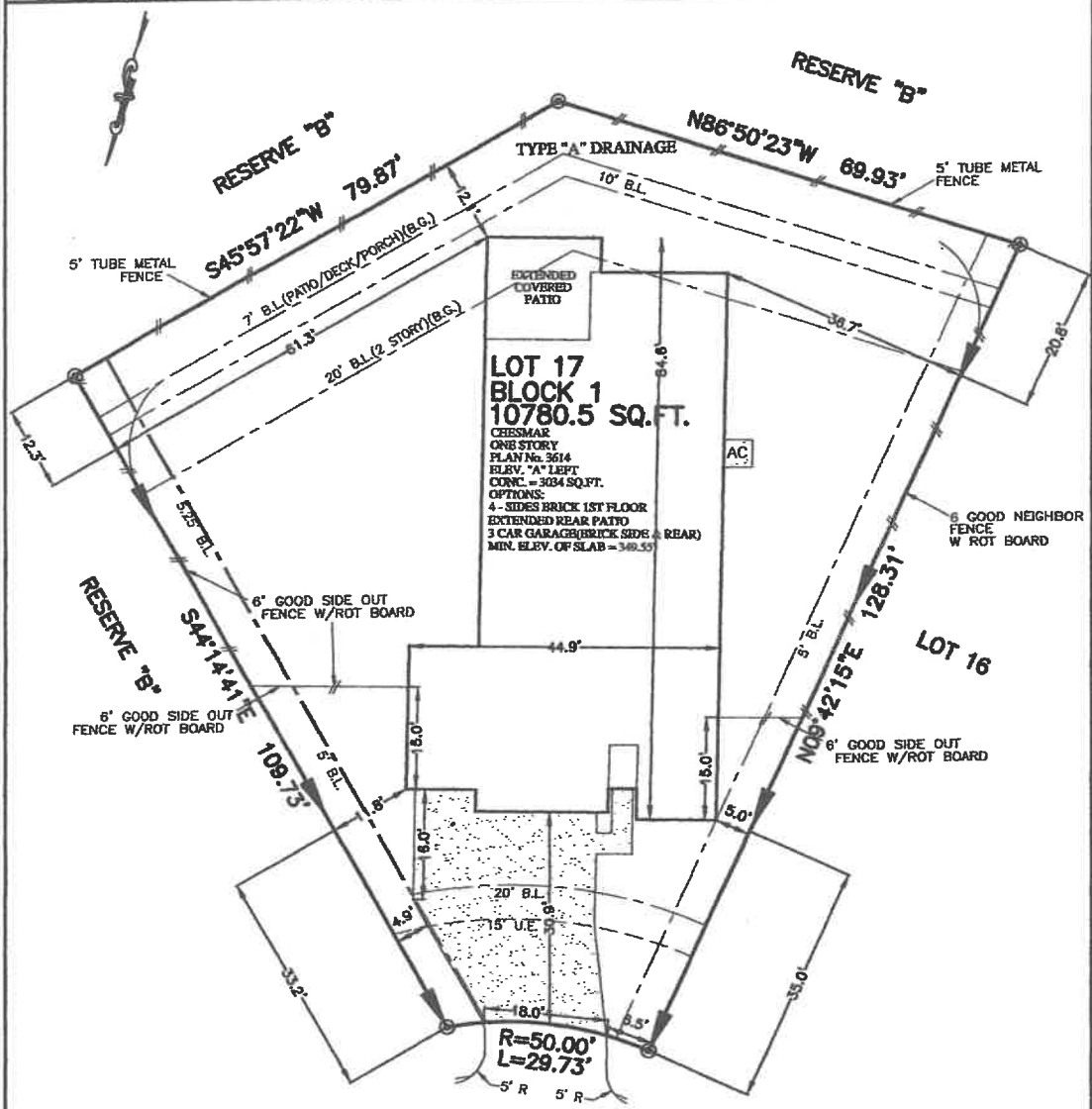


	FLATWORK --- PRIORITY LINE --- BUILDING LINE --- EASEMENT --- WOODEN FENCE --- WOODEN IRON FENCE --- CHAIN LINK FENCE --- OVERHEAD ELECTRIC	B.L. BUILDING LINE B.L.(F) FRONT LOAD BUILDING LINE B.L.(S) SWING IN BUILDING LINE B.L.(C) 3 CAR BUILDING LINE G.B.L. GARAGE BUILDING LINE G.B.L. BOLDER GUIDELINES F.F. FINISHED FLOOR EXT. EXTENSION P.F.W. PROPOSED C.M. CONTROL MONUMENT	TOP. TOP OF FORM U.L.E. UTILITY BASEMENT W.L.B. WATER LINE BASEMENT S.W.B. STORM SEWER BASEMENT S.S. SANITARY SEWER BASEMENT R.O.W. RIGHT-OF-WAY P.A.L. PERMANENT ACCESS BASEMENT P.U.L. PUBLIC UTILITY BASEMENT P.V. PRIVATE P.F. FOUND	L.V.L. UNOBSTRUCTED VISIBILITY BASEMENT M.A.C.C.E. MAINTENANCE & ACCESS A.C.C.E. ACCESS BASEMENT A.B. AERIAL BASEMENT D.E. DRAINAGE BASEMENT E.L. ELECTRIC BASEMENT T.V. TRUNK VALVE P.H. FIRE HYDRANT M. MONUMENT P.F. POWER POLE	BASINEMENT L.P. LIGHT POLE E.B. ELECTRIC BOX P.O. FIBER OPTIC T.M. TRUNKING PEDestal G.M. GAS METER C.P. CABLE PEDestal W.M. WATER METER O.A. OUT ANCHOR	MANHOLE G.D. GRATE DRAIN P.M. PAD MOUNTED T. TRANSFORMER M. MANHOLE S. SILET V. VALVE
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ALDER WOOD 107
TERRACE COURT
 (50' R.O.W.)

PLOT PLAN
 SCALE: 1" = 20'

LOT FLATWORK:	812 SQ. FT.
SLAB:	3034 SQ. FT.
LOT:	10781 SQ. FT.
APPROX. LOT COVERAGE:	35.67 %
FRONT SOD:	134 SQ. YD.
BACK SOD:	643 SQ. YD.
TOTAL SOD:	777 SQ. YD.
FENCE:	311.7 LIN. FT.
STANDARD FLATWORK:	812 SQ. FT.
INTURN:	155 SQ. FT.

NOTES:

- ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
- SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
- FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS, DEVELOPMENT PLANS (1987) OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
- MINIMUM FINISHED FLOOR ELEVATIONS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT EXCEED A MINIMUM FINISHED FLOOR.
- DRAINAGE TYPE DETERMINED BY LOCAL CODE.

FOR: CHESMAR HOMES
 ADDRESS: 107 ALDER WOOD TERRACE COURT
 BY: BL
 ALLPOINTS JOB#: CS320592
 G.F.: HA
 JOB: ARM

FLOOD ZONE: X
 COMMUNITY PANEL: 48339C0225G
 EFFECTIVE DATE: 08/18/2014
 LOMR: DATE:

THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DIMENSIONALITY

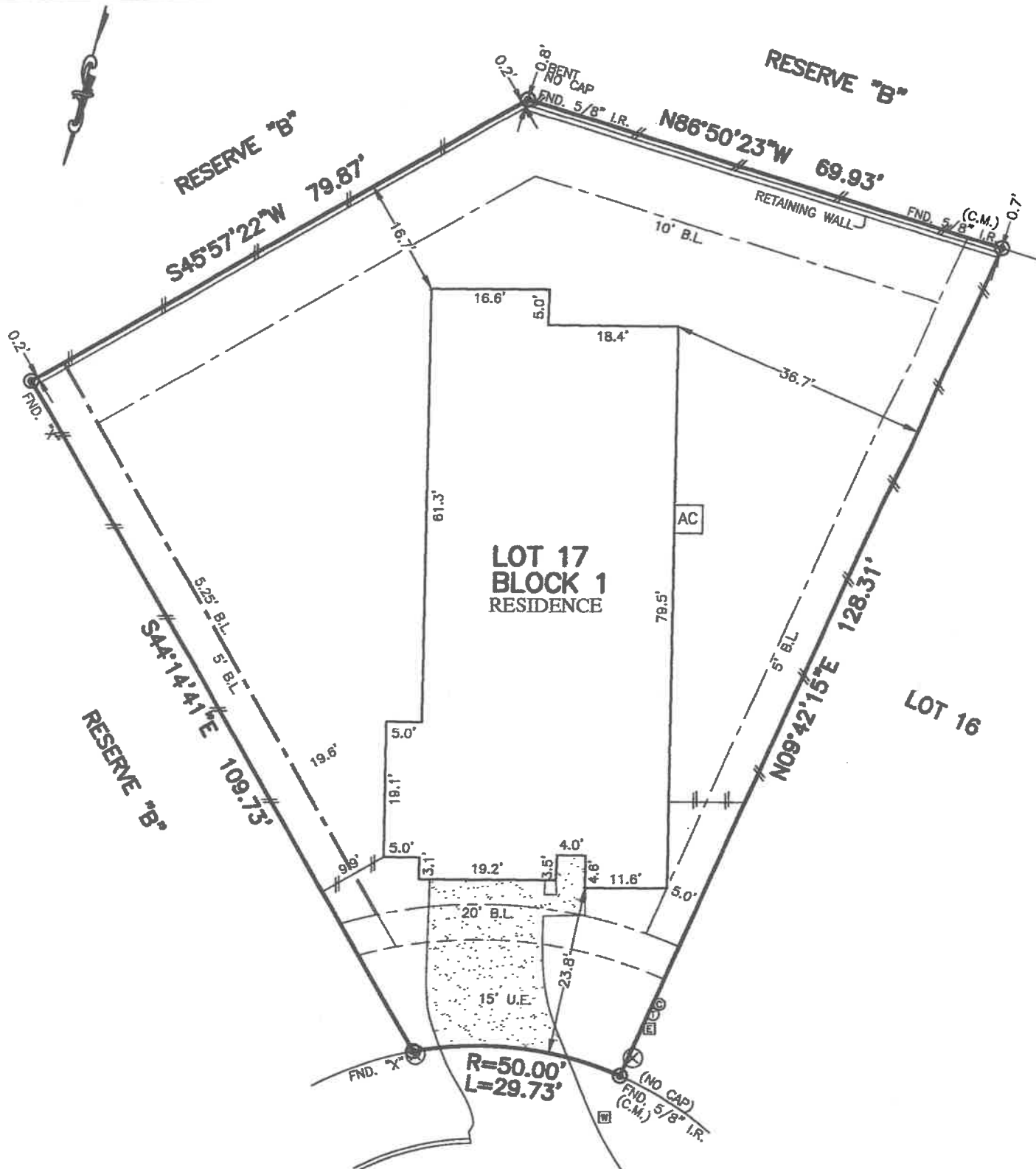
LOT 17, BLOCK 1,
 THE WOODLANDS HILLS, SECTION 19,
 CAB. Z, SHT. 8249, MAP RECORDS,
 MONTGOMERY COUNTY, TEXAS

ISSUE DATE: 1/25/2023
 ISSUE DATE: 1/6/2023
 ISSUE DATE: 1/4/2023
 ISSUE DATE: 12/28/2022

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FLATWORK	BL. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	BL.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	BL.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	BL.(3C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	MANHOLE & INLET
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	INLET
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	VIVAVULT
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PERMANENT ACCESS EASEMENT	WATER VALVE	
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	FIRE HYDRANT	
	PROP. PROPOSED	P.V.T. PRIVATE	MONUMENT	
	C.M. CONTROL MONUMENT	FND. FOUND	I.R. IRON ROD	
			L.P. IRON PIPE	
			P. POWER POLE	
			GUY ANCHOR	



ALDER WOOD 107
TERRACE COURT
(50' R.O.W.)

PLAT OF SURVEY