



SCALE 1"=40'

R. S. DAWSON
SURVEY
ABSTRACT 575

1.648-ACRE
(71,797 SQ.FT.)

S 44°53'00" W 323.82'

FENSKE LANE
(60' R.O.W. AS OCCUPIED)

P.O.B.
INTERSECTION OF
FENSKE LANE AND
RANCHO ROAD

RANCHO ROAD
(60' R.O.W. AS OCCUPIED)

- NOTES:
1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO A PROB DEED CONVEYED UNTO PAULETTE M. COUSINS, RECORDED IN COUNTY CLERK'S FILE #748843 OF THE OFFICIAL PUBLIC RECORDS OF FORT BEND COUNTY, TEXAS. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
 2. FLOOD INFORMATION IS BASED ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP FOR THE COUNTY LISTED BELOW.
 3. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW.
 4. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 5. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 6. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
 7. SUBJECT TO RESTRICTIONS CONTAINED AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT BASED ON MAP 5, 2014, LARSEN S.F. NO. AT015048417.
 8. EASEMENT TO H.L.M.P. AS RECORDED IN V. 578, P. 287 D.S.
 9. EASEMENT TO H.L.M.P. AS RECORDED IN V. 581, P. 448 & V. 767, P. 808 D.S.
 10. THERE ARE NO AERIAL EASEMENT ENCROACHMENTS.

LEGEND

—○—	OVERHEAD UTILITY LINES
□	CONCRETE
□	ASPHALT
▨	COVERED AREA
▤	BRICK WALL
—	BUILDING LINE
—	UTILITY EASEMENT
—	SEWER EASEMENT
—	DRAINAGE EASEMENT
—○—	POWER POLE
—○—	CHAIN LINK FENCE
—	WOOD

PROJECT: A LAND TITLE SURVEY OF A TRACT OF LAND CONTAINING 1.648 ACRE (71,797 SQUARE FEET) SITUATED IN THE FORT BEND SURVEY, ABSTRACT R. S. DAWSON, 575 COUNTY, TEXAS, BEING OUT OF THE ORIGINAL FRANCISCO GARCIA 60 ACRE TRACT AS DESCRIBED IN VOL. 234, PG. 6 OF THE DEED RECORDS OF FORT BEND COUNTY, TEXAS, SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS ATTACHED.

CLIENT: PAULETTE M. COUSINS
ADDRESS: 5411 RANCHO DRIVE
FLOOD ZONE: 3
FLOOD MAP DATE: APR 2, 2014
FLOOD MAP: 48157C 0400 L
FLOOD MAP COUNTY: FORT BEND



SURVEYOR'S CERTIFICATE:
I, RICHARD FESSELLE, LICENSED SURVEYOR, DO HEREBY CERTIFY THAT THIS PLAT REPRESENTS AN ACCURATE AND COMPLETE SURVEY OF THE TRACT OF LAND SHOWN HEREON AS DESCRIBED IN THE METES AND BOUNDS ATTACHED HERETO. I HAVE PERSONALLY CONDUCTED THE SURVEY AND HAVE BEEN ASSISTED BY ASSISTANTS AS LISTED HEREON. I HAVE BEEN PROVIDED WITH ALL NECESSARY RECORDS AND INFORMATION BY THE CLIENT AND HAVE THEREUPON MADE THIS PLAT ACCORDING TO THE BEST OF MY KNOWLEDGE AND BELIEF. I HAVE NOTED ALL ENCROACHMENTS AND EASEMENTS AND HAVE SHOWN THEM ON THIS PLAT. I HAVE ALSO NOTED ALL ADJACENT SURVEYS AND HAVE SHOWN THEM ON THIS PLAT. I HAVE ALSO NOTED ALL RECORDS AND INFORMATION BY THE CLIENT AND HAVE THEREUPON MADE THIS PLAT ACCORDING TO THE BEST OF MY KNOWLEDGE AND BELIEF. I HAVE NOTED ALL ENCROACHMENTS AND EASEMENTS AND HAVE SHOWN THEM ON THIS PLAT. I HAVE ALSO NOTED ALL ADJACENT SURVEYS AND HAVE SHOWN THEM ON THIS PLAT.

Alamo Title Company
11111 Alamo, Ft. Worth, TX 76102
817-340-8800

DATE: MAR 11, 2015
JOB: 3-34402-15
DRAWN BY: [Name]
CHECKED BY: [Name]