

***CITY ORDINANCES**
****RESTRICTIVE COVENANTS**
*****BUILDER GUIDELINES**

WIRE FENCE — X —
CHAIN LINK FENCE — O —
IRON FENCE — I —
WOOD FENCE — // —
OVERHEAD UTILITIES — U —

BL = BUILDING LINE
PL = PROPERTY LINE
UE = UTILITY EASEMENT
AE = AERIAL EASEMENT
MH = MANHOLE
FNC = FENCE
BUILDING LINE ———
ESMT LINE ———
AERIAL ESMT ———

I.R. = IRON ROD
I.P. = IRON PIPE
PUE = PUBLIC UTILITY ESMT.
PAE = PERMANENT ACCESS ESMT.
MUE = MUNICIPAL UTILITY ESMT.
SSE = SANITARY SEWER ESMT.
WLE = WATERLINE EASEMENT
ROW = RIGHT OF WAY
FND = FOUND

LEGEND

CONCRETE [Symbol]
COVERED [Symbol]
SOD [Symbol]

ELECT. BOX [Symbol]
A/C PAD [Symbol]

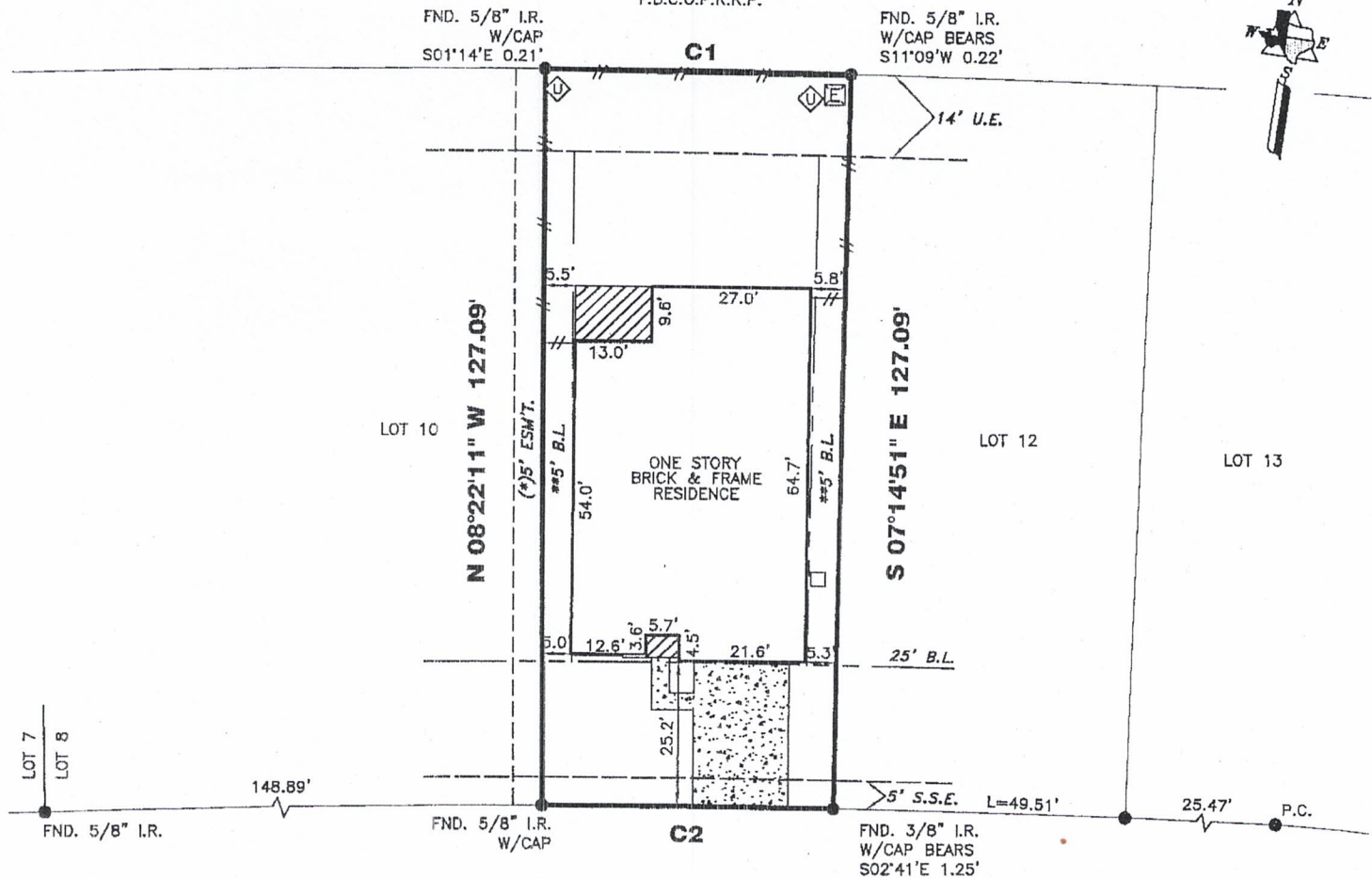
FIRE HYDRANT [Symbol]
LIGHT STANDARD [Symbol]
UTILITY POLE [Symbol]

MANHOLE [Symbol]
WATER METER [Symbol]
UTIL. PEDESTAL [Symbol]

SCALE 1"=30'

15' 15' 30'

REMAINDER OF A
CALLED 88.464 ACRES
TO VENTANA DEVELOPEMENT MORTIN, LTD.
BY SPECIAL WARRANTY DEED WITH
RESERVATION AND GRANT OF FLOWAGE
AND DRAINAGE EASEMENT
CF NO. 2005110949
F.B.C.O.P.R.R.P.



C1
R=2657.03'
L=52.05'
C=52.05'
CB=N 82°11'27" E

C2
R=2531.30'
L=49.56'
C=49.56'
CB=S 82°11'30" W

JAY THRUSH DRIVE (50' R.O.W.)

(*5' ESMT.—2013105392

5531 JAY THRUSH DRIVE

PROPERTY INFORMATION

LOT 11 BLOCK 1

SUBDIVISION:

WATERVIEW ESTATES SEC. 11

RECORDING INFO:

PLAT NO. 20130121, PLAT RECORDS,
FORT BEND COUNTY, TEXAS

BORROWER:

STEPHEN PENA

TITLE CO.

PLATINUM TITLE PARTNERS, L.P.

G.F.# 14-16934-20 G.F. DATE: 04-21-14

SURVEYED FOR:

DEVON STREET HOMES LP

DRAWING INFORMATION

TRI-TECH JOB NO: DS895-14

CLIENT JOB NO: N/A

DRAWN BY: MC

BEARING BASE: REFERRED TO PLAT NORTH

FIELD DATE: 07-14-14

FLOOD INFORMATION

F.I.R.M. NO: 48157C PANEL: 0140L

REVISED DATE: 04-02-14 ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY. FLOOD INFORMATION IS SUBJECT TO LETTER OF MAP CHANGES.

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.

ALL ROD CAPS ARE STAMPED "COTTON", UNLESS OTHERWISE NOTED.

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20130121, P.R.F.B.C.TX., F.B.C. FILE NOS. 2004051859, 2004133762, 2007045797, 2008090939, 2008045109, 2008055622, 2008077561, 2008055628, 2013104654, 2013086543, 2005110949, 2005110951,

C.O.H. ORDINANCE 85-1878 PER H.C.C.F. # N-253585 AND C.O.H. ORDINANCE 89-1312 PER H.C.C.F.# M-337573 AND AMENDED BY C.O.H. ORDINANCE 1999-262.

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR, THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP, PLAT AND/OR DEEDS IN CONJUNCTION WITH TITLE INFORMATION OBTAINED FROM THE TITLE REPORT LISTED HEREON.

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF HOUSTON), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

THIS SURVEY DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON

REVISIONS

NO.	DATE	REASON	BY
1	06-18-14	FORM	GUN
2	10-28-14	FINAL	TDA

TRI-TECH SURVEYING COMPANY, L.P.

WWW.SURVEYINGCOMPANY.COM
10401 Westoffice Drive Phone: (713) 667-0800
Houston Texas, 77042 Fax: (713) 667-4610

CERTIFICATION FIRM REG. NUMBER 10115900

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plat thereof, indicated hereon.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY. THIS SURVEY IS INVALID WITHOUT THE ORIGINAL EMBOSSED SURVEYORS SEAL AND SIGNATURE.
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10-30-14

STATE OF TEXAS
REGISTERED
RALPH C. HILTON
PROFESSIONAL
LAND SURVEYOR
5797

SURVEYOR REGISTRATION