

LEGEND * ITEMS THAT MAY APPEAR IN * DRAWING BELOW

- A.E. = AERIAL EASEMENT
- B.L. = BUILDING LINE
- BRS = BEARS
- C.F.# = CLERK'S FILE NUMBER
- D.E. = DRAINAGE EASEMENT
- E.E. = ELECTRIC EASEMENT
- F.I.P. = FOUND IRON PIPE
- F.I.R. = FOUND IRON ROD
- FND. = FOUND
- M.P. = METAL POST
- M.U.E. = MUNICIPAL UTILITY EASEMENT
- P.A.E. = PERMANENT ACCESS EASEMENT
- P.C. = POINT OF CURVATURE
- P.C.C. = POINT OF COMPOUND CURVATURE
- P.E. = POOL EQUIPMENT
- P.O.C. = POINT OF COMMENCING
- P.O.B. = POINT OF BEGINNING
- P.P. = POWER POLE

- P.R.C. = POINT OF REVERSE CURVATURE
- P.T. = POINT OF TANGENCY
- P.U.E. = PUBLIC UTILITY EASEMENT
- R.O.W. = RIGHT OF WAY
- S.I.R. = SET IRON ROD
- S.S.E. = SANITARY SEWER EASEMENT
- STM.S.E. = STORM SEWER EASEMENT
- U.T.S. = UNABLE TO SET
- U.E. = UTILITY EASEMENT
- W.L.E. = WATER LINE EASEMENT
- W.P. = WOODEN POST
- W.S.E. = WATER & SEWER EASEMENT

- = NOT TO SCALE
- ⊙ = GUY ANCHOR
- ⊕ = POWER POLE
- ⊖ = SERVICE DROP
- S.F.N.F. = SEARCH FOR NOT FOUND

- ⊙ = CONTROL MONUMENT
- = PROPERTY CORNER
- = PROPERTY LINE
- = EASEMENT LINE
- = BUILDING SETBACK LINE
- = BUILDING WALL

- /// = WOODEN FENCE
- X-X = CHAIN LINK FENCE
- = METAL FENCE
- /- = WIRE FENCE
- /- = VINYL FENCE
- /- = OVERHEAD ELECTRIC POWER LINE

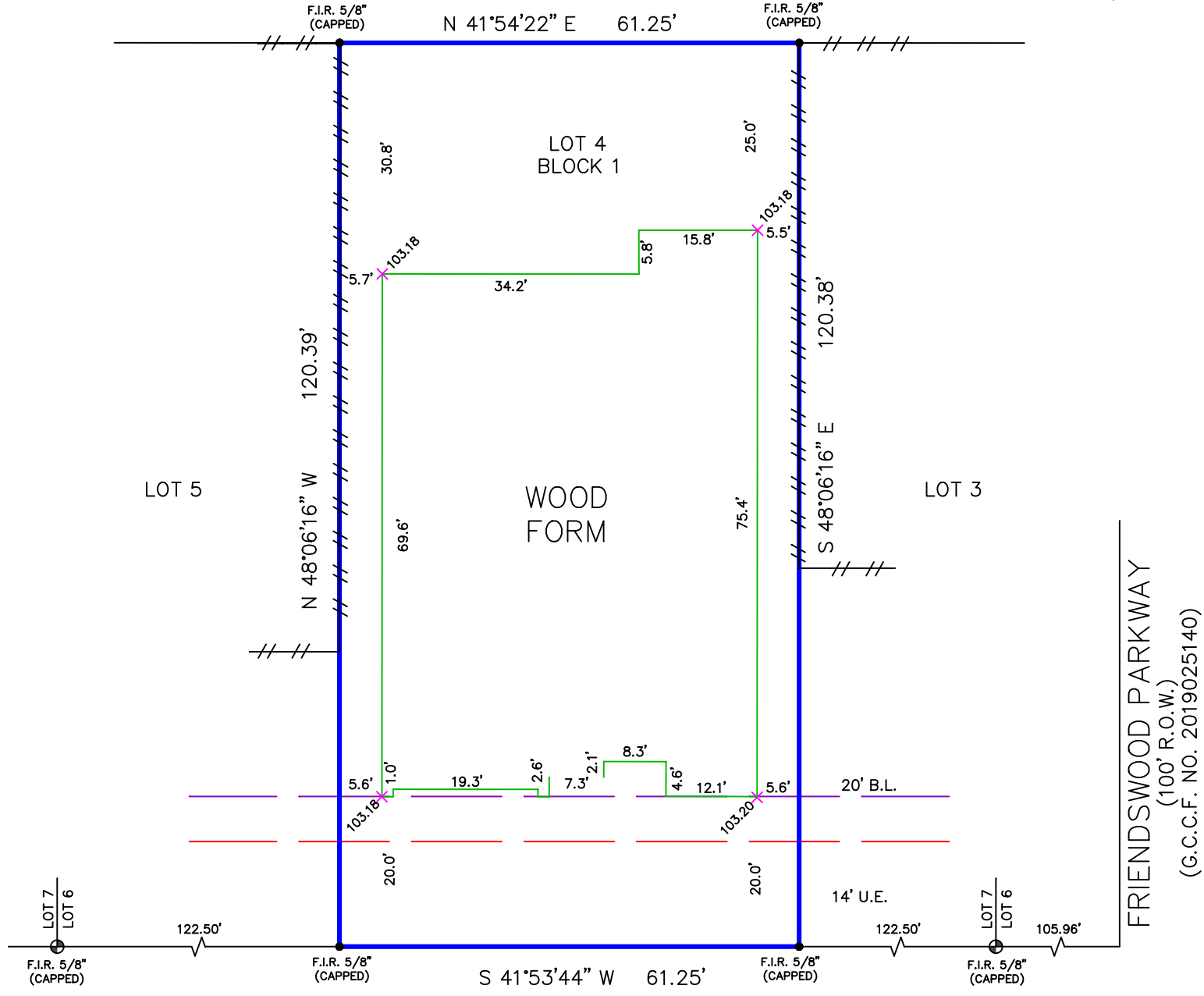
TOP OF PAD ELEVATION = 102.30
 ADJACENT GRADE ELEVATION = 100.67
 ELEVATIONS SHOWN ARE BASED ON AN ASSUMED
 ELEVATION OF 100.00' AT THE CENTERLINE OF THE ROAD

SCALE
 1"=20'



+12.34
 12.34+ = ELEVATIONS

RESTRICTED RESERVE "A"
 (DETENTION & DRAINAGE)
 (PRIVATE)



1714 SPRING VIEW
 (PRIVATE 60' I.E. & P.U.E.)

FRIENDSWOOD PARKWAY
 (100' R.O.W.)
 (G.C.C.F. NO. 2019025140)

Reviewed & Accepted by: _____ Date _____ / _____ / _____ Date _____

NOTES:
 - BEARING BASIS: PLAT
 - SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS
 - SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY
 - UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY
 - THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
 - THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE REPORT/COMMITMENT, ADDITIONAL BUILDING SETBACK LINES, EASEMENTS OR RIGHTS-OF-WAY MAY APPLY - SUBJECT TO ZONING AND BUILDING ORDINANCES ENFORCED BY LOCAL MUNICIPALITIES

LEGAL DESCRIPTION
 LOT 4 IN BLOCK 1 OF STERLING CREEK, SECTION 7, A SUBDIVISION IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN/UNDER COUNTY CLERK'S FILE NUMBER 2023013032 OF THE MAP RECORDS OF GALVESTON COUNTY, TEXAS.

STERLING BUILDERS	ADDRESS 1714 SPRING VIEW
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	JOB # 2503144 DATE 3-14-2025 GF# N/A
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 T.B.P.E.L.S. FIRM #10119300

ONLY SURVEY MAPS WITH THE SURVEYOR'S ORIGINAL SIGNATURE ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION
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I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET), AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN, AND WAS DONE BY ME OR UNDER MY SUPERVISION.