



TITLE COMPANY:



TEXAS AMERICAN TITLE COMPANY

281-812-9444

ISSUE DATE:

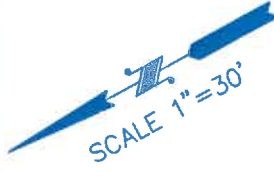
SEPTEMBER 16, 2021

G.F. #:

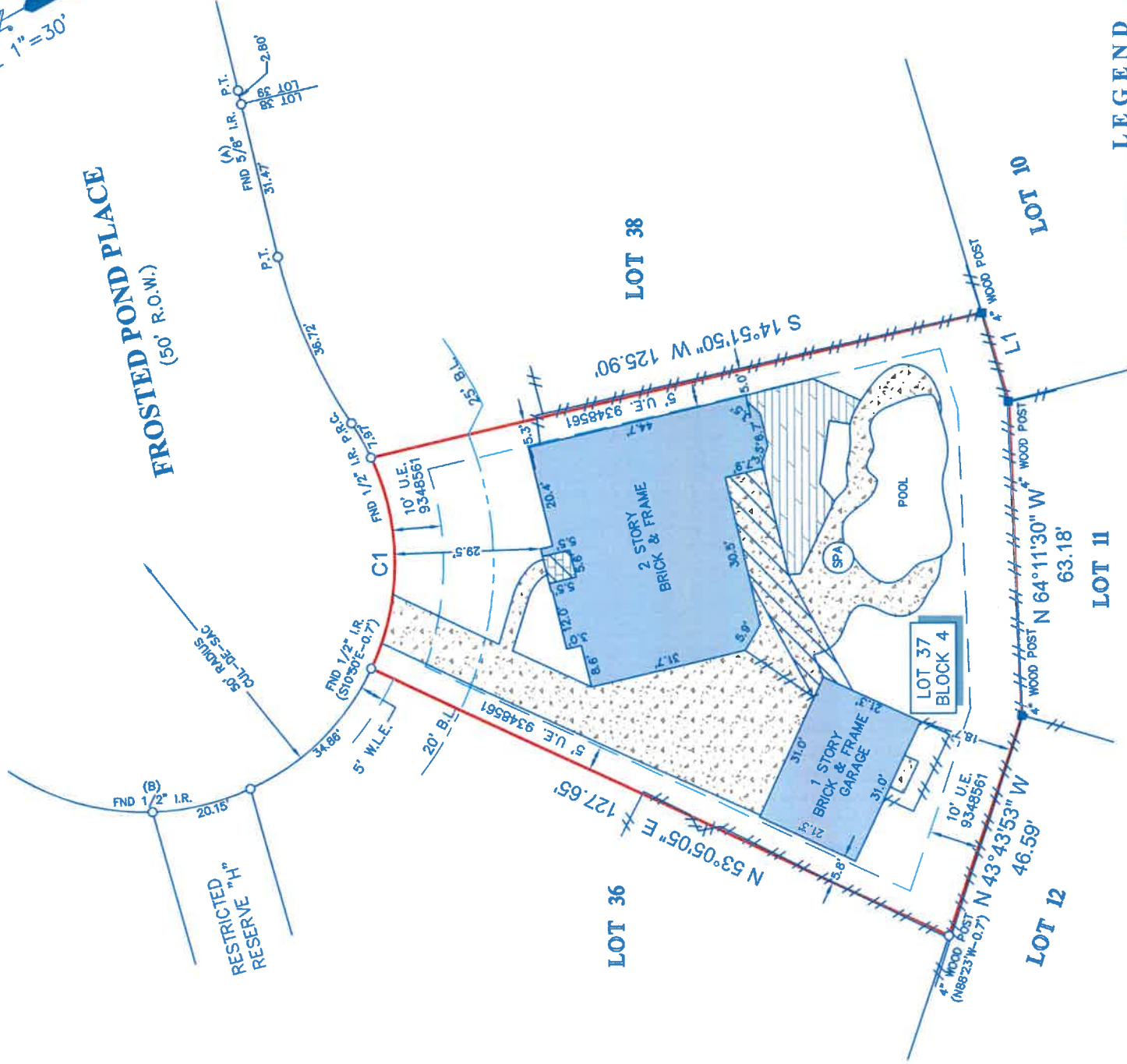
2999921-01484

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	50.00'	43.78'	S 61°57'29" E	42.39'

LINE	BEARING	DISTANCE
L1	N 78°13'42" W	18.48'



SCALE 1"=30'



LEGEND

B.L.	BUILDING LINE	CONCRETE	WOOD DECK
U.E.	UTILITY EASEMENT	COVERED AREA	BRICK
W.L.E.	WATER LINE EASEMENT	FENCE	WOOD

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 SEPTEMBER 16, 2021, UNDER G.F. NO. 2999921-01484.
- WATER LINE EASEMENT GRANTED TO SAN JACINTO RIVER AUTHORITY AS RECORDED IN G.F. NO. 2010008208.
- SANITARY LINE EASEMENT GRANTED TO SAN JACINTO RIVER AUTHORITY AS RECORDED IN G.F. NO. 2010008211.

LEGAL DESCRIPTION: LOT 37 BLOCK 4, OF THE WOODLANDS VILLAGE OF INDIAN SPRINGS, SECTION 13, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET 1, SHEET 111 OF THE MAP AND/OR PLAT RECORDS OF MONTGOMERY 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 IN COMPLIANCE WITH THE CURRENT STATUTES AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCROACHMENTS OR PRODUCTIONS EXCEPT AS SHOWN.

Richard Fussell
 RICHARD FUSSELL
 P.L.S. # 4148

CLIENT: ARICK HARTMAN AND LAUREN HARTMAN

ADDRESS: 119 FROSTED POND PLACE

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FIELD CREW: NG

TECH: DC

DRAFTER: MCV

FINAL CHECK: LT

DATE: SEP. 23, 2021

JOB#

9-102575-21

