZORIA COUNTY, TEXAS.



**SURVEYOR'S 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 AUGUST 3, 2016, 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 ENCUMBRANCES OR PROVISIONS, EXCEPT AS SHOWN.

*Richard Tuskell*  
Surveyor

### CLIENT:

RONNIE PEARSON AND DORATHY PEARSON

### ADDRESS:

1815 COFFEE STREET

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:	TECH:
RF	RG
DRAFTER:	FINAL CHECK:
RG	BC
DATE:	
8-5-2016	
JOB#:	
8-47447-16	