

***CITY ORDINANCES**
****RESTRICTIVE COVENANTS**
*****BUILDER GUIDELINES**
 () RECORD INFORMATION

I.R. = IRON ROD
 I.P. = IRON PIPE
 P.L. = PROPERTY LINE
 U.E. = UTILITY EASEMENT

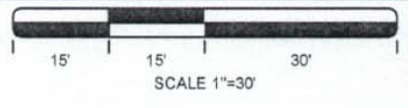
FND. = FOUND
 FNC. = FENCE
 P.U.E. = PUBLIC UTILITY ESMT.
 P.A.E. = PERMANENT ACCESS ESMT.

LEGEND

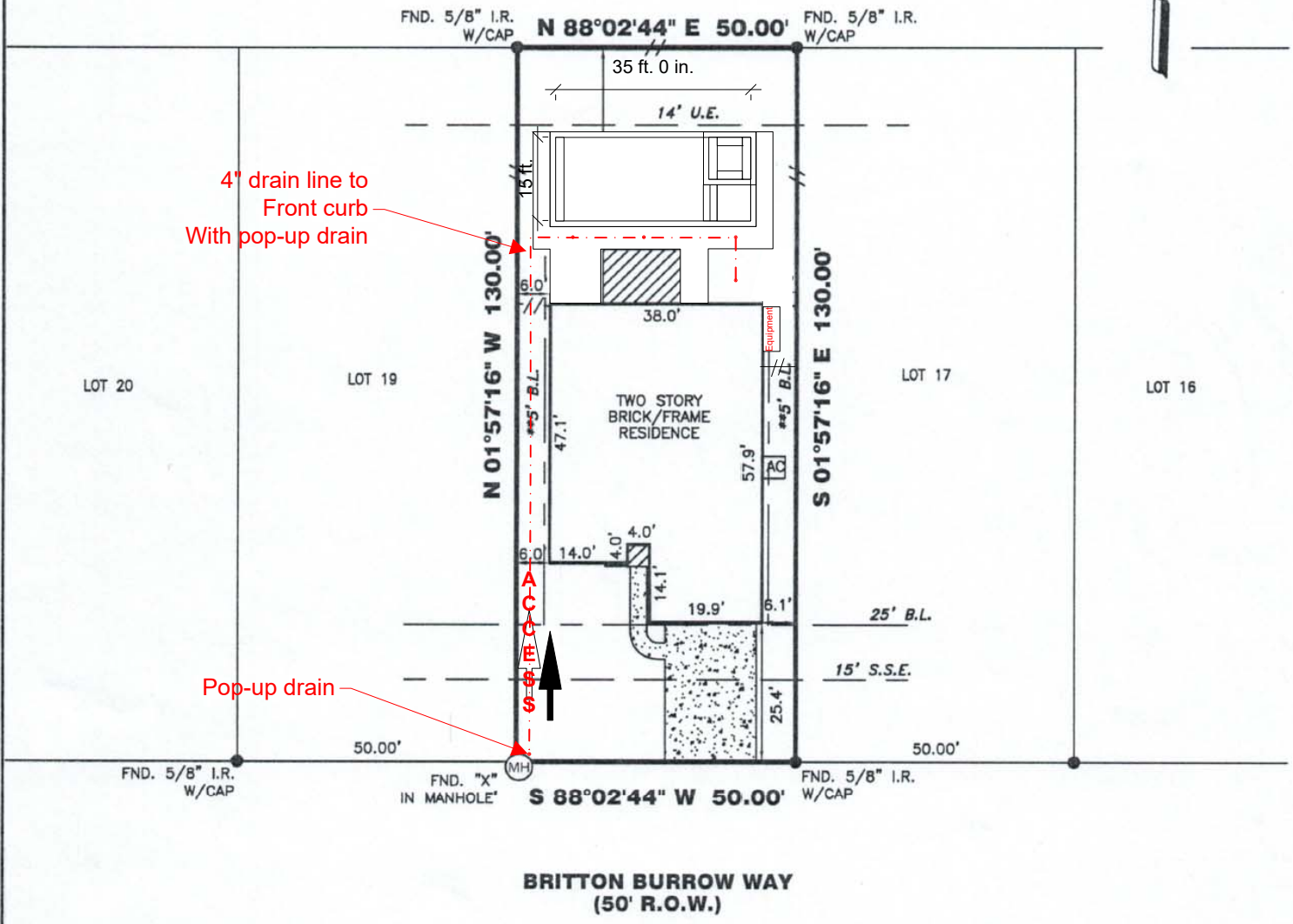
M.U.E. = MUNICIPAL UTILITY ESMT.
 S.S.E. = SANITARY SEWER ESMT.
 W.L.E. = WATERLINE EASEMENT
 R.O.W. = RIGHT-OF-WAY

— I — IRON FENCE
 — X — WIRE FENCE
 — // — WOOD FENCE
 — / — CHAIN LINK FENCE
 — — — BUILDING LINE (B.L.)
 - - - - EASEMENT LINE
 ····· AERIAL EASEMENT (A.E.)

CONCRETE COVERED SOD BRICK A/C PAD ELEC. BOX UTIL. PED. MANHOLE WATER METER



MCCRARY MEADOWS
 DETENTION RESERVE
 C.C.F. NO. 20170170
 P.R.F.B.C.T.



3538 BRITTON BURROW WAY

(~)PER LOMR 18-06-0189A, DATED 12-05-17

PROPERTY INFORMATION

LOT 18 BLOCK 1

SUBDIVISION:
 MCCRARY MEADOWS SEC 2 PARTIAL
 REPLAT NO. 1 AND EXTENSION

RECORDING INFO:
 PLAT NO. 20190240, PLAT RECORDS,
 FORT BEND COUNTY, TEXAS

BORROWER:
 SABRINA HAAG HOLLIS

TITLE CO.
 PLATINUM TITLE PARTNERS, L.P.

G.F.# 20-65170-20 G.F. DATE: 03-31-20

SURVEYED FOR:
 DEVON STREET HOMES LP

DRAWING INFORMATION

TRI-TECH JOB NO: DS2320-20
 CLIENT JOB NO: N/A
 DRAWN BY: SA
 BEARING BASE: REFERRED TO PLAT NORTH
 FIELD DATE: 05-05-20

FLOOD INFORMATION

F.I.R.M. NO: 48157C PANEL: 0120L
 REVISED DATE: 04-02-14 ZONE: (~)"X-SHADED"

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.

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20190240, P.R.F.B.C.T.X., F.B.C.C. FILE NOS. 2019009332, 2018015390, 2018019584, 2018122005, 2018130152, 2017094028, 2017030288, 20171117117, 2019080415, 2019118594.

ALL ROD CAPS ARE STAMPED "JONES/CARTER", UNLESS OTHERWISE NOTED.

SUBJECT TO A DRAINAGE EASEMENT 20' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

C.O.H. ORDINANCE 85-1878 PER H.C.C.F. # N-253886 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 RICHMOND), 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.

SITE SUBJECT TO NON-SURVEY AGREEMENT FOR UNDERGROUND/OVERHEAD ELECTRIC SERVICES TO CPE. ELECTRIC BY F.B.C.C.F. NO. 2017101507. (CANNOT BE DELINEATED).

REVISIONS

DATE	REASON	BY
05-05-20	FORM	OS
09-29-20	FINAL SURVEY	BT

TRI-TECH
 SURVEYING COMPANY, L.P.

10401 WESTOFFICE DR.
 HOUSTON, TEXAS 77042
 PH: 713-667-0800

www.tritechtx.com TBPLS #10115900

CERTIFICATION

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.
 © 2020 TRI-TECH SURVEYING COMPANY, L.P.

09/30/2020

SURVEYOR REGISTRATION