



FIRM REGISTRATION NO. 10156700

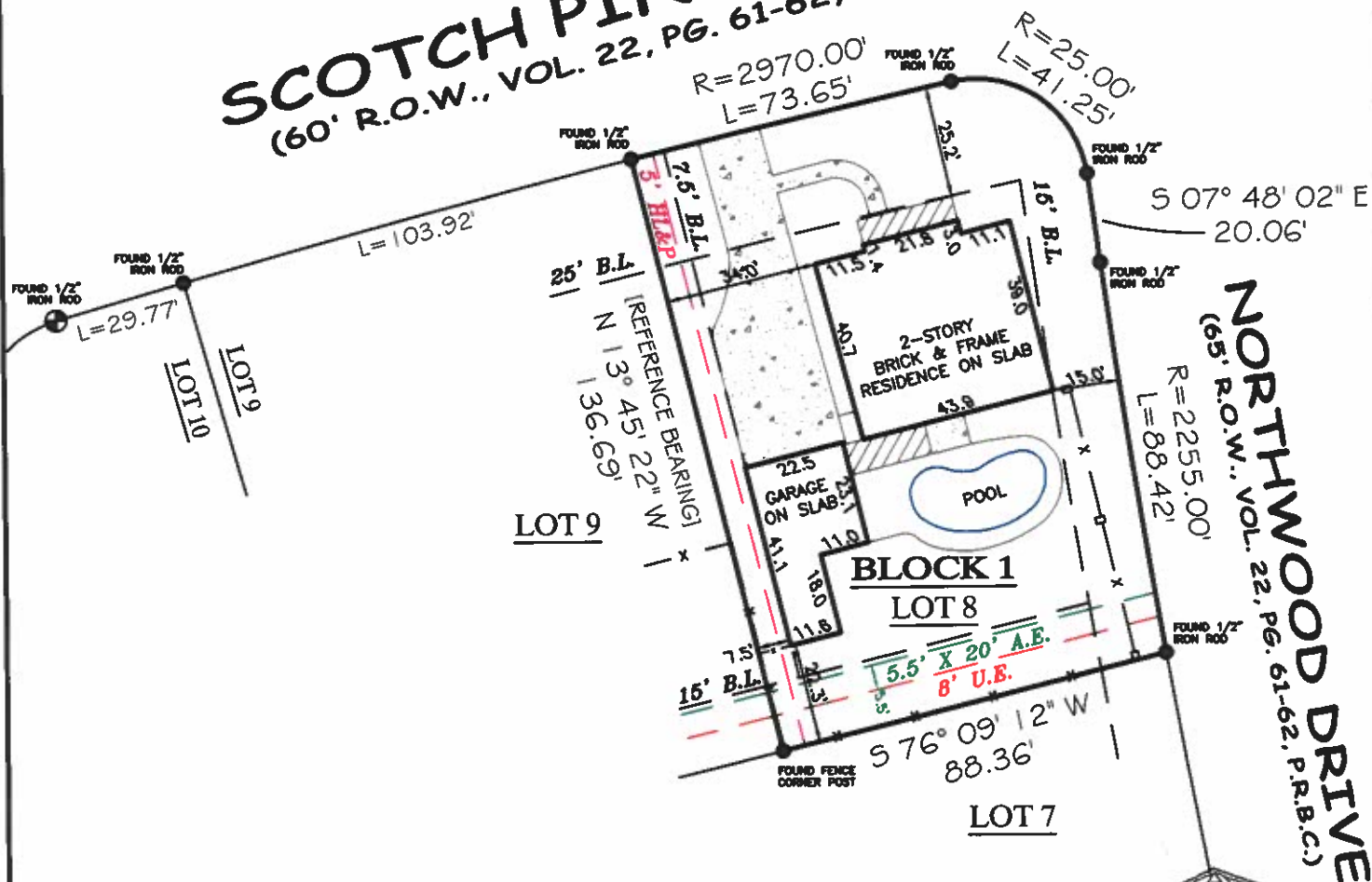
P.O. BOX 3344, LAKE JACKSON, TEXAS. 77566 (979) 299-3373

Surveying & Mapping, LLC



# SCOTCH PINE COURT

(60' R.O.W., VOL. 22, PG. 61-62, P.R.B.C.)



**NORTHWOOD DRIVE**  
(65' R.O.W., VOL. 22, PG. 61-62, P.R.B.C.)



## LOT 8, BLOCK 1 NORTHWOOD ESTATES, SEC. 1

COMMUNITY NO: 485484 PANEL NO: 0605 SUFFIX: H ZONE: \*X BASE: N/A MAP REVISED: 06/05/09

I have consulted the HUD-FIA Flood Hazard Boundary Map in the above described property and it IS NOT in a designated flood hazard area. The plat hereon is a true, correct and accurate representation of the property as determined by survey. The lines and dimensions of said property being as indicated by the plat; the size, location and type of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back and distances from property lines are as indicated. There are no encroachments, conflicts, or protrusions, except as shown. \*Shaded Zone X.

**NOTES:**

- PROPERTY SUBJECT TO RECORDED, RESTRICTIONS, REGULATIONS, & ORDINANCES (IF ANY), INCLUDING THOSE IN THE CITY OF LAKE JACKSON
- 1) BUILDING SET-BACK LINES AND EASEMENTS PER PLAT.
- 2) REFERENCE BEARING BASED ON THE COMMON LINE OF LOTS 7 & 8, BEING - N 13° 45' 22" W.
- 3) EASEMENT GRANTED TO HOUSTON LIGHTING & POWER PER CCFR 2001-042743 O.R.B.C., IS CONGRUENT WITH U.E.'S SHOWN HEREON.

ABSTRACT AND TITLE INFORMATION WAS PROVIDED BY: STEWART TITLE  
THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. BEARINGS ARE BASED ON THE RECORDED MAP OR PLAT. G.F. NO. 18039035227 DATED: 03/01/2018

ALL BUILDING LINES, EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED BY BUILDER BEFORE COMMENCING CONSTRUCTION.

PREPARED EXCLUSIVELY FOR: TDCU & STEWART TITLE

This is to certify that I have made an on the ground survey of the property located at:  
51 SCOTCH PINE COURT IN THE CITY OF LAKE JACKSON, TEXAS.  
Lot 8, Block 1, Northwood Estates, Section One, a subdivision of 40.777 acres located in the Jared E. Groce 5 League Grant, Abstract 66, Brazoria County, Texas, according to the map or plat thereof recorded in Volume 22, Page 61-62, Plat Records, Brazoria County, Texas.

Borrower(s):  
BONNIE P. HUMPHREY

Drawn by: SPP  
Job No.: 2018-0216  
Request: STEWART TITLE  
Book No: PP127  
Scale: 1" = 40'  
Date: 03/12/2018

LEGEND	
	ASPHALT
	CHAIN-LINK
	COVERED
	CONCRETE
	WOOD FENCE
	IRON FENCE
	U.E.
	H.L.P.
	B.L.
	CONTROLLING MONUMENT
	CORNER
	U.E. UTILITY EASEMENT
	H.L.P. HOUSTON LIGHTING & POWER EASEMENT
	B.L. BUILDING LINE
	R.O.W. RIGHT-OF-WAY
	I.P. IRON PIPE
	FND. FOUND

George K. Lane, R.P.L.S.  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6086