



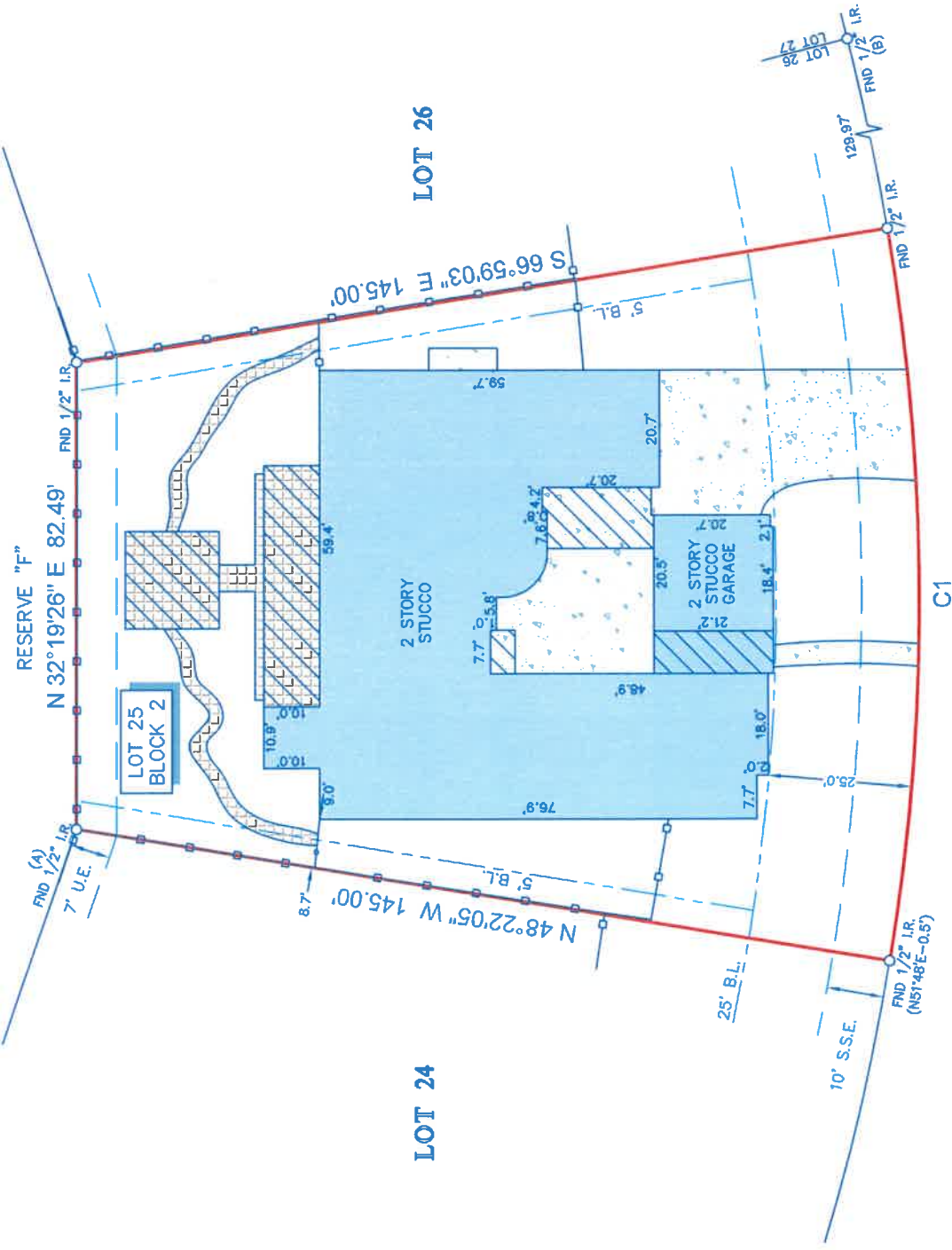
LEGEND

BL. = BUILDING LINE	TILE
U.E. = UTILITY EASEMENT	UPPER LEVEL(S) ONLY
S.S.E. = SANITARY SEWER EASEMENT	FENCE - METAL
CONCRETE	
COVERED AREA	

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	400.00'	129.96'	S 32°19'26" W	129.40'



RESERVE "B"



FLEMING ROCK LANE
(60' R.O.W.)

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE FRONTIER TITLE COMPANY, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO THE FRONTIER TITLE COMPANY FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON DECEMBER 18, 2023, UNDER G.F. NO. 23132970KT.
7. AGREEMENT FOR UNDERGROUND ELECTRICAL SERVICE WITH CENTERPOINT ENERGY CO. AS RECORDED IN CLERK'S FILE NO. 2013088542.

LEGAL DESCRIPTION: LOT 25 IN BLOCK 2, OF LEGACY AT CROSS CREEK RANCH, SECTION THREE, A SUBDIVISION IN FORT BEND COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT NO. 20130060 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.



SURVEYORS 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 ON DECEMBER 27, 2023 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCUMBRANCES OR PROVISIONS EXCEPT AS SHOWN.

Richard Fussell
RICHARD FUSSELL
RPLS# 4148

CLIENT:

LOBNA ELKHAYYAT

ADDRESS:

5514 FLEMING ROCK LANE

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survey1@survey1inc.com



Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

FIELD CREW: JF

TECH: AH

DRAFTER: MC(V)

FINAL CHECK: EF

DATE: DEC. 29, 2023

JOB#

12-130517-23