

PROBSTFELD & ASSOCIATES

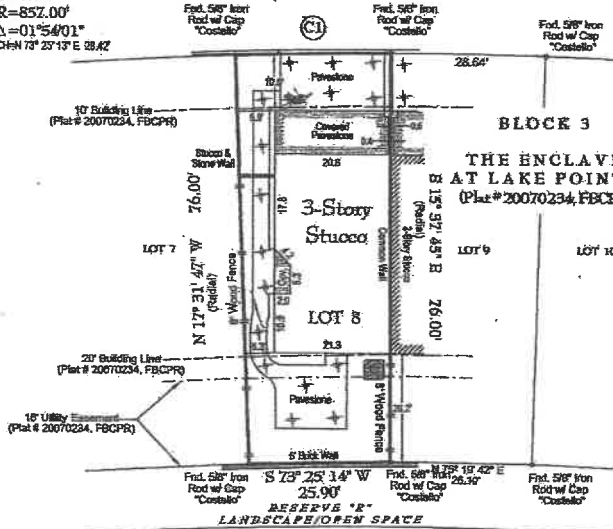
PROFESSIONAL LAND SURVEYORS

516 PARK GROVE DRIVE, SUITE 102 ▲ KATY, TEXAS 77450 ▲ (281) 829-0036 ▲ FAX (281) 829-0235

MORGAN STREET (PVT.)

25' R.O.W. (Plat # 20070234, FBCEP)

Ⓢ L=28.43'
R=857.00'
Δ=01°54'01"
Ch=N 73° 27' 13" E 28.42'



BLOCK 3
THE ENCLAVE
AT LAKE POINTE
(Plat # 20070234, FBCEP)

CREEK BEND DRIVE

80' R.O.W.
(Slide # 2427A & 2427B, FBCEP)
& NORTHWEST 10' ADDITIONAL RIGHT-OF-WAY
(CF # 2006060534, ORPEP)

LENDER WESTAR MORTGAGE
4th COVE LENDERS

NOTES:

1. Lot subject to agreement for underground electric service with CenterPoint Energy Houston Electric, LLC, recorded under Fort Bend County Clerk's File No. 2006012273.
2. Surveyor has not abstracted this property. This survey has been prepared based upon information provided by the title company. No independent investigation of the accuracy of the title company's work has been performed by the surveyor. Zoning ordinances and zoning building setback lines (if any) are not shown.
3. Surveyor has not reviewed restrictive covenants as set forth under Exceptions From Coverage in Schedule B of the Title Commitment.
4. All bearings are based on the recorded plat unless otherwise noted.

PLAT OF PROPERTY

FOR: MICHAEL R. HODGE AND ABBY B. HODGE
AT: 15915 MORGAN STREET
LGL: LOT 8, BLOCK 3
THE ENCLAVE AT LAKE POINTE

PLAT NO. 20070234
OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS

SCALE: 1" = 20'
DATE: 3/27/2012 REVISED DATE: 5/15/2013

This Property DOES NOT lie within the designated 100 year Floodplain.
PANEL NO.: 48157C 0233 J
ZONE: SHADED X EFF. DATE: 7/03/1997
BASE FLOOD ELEVATION: N/A

LOCATED BY ORIGINAL PLATTING ONLY AND NOT RESPONSIBLE FOR ACTUAL DETERMINATION.
THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH TITLE COMMITMENT
PROVIDED BY: CHARTER TITLE COMPANY
GPR: 3127002152 (5/15/2013)

I hereby certify that the above plat correctly represents the facts found at the time of the survey made on the ground, under my supervision, and there are no apparent errors/omissions at the time of this survey, unless shown or noted otherwise.



MATTHEW J. PROBSTFELD
Registered Professional Land Surveyor
State of Texas No. 4985
JOB # 459-169 DRAWN BY: LD

THIS SURVEY IS THE PROPERTY OF PROBSTFELD & ASSOCIATES, INC., IS CERTIFIED FOR THIS TRANSACTION ONLY, AND IS NOT TRANSFERABLE TO ADDITIONAL TRANSACTIONS OR PARTIES.