

GF NO. 21104367FUL FRONTIER TITLE  
 ADDRESS: LOWER OXBOW TRACE  
 FULSHEAR, TEXAS 77441  
 BORROWER: KYLE JONES AND  
 LINDSAY JONES

# LOT 12, REPLAT OF LOT 12A, BLOCK 1, REPLAT NO. 2 FULBROOK, SECTION 3-D

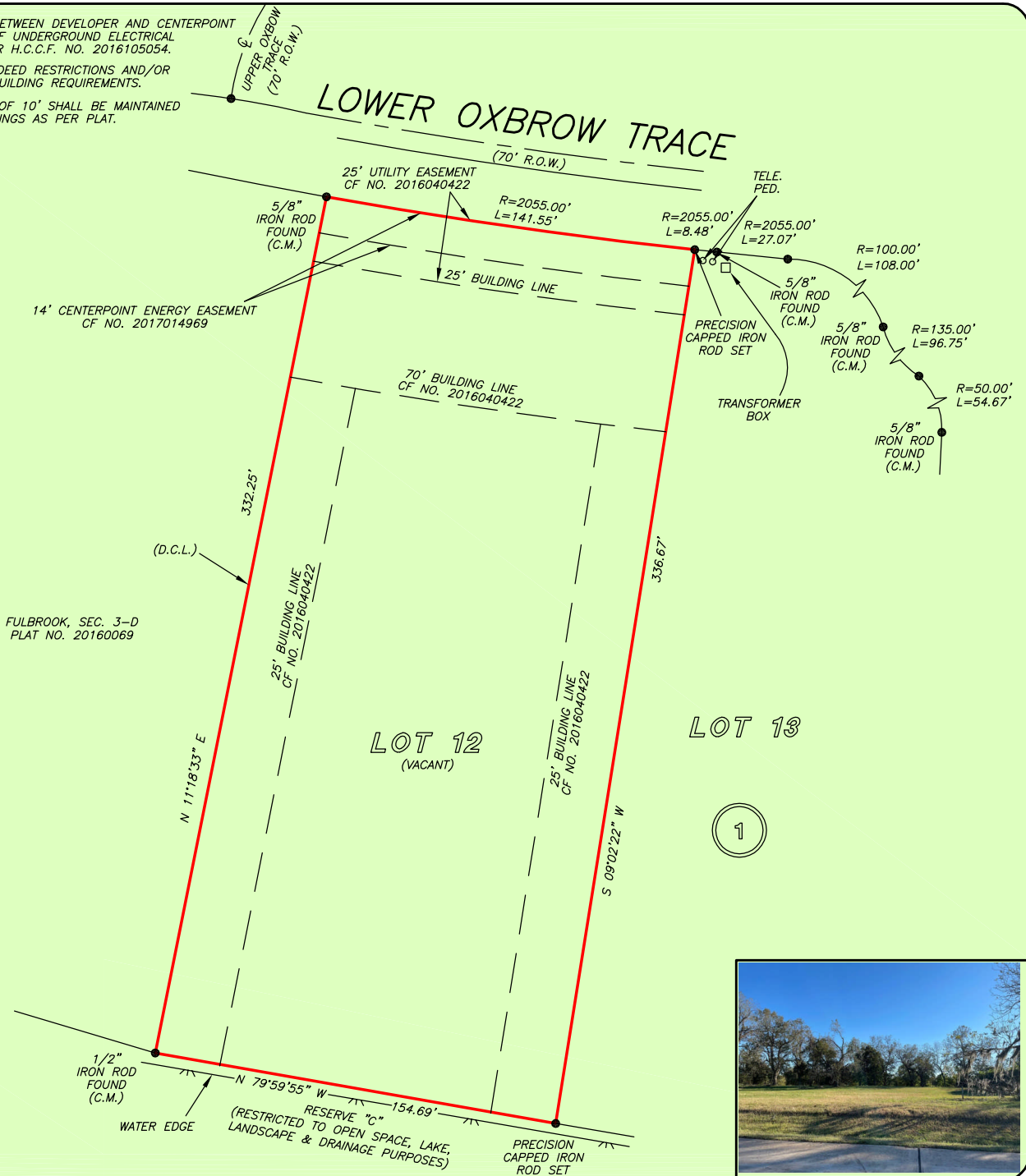
A SUBDIVISION IN FORT BEND COUNTY, TEXAS  
 ACCORDING TO THE MAP OR PLAT THEREOF  
 RECORDED IN PLAT NO. 20210178 OF THE PLAT  
 RECORDS OF FORT BEND COUNTY, TEXAS

SCALE: 1" = 60'

NOTE: AGREEMENT BY AND BETWEEN DEVELOPER AND CENTERPOINT ENERGY FOR INSTALLATION OF UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM AS PER H.C.C.F. NO. 2016105054.

NOTE: MAY BE SUBJECT TO DEED RESTRICTIONS AND/OR ADDITIONAL GOVERNMENTAL BUILDING REQUIREMENTS.

NOTE: A MINIMUM DISTANCE OF 10' SHALL BE MAINTAINED BETWEEN RESIDENTIAL DWELLINGS AS PER PLAT.



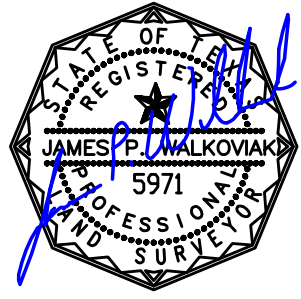
THIS PROPERTY IS AFFECTED BY THE 100 YEAR FLOOD PLAIN AS PER FIRM PANEL NO. 48157C 0095 M  
 MAP REVISION: 01/29/2021  
 ZONE AE  
 BASED ONLY ON VISUAL EXAMINATION OF MAPS. INACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY

A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. = DIRECTIONAL CONTROL LINE  
 RECORD BEARING: PLAT NO. 20210178, F.B.C.P.R.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOVE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

JAMES P. WALKOVIAK  
 PROFESSIONAL LAND SURVEYOR  
 NO. 5971  
 JOB NO. 21-08547  
 NOVEMBER 8, 2021



DRAWN BY: AC



**PRECISION**  
 surveyors

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 FIRM NO. 10063700