

LEGEND * ITEMS THAT MAY APPEAR IN * DRAWING BELOW

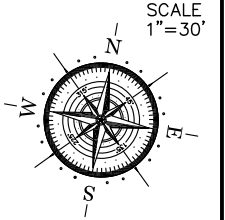
M.U.E. = MUNICIPAL UTILITY EASEMENT
 U.E. = UTILITY EASEMENT
 A.E. = AERIAL EASEMENT
 D.E. = DRAINAGE EASEMENT
 S.S.E. = SANITARY SEWER EASEMENT
 STM.S.E. = STORM SEWER EASEMENT
 W.L.E. = WATER LINE EASEMENT
 --- = NOT TO SCALE

F.I.R. = FOUND IRON ROD
 F.I.P. = FOUND IRON PIPE
 S.I.R. = SET IRON ROD
 W.P. = WOODEN POST
 M.P. = METAL POST
 C.F.# = CLERK'S FILE NUMBER
 P.O.C. = POINT OF COMMENCING
 P.O.B. = POINT OF BEGINNING
 B.L. = BUILDING LINE
 FND. = FOUND
 BRS = BEARS

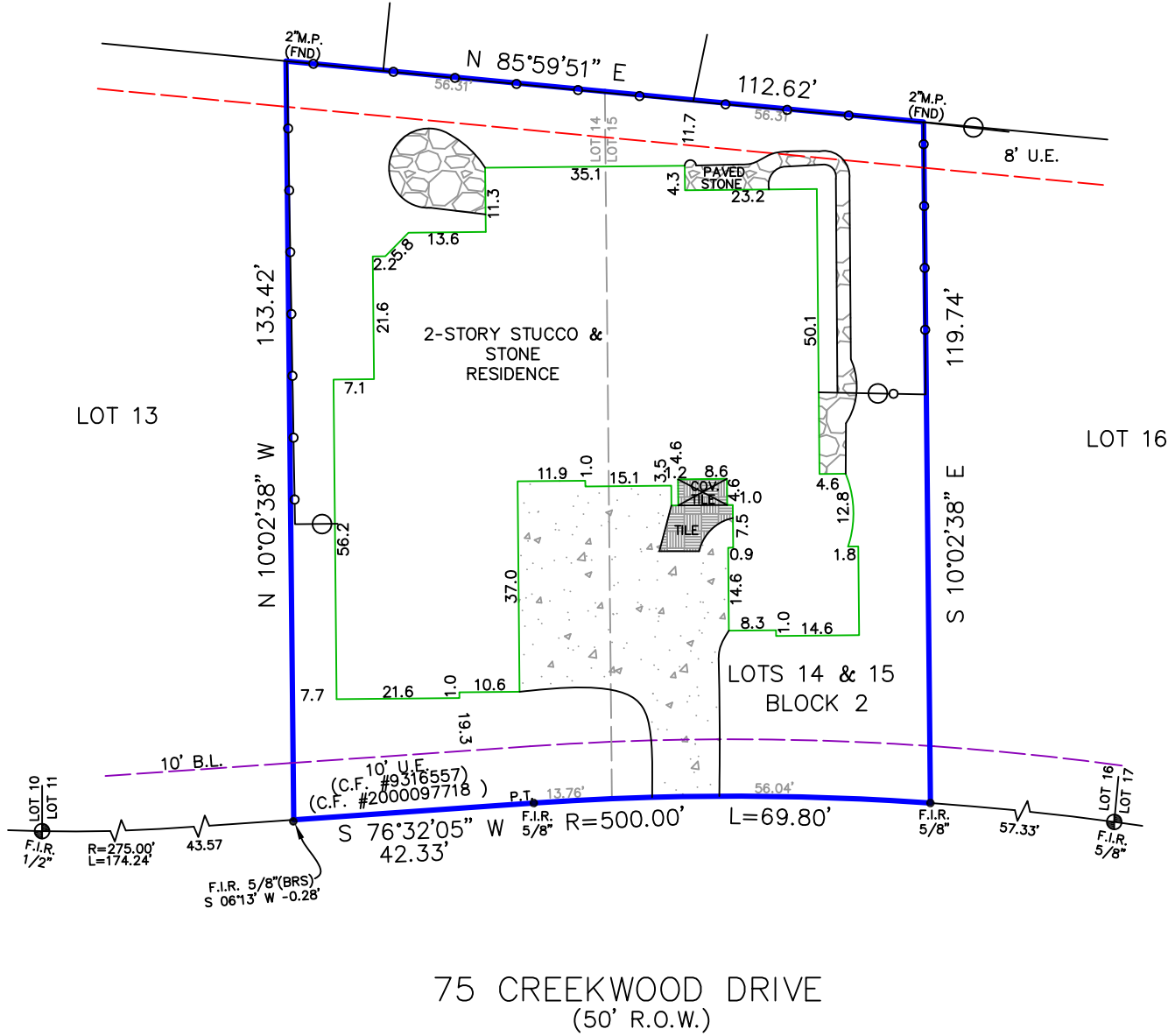
P.A.E. = PERMANENT ACCESS EASEMENT
 P.U.E. = PUBLIC UTILITY EASEMENT
 W.S.E. = WATER & SEWER EASEMENT
 E.E. = ELECTRIC EASEMENT
 P.C. = POINT OF CURVATURE
 P.T. = POINT OF TANGENCY
 P.R.C. = POINT OF REVERSE CURVATURE
 P.C.C. = POINT OF COMPOUND CURVATURE
 P.P. = POWER POLE
 U.T.S. = UNABLE TO SET

⊕ = CONTROL MONUMENT
 ● = MONUMENT
 — = PROPERTY LINE
 --- = EASEMENT LINE
 --- = BUILDING SETBACK LINE
 --- = BUILDING WALL

--- = WOODEN FENCE
 --- = CHAIN LINK FENCE
 ○ = METAL FENCE
 --- = WIRE FENCE
 --- = VINYL FENCE



BENTWATER SEC. 39
 CABINET H, SHEETS 4-A AND 4-B



Reviewed & Accepted by: _____ Date _____ / _____ Date _____

NOTES:

- BEARING BASIS: PLAT
- SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS
- SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY
- UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY
- THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
- SUBJECT TO RESTRICTIVE COVENANTS AS PER TITLE COMMITMENT
- SUBJECT TO ZONING AND BUILDING ORDINANCES ENFORCED BY LOCAL MUNICIPALITIES
- ZERO SETBACK LINE, C.F. #9316557
- SUBJECT TO EASEMENTS GRANTED IN DEED TO BENTWATER PROPERTY OWNERS ASSOCIATION C.F. 2000-097718
- EASEMENTS FOR PUBLIC UTILITIES, ROADWAYS AND DRAINAGE, WATER LINES, GAS, SEWER, STORM, ELECTRIC LIGHTING, ELECTRIC POWER, TELEGRAPH OR TELEPHONE PURPOSES; EASEMENT FOR ACCESS TO ZERO SETBACK LINE, EASEMENT FOR EAVE OVERHANG SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR BENTWATER SECTION 38, RECORDED UNDER C.F.# 9316557 & #2000097718
- A 5' ELECTRIC SERVICE UTILITY EASEMENT, EXTENDING FROM THE SURFACE OF THE GROUND DOWNWARD, BEING 2 1/2' ON EACH SIDE OF UNDERGROUND ELECTRIC SERVICE LINES, GRANTED TO GULF STATES UTILITIES, C.F. #9316557
- TERMS AND PROVISIONS CONTAINED IN EASEMENT AGREEMENT C.F. 2008-082625, 2009090643 & 2013090459

LEGAL DESCRIPTION

LOTS 14 AND 15, IN BLOCK 2, OF BENTWATER SECTION THIRTY EIGHT, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET G, SHEET 92A OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.

REGINA D. PELHAM
 JOEL PELHAM JR

ADDRESS
 75 CREEKWOOD DRIVE



I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET), AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN, AND WAS DONE BY ME OR UNDER MY SUPERVISION, AND CONFORMS TO OR EXCEEDS THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

JOB # 1907069

DATE 7-9-19

GF# 19004778

PRO-SURV

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 T.B.P.L.S. FIRM #10119300

ONLY SURVEY MAPS WITH THE SURVEYOR'S ORIGINAL SIGNATURE ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION