

ADDRESS : 20945 BARBARA LANE  
MONTGOMERY, TEXAS 77356

INSURED : CHARLES DAVID WOELFEL

TITLE CO : FIRST AMERICAN TITLE  
INSURANCE COMPANY

GF NO : 2795978-HO43

LENDER : N/A

**A LAND TITLE SURVEY OF  
LOT 85  
FLAMINGO LAKES  
ACCORDING TO THE MAP OR PLAT THEREOF  
RECORDED IN VOLUME 005, PAGE 317  
OF THE PLAT RECORDS OF MONTGOMERY COUNTY, TEXAS**



SCALE:  
1"=40'

**LEGEND**  
(CM) - CONTROLLING MONUMENT  
R.O.W. - RIGHT OF WAY  
M.C.D.R. - MONTGOMERY COUNTY DEED RECORDS  
M.C.C.F. - MONTGOMERY COUNTY CLERK'S FILE  
M.C.M.R. - MONTGOMERY COUNTY MAP RECORDS  
B.L. - BUILDING LINE  
U.E. - UTILITY EASEMENT  
CONC. - CONCRETE  
RCP - REINFORCED CONCRETE PIPE  
PP - POWER POLE  
GW - GUY WIRE  
MB - MAILBOX  
TP - TELEPHONE PEDESTAL  
WM - WATER METER

CURVE TABLE (CALCULATED)					
CURVE	RADIUS	LENGTH	CHB	CHL	DELTA
C1	236.21'	129.37'	N26°53'42"W	127.76'	31°22'51"
C2	236.21'	111.49'	N02°19'00"E	110.45'	27°02'32"

**FLOOD INFORMATION**

\*BASED ON VISUAL EXAMINATION, THIS TRACT LIES WITHIN ZONE "X" DEFINED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN" PER F.E.M.A. FLOOD INSURANCE RATE MAP PANEL NO: 48339C0200G REVISION DATE: 08-18-2014. \*DUE TO INACCURACIES OF F.E.M.A. MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDIES.



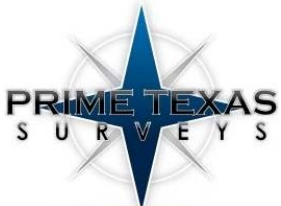
**NOTES**

1) ALL BEARINGS SHOWN ARE REFERENCED PER RECORDED PLAT. BEARING BASIS IS ESTABLISHED ALONG THE SOUTH ROW LINE OF BARBARA LANE.

2) THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE AS MENTIONED ABOVE ISSUED WITH AN EFFECTIVE DATE OF 02/07/2023. THE FOLLOWING MATTERS LISTED IN SCHEDULE B ARE ADDRESSED AS FOLLOWS:

1. SEE ITEM 10A BELOW.
2. SEE THIS SURVEY.
- 3-9. NOT SURVEY RELATED OR DOES NOT AFFECT THE SUBJECT PROPERTY.
- 10-A. RESTRICTIVE COVENANTS RECORDED UNDER M.C.C.F. NO. 9843430, AND M.C.P.R. VOL. 5, PG. 317
- 10-B. NOT SURVEY RELATED.
- 10-C. SANITARY EASEMENTS RECORDED UNDER M.C.C.F. NO. 2017103774 AND 2019045732. 50' RADIUS #150' RADIUS AROUND WATER WELLS DOES AFFECT THE SUBJECT PROPERTY.
- 10-D. 12.5' WIDE GULF STATES UTILITY EASEMENT RECORDED UNDER M.C.D.R. VOL. 495, PG. 331 IS SHOWN HEREON.
- 10-E THRU I. NOT SURVEY RELATED.

TITLE UPDATE  
DATE: JULY 17, 2023  
JOB NO: 230133  
DATE: FEBRUARY 19, 2023



Firm No: 10133000  
2417 NORTH FREEWAY  
HOUSTON, TX 77009  
713-864-2400  
www.primetxsurveys.com

FIELD BY: JL  
DRAWN BY: TF  
CHECKED BY: JDF

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY. THERE WERE NO ENCROACHMENTS APPARENT ON THE GROUND EXCEPT AS SHOWN HEREON.



*John D. Fisher*  
JOHN D. FISHER  
R.P.L.S. NO. 6153