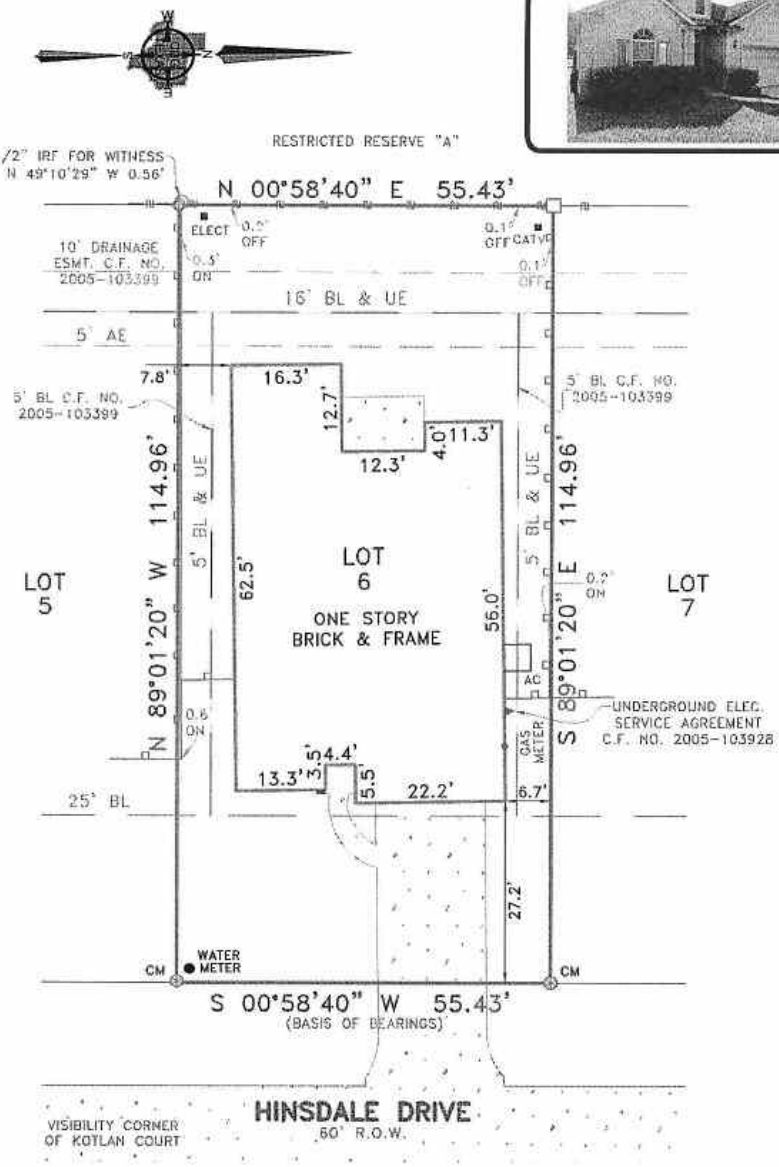
723 Hinsdale Drive

Lot Six (6), in Block Three (3), of DURANGO CREEK, SECTION TWO (2), a subdivision situated in the John Dorsey Survey, A-169, in Montgomery County, Texas, according to the map or plat thereof recorded in Cabinet Y, Sheet 195, of the Map Records of Montgomery County, Texas.

GREAT AMERICAN TITLE COMPANY

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 AERIAL 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
- IRON FENCE
- 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: CAB. Y, SH. 195; C.F. NO(S). 2004-065106, 2005-103399, 2006018942, 2006103448, 2007103387, 2010044527, 2012003003, 2012003004, 2012003005, 2012003006, 2012060084, 2012078887, 2013069522, 2013130651, 2016004529, 2016005106, 2019007263, 2019027924, 2019040957, 2019097612, 2020002768, 20200534442, 2021008772, 2004074844

NOTES:

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

FLOOD NOTE: According to the F.I.R.M. No. 48339C0505G, 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 Great American Title Insurance Company. 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 are 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.

Accepted by: _____ Purchaser

Date: 08/13/2021

_____ Purchaser

Drawn By: RBR/KOP

Scale: 1" = 20'

Date: 08/03/2021

GF No.: 110876-GAT74

Job No. 2116672

CBG SURVEYING TEXAS LLC
419 Century Plaza Dr., Ste. 210
Houston, TX 77073
P 281.443.9288
F 281.443.9224
Firm No. 10194280
www.cbgtxllc.com

STATE OF TEXAS REGISTERED TODD FINCHER 5633 PROFESSIONAL LAND SURVEYOR

Regis. No. 5633