



NOTES:

- 1) The Surveyor has relied upon the Commitment for Title Insurance issued by Fidelity National Title Insurance and its authorized representative Charter Title Company, GF No. 1038003650, effective date February 1, 2017, with regard to any recorded easements, rights-of-way or setbacks affecting the subject property. No additional research regarding the existence of easements, restrictions, or other matters of record has been performed by the Surveyor.
- 2) The above referenced Title Commitment lists the following restrictive covenants of record:
 Plat No. 20060317, F.B.C.P.R., F.B.C.C.F. No.'s 2005028591, 2006078189, 2007008483,
 2008100564, 2012001438, 2012061489, 2012007815, 2012049861,
 2012068014, 2013123654,
 2013123912, 2013152381, 2013156242, 2014012371 thru 2014012376,
 201401891.1
 2016006772, 2016120239 and 2016131855.
- 3) The surveyor believes that the mention of a 20-foot wide drainage easement located on either side of the centerline of all natural drainage courses, recorded by the Plat, does not apply because there are no natural drainage courses on the property.
- 4) This tract is subject to the terms, conditions and stipulations of those certain utilities as recorded under F.B.C.C.F. Number 2007059411. (Blanket, not defined)
- 5) This tract is subject to the terms, conditions and stipulations of that Agreement for underground electric service as recorded under F.B.C.C.F. Number 2006111753. (Blanket, not defined)
- 6) This tract is subject to the terms, conditions and stipulations of that Short Form Blanket Easement for certain Utilities Deed as recorded under F.B.C.C.F. Number 2006052620. (Blanket, not defined)
- 7) This tract is subject to the terms, conditions and stipulations of all the oil, gas and other minerals, the location of which is shown on the plat.

To: Mary Jim Montgomery
 L.O.B. Limited Partnership, a Texas limited partnership
 Regions Mortgage
 Charter Title Company

I CERTIFY THAT THE HEREIN PLAT AND THE SURVEY ON WHICH IT WAS BASED MEET THE MINIMUM REQUIREMENTS OF A CATEGORY 1A, CONDITION II SURVEY, AS DESCRIBED IN THE TEXAS SOCIETY OF PROFESSIONAL LAND SURVEYORS - MANUAL PRACTICE.

DATED THIS 25th DAY OF JANUARY, 2017.

Ronald G. Harrison
 RONALD G. HARRISON, R.P.L.S. No. 5342
 TBPLS FIRM REGISTRATION NUMBER 10009000

