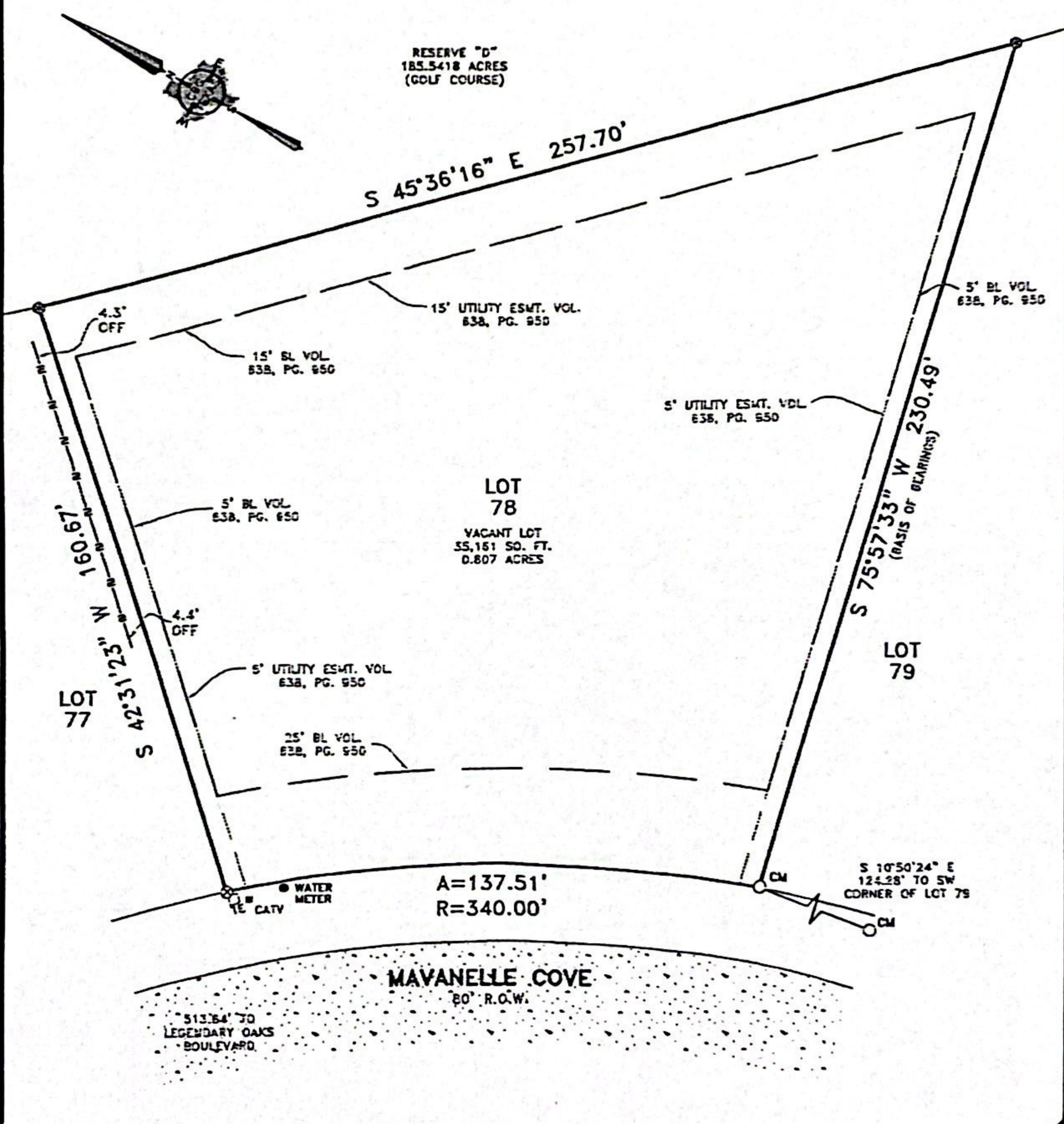


320 Mavanelle Cove
 Lot 78, of the REPLAT OF LEGENDARY OAKS, a subdivision in Waller County, Texas according to the Map or Plat thereof recorded in Volume 648, Page 829 of the Official Public Records of Waller County, Texas.



- LEGEND**
- 1/2" ROD FOUND
 - ⊙ 1/2" ROD SET
 - 1" PIPE FOUND
 - ⊗ "X" FOUND/SET
 - ⊙ 5/8" ROD FOUND
 - ⊕ POINT FOR CORNER
 - FENCE POST FOR CORNER
 - CM CONTROLLING MONUMENT
 - AC AIR CONDITIONER
 - PE POOL EQUIPMENT
 - TE TRANSFORMER PAD
 - COLUMN
 - ⊙ POWER POLE
 - ⊕ UNDERGROUND ELECTRIC
 - ▲ OVERHEAD ELECTRIC
 - TELE TELEPHONE PEDESTAL
 - BL BUILDING LINE
 - AE ADRIAL EASEMENT
 - SSE SANITARY SEWER EASEMENT
 - GM GAS METER
 - WM WATER METER
 - LP LIGHT POLE
 - UE UTILITY EASEMENT
 - OHP— OVERHEAD ELECTRIC POWER
 - OES— OVERHEAD ELECTRIC SERVICE
 - CHAIN LINK
 - WOOD FENCE 0.5' WIDE TYPICAL
 - II— IRON FENCE
 - X— BARBED WIRE
 - DOUBLE SIDED WOOD FENCE
 - ▲— EDGE OF ASPHALT
 - ▲— EDGE OF GRAVEL
 - CONCRETE
 - COVERED AREA
 - BRICK
 - STONE



EXCEPTIONS:

NOTE: PROPERTY SUBJECT TO TERMS, CONDITIONS, AND EASEMENTS CONTAINED IN INSTRUMENTS RECORDED IN: VOL. 648, PG. 829; VOL. 735, PG. 735, PG. 221; VOL. 638, PG. 939; VOL. 583, PG. 618; VOL. 583, PG. 623; VOL. 633, PG. 575; VOL. 638, PG. 350; VOL. 648, PG. 373; VOL. 1195, PG. 560; VOL. 1272, PG. 518; VOL. 1272, PG. 521; VOL. 583, PG. 571; CF. NO(S). 2010000684, 2011004908, 2011004909, 2015001056 and 2020001068

A PRINCIPAL STRUCTURE SHALL PROVIDE TOTAL SIDE YARDS OF NOT LESS THAN FIFTEEN (15) FEET WITH NOT LESS THAN FIVE (5) FEET ON ONE (1) SIDE.

Accepted by:

Date: _____

NOTES:

NOTE: BEARINGS, EASEMENTS AND BUILDING LINES ARE BY RECORDED PLAT UNLESS OTHERWISE NOTED.

FLOOD NOTE: According to the F.I.R.M. No. 48473C0130F, this property does lie in Zone X and DOES NOT lie within the 100 year flood zone.

This survey is made in conjunction with the information provided by Stewart Title. Use of this survey by any other parties and/or for other purposes shall be at user's own risk and any loss resulting from other use shall not be the responsibility of the undersigned. This is to certify that I have on this date made a careful and accurate survey on the ground of the subject property. The plat hereon is a correct and accurate representation of the property lines and dimensions as indicated; location and type of buildings are as shown; and EXCEPT AS SHOWN, there are no visible and apparent encroachments or protrusions on the ground.

Drawn By: RPK

Scale: 1" = 20'

Date: 04/27/2023

GF No.: 2000024

Job No.: 2306104

CBG
 REGISTERED SURVEYING TEXAS LLC

418 Century Plaza Dr., Ste. 210
 Houston, TX 77073
 P 281.443.8258
 F 281.443.9224
 Firm No. 10194280
 www.cbgtlle.com



*