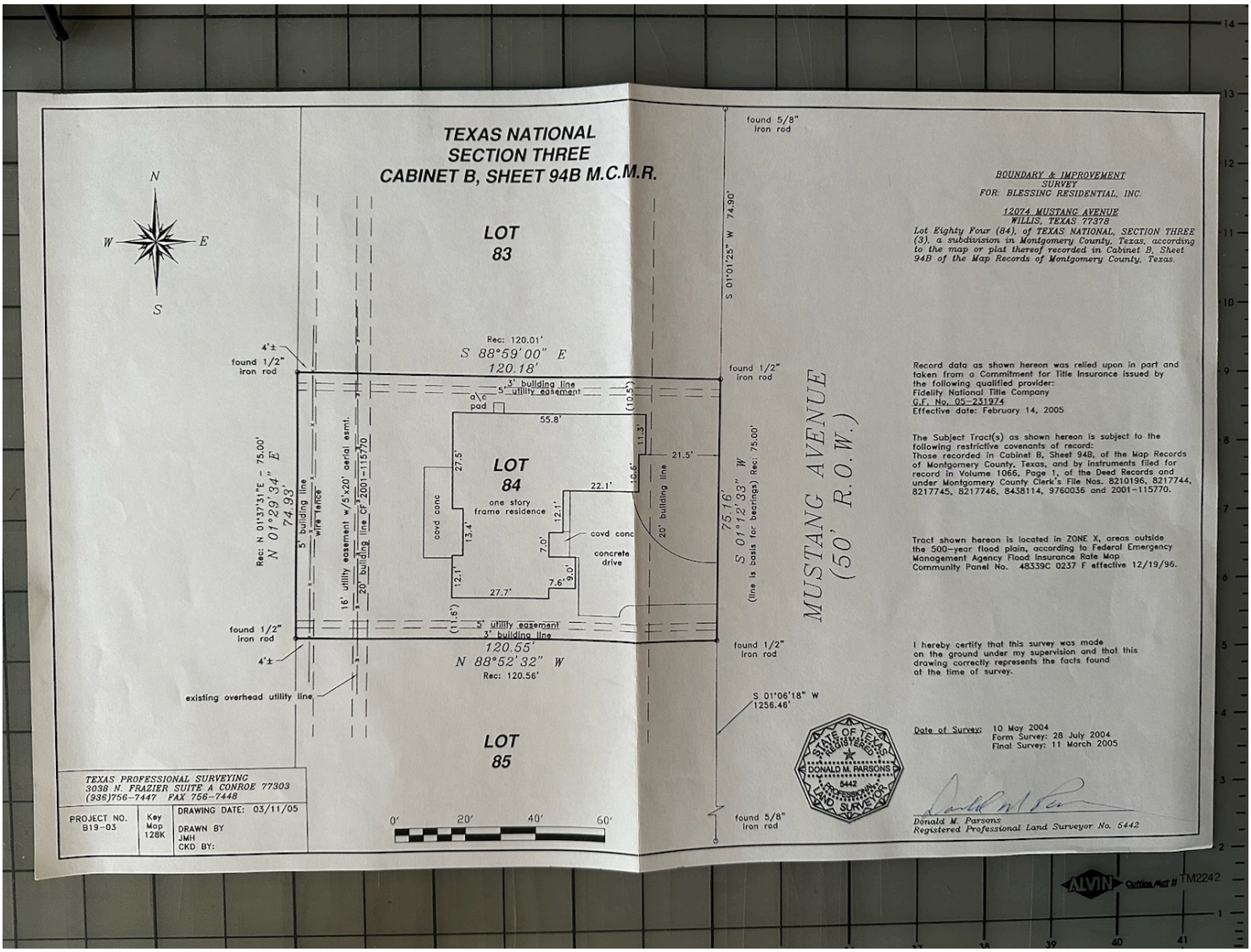
TEXAS NATIONAL
SECTION THREE
CABINET B, SHEET 94B M.C.M.R.
N
W
E
S
LOT 83
LOT 84
one story frame residence
covd conc
covd conc
concrete drive
LOT 85
Rec: 120.01'
S 88°59'00" E
120.18'
3' building line
5' utility easement
a/c pad
55.8'
21.5'
11.3'
(10.5')
22.1'
16.6'
12.1'
7.0'
7.6'
9.0'
27.7'
27.5'
13.4'
12.1'
(11.6')
20' building line
5' utility easement
3' building line
120.55'
N 88°52'32" W
Rec: 120.56'
4'±
found 1/2" iron rod
found 5/8" iron rod
S 01°01'25" W 74.90'
Rec: N 01°37'31"E 75.00'
N 01°29'34" E
74.93'
5' building line
w/a fence
16' utility easement w/5'x20' aerial esmt.
20' building line CF 2001-115770
existing overhead utility line
S 01°06'18" W
1256.46'
75.16'
S 01°12'33" W
(line is basis for bearings) Rec: 75.00'
MUSTANG AVENUE
(50' R.O.W.)
0' 20' 40' 60'
TEXAS PROFESSIONAL SURVEYING
3038 N. FRAZIER SUITE A CONROE 77303
(936)756-7447 FAX 756-7448
PROJECT NO. B19-03
Key Map 128K
DRAWING DATE: 03/11/05
DRAWN BY JMH
CKD BY:
STATE OF TEXAS
REGISTERED
DONALD M. PARSONS
5442
PROFESSIONAL LAND SURVEYOR
BOUNDARY & IMPROVEMENT SURVEY
FOR: BLESSING RESIDENTIAL, INC.
12074 MUSTANG AVENUE
WILLIS, TEXAS 77378
Lot Eighty Four (84), of TEXAS NATIONAL, SECTION THREE (3), a subdivision in Montgomery County, Texas, according to the map or plat thereof recorded in Cabinet B, Sheet 94B of the Map Records of Montgomery County, Texas.
Record data as shown hereon was relied upon in part and taken from a Commitment for Title Insurance issued by the following qualified provider:
Fidelity National Title Company
G.F. No. 05-251974
Effective date: February 14, 2005
The Subject Tract(s) as shown hereon is subject to the following restrictive covenants of record:
Those recorded in Cabinet B, Sheet 94B, of the Map Records of Montgomery County, Texas, and by instruments filed for record in Volume 1066, Page 1, of the Deed Records and under Montgomery County Clerk's File Nos. 8210196, 8217744, 8217745, 8217746, 8438114, 9760036 and 2001-115770.
Tract shown hereon is located in ZONE X, areas outside the 500-year flood plain, according to Federal Emergency Management Agency Flood Insurance Rate Map.
Community Panel No. 48339C 0237 F effective 12/19/96.
I hereby certify that this survey was made on the ground under my supervision and that this drawing correctly represents the facts found at the time of survey.
Date of Survey: 10 May 2004
Form Survey: 28 July 2004
Final Survey: 11 March 2005
Donald M. Parsons
Registered Professional Land Surveyor No. 5442
ALVIN Cutting Mat H TM2242