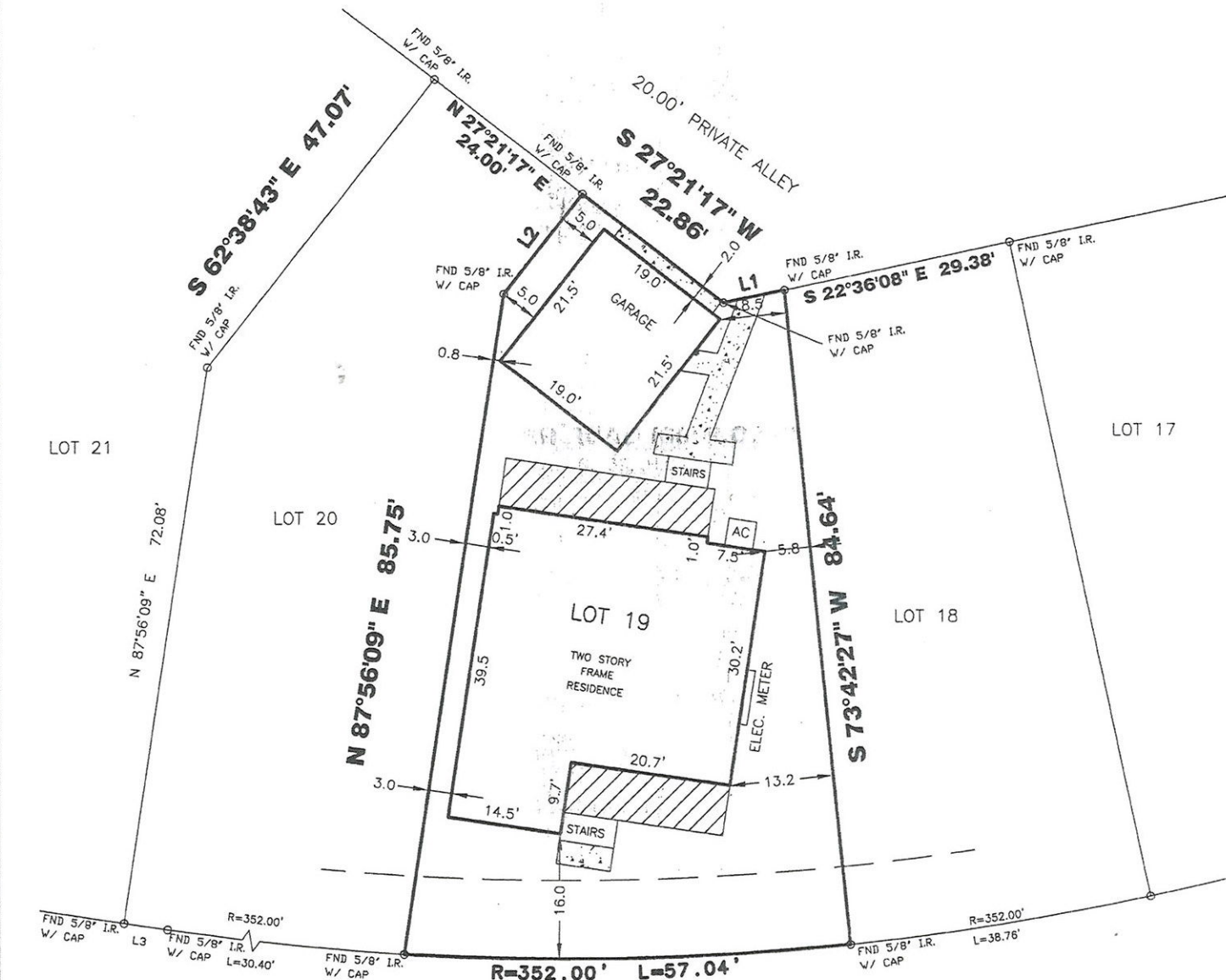


SCALE: 1" = 20'

FINAL SURVEY



**HOLLISTER ROAD (60' R.O.W.)**

VOL. 47, PG. 39, H.C.M.R.

**L1: S 22°36'08" E 7.95'**  
**L2: N 62°38'43" W 16.34'**  
**L3: N 02°03'51" W 5.64'**

NOTES:

- ALL BEARINGS, EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND IS SUBJECT TO ANY ITEMS A CURRENT TITLE REPORT MAY CONTAIN. NO ADDITIONAL RESEARCH WAS PERFORMED BY TRITECH SURVEYING FOR RECORDED OR UNRECORDED EASEMENTS THAT MAY AFFECT THIS PROPERTY.
- THIS SURVEY DOES NOT ADDRESS ARCHITECTURAL PROTRUSIONS SUCH AS EAVES, OVERHANGS, WINDOW LEDGES, ETC. IN RELATION TO EASEMENTS AND/OR BUILDING LINES.
- A GROUND OR AERIAL EASEMENT MAY EXIST ADJACENT TO ANY EXISTING UTILITY. OWNER/BUILDER MUST VERIFY CLEARANCE OF UTILITIES AND EASEMENTS WITH APPLICABLE COMPANIES PRIOR TO PLANNING OR CONSTRUCTION.
- AN EASEMENT FOR DRAINAGE PURPOSES EXTENDING FOR A DISTANCE OF 15' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES AS PER RECORDED PLAT.
- MAINTENANCE ACCESS EASEMENTS AS SET FORTH UNDER CLERK'S FILE NO. 20140008557 OF THE REAL PROPERTY RECORDS OF HARRIS COUNTY, TEXAS
- AGREEMENT FOR INSTALLATION, OPERATION AND MAINTENANCE OF AN UNDERGROUND/OVERHEAD ELECTRICAL SERVICE DISTRIBUTION SYSTEM, AS SET FORTH IN INSTRUMENT RECORDED IN/UNDER 20140319956 OF THE REAL PROPERTY RECORDS OF HARRIS COUNTY, TEXAS.

8. SET BACK LINE FOR RESIDENCE, GARAGE OR OTHER STRUCTURE THREE FEET (3') IN WIDTH FROM ANY PROPERTY LINE, EXCEPT FOR DECLARANT'S ZERO LOT LINE, AS SET FORTH UNDER CLERK'S FILE NO. 20150122261 OF THE REAL PROPERTY RECORDS OF HARRIS COUNTY, TEXAS.

9. AGREEMENT RELATING TO COMMON WALLS AND OTHER SHARED STRUCTURAL COMPONENTS, IF ANY, AND/OR ZERO LOT LINE WALLS, IF ANY, SET FORTH IN INSTRUMENT RECORDED UNDER HARRIS COUNTY CLERK'S FILE NO. 20150122261 OF THE REAL PROPERTY RECORDS OF HARRIS COUNTY, TEXAS

10. RIGHTS OF TENANTS AND ASSIGNS, AS TENANTS ONLY, UNDER CURRENTLY EFFECTIVE LEASE AGREEMENTS.

ALL LOT CORNERS ARE CAPPED "ARBORLEAF RPLS 1982" UNLESS OTHERWISE NOTED

BENCHMARK:  
 BM: RM 050220, ELEVATION=80.85', NAVD88, 2001 ADJUSTMENT.  
 TBM: X CUT IN SIDEWALK, EAST SIDE OF HOLLISTER AT ELECTRIC TRANSMISSION TOWER EASEMENT, NORTHWEST CORNER OF KOLBE FARMS SUBDIVISION. ELEVATION: 80.56'.

SURVEYOR'S NOTE: Offsets to fences are to approximate centerline; Bearings are based on record Plat/Deed information unless noted otherwise; Survey Control Monuments are indicated as IRF, IPF or CM; Surveyor makes no claims as to the ownership of land or improvements shown herein; and unless noted otherwise.

LEGAL:

LOT 19, BLOCK 2, KOLBE FARMS SUBDIVISION, F.C. NO. 653210, MAP RECORDS, HARRIS COUNTY, TEXAS

LENDER:	TITLE COMPANY:	GF NO:
	STEWART TITLE COMPANY	1420186365/14429
PURCHASER:	EFFECTIVE:	
MATTHEW WILLIAM TIVNON & KATHLEEN V. TIVON 2402 HOLLISTER ROAD, HOUSTON, TEXAS	4/8/15	

THE PROPERTY SHOWN HEREON IS SITUATED WITHIN ZONE X AS DELINEATED ON FIRM COMMUNITY PANEL NO. 48201C-0635L DATED 06-18-07.

SURVEYED:	05-22-14
DRAFTED:	05-23-14
KEY MAP:	450 R
JOB NO.	GT-LV-1794-14



I, the undersigned Registered Professional Land Surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plot and/or deeds thereof, indicated hereon.



WWW.SURVEYINGCOMPANY.COM  
 10401 Westoffice Drive Phone: (713) 667-0800  
 Houston Texas, 77042 Fax: (713) 667-4610

*Handwritten signature and date: 4/28/15*