

CF NO. 2490993-H040 FIRST AMERICAN TITLE
 ADDRESS: 13060 ROYAL HILL COURT
 MONTGOMERY COUNTY, TEXAS 77316
 BORROWER: MENDOZA HOME BUILDERS

LOT 60, BLOCK 1 CROWN RANCH, SECTION 2

A SUBDIVISION LYING IN GRIMES COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1217, PAGE 343 OF THE REAL PROPERTY RECORDS OF GRIMES COUNTY, TEXAS AND CORRECTED PLAT RECORDED IN VOLUME 1221, PAGE 315, OF THE REAL PROPERTY RECORDS AND CORRECT PLAT NO. 2, RECORDED IN VOLUME 1242, PAGE 16, OF THE REAL PROPERTY RECORDS OF GRIMES COUNTY, TEXAS

NOTE: MAY BE SUBJECT TO DEED RESTRICTIONS AND/OR ADDITIONAL GOVERNMENTAL BUILDING REQUIREMENTS.

NOTE: SUBJECT TERMS, PROVISIONS, COVENANTS, CONDITIONS, RESTRICTIONS, OPTIONS, BUILDING SETBACK LINES, EASEMENTS, CHARGES, LIEN FOR CURRENT ASSESSMENTS PER VOL. 1217, PG. 343, VOL. 1221, PG. 315, VOL. 1242, PG. 16, VOL. 1219, PG. 92, VOL. 1223, PG. 334, VOL. 1233, PG. 233 AND VOL. 1257, PG. 94.

NOTE: SUBJECT TO COVENANTS, CONDITIONS, AND RESTRICTIONS LISTED IN SCHEDULE B, ITEM 10 A, OF THE HEREIN REFERENCED TITLE COMMITMENT.



THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FIRM PANEL NO. 48339C, 09725 G MAP REVISION: 09/18/2014
 ZONE DESIGNATION: X1
 BASED ONLY ON VISUAL EXAMINATION OF MAPS. INACQUAINTANCES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY.

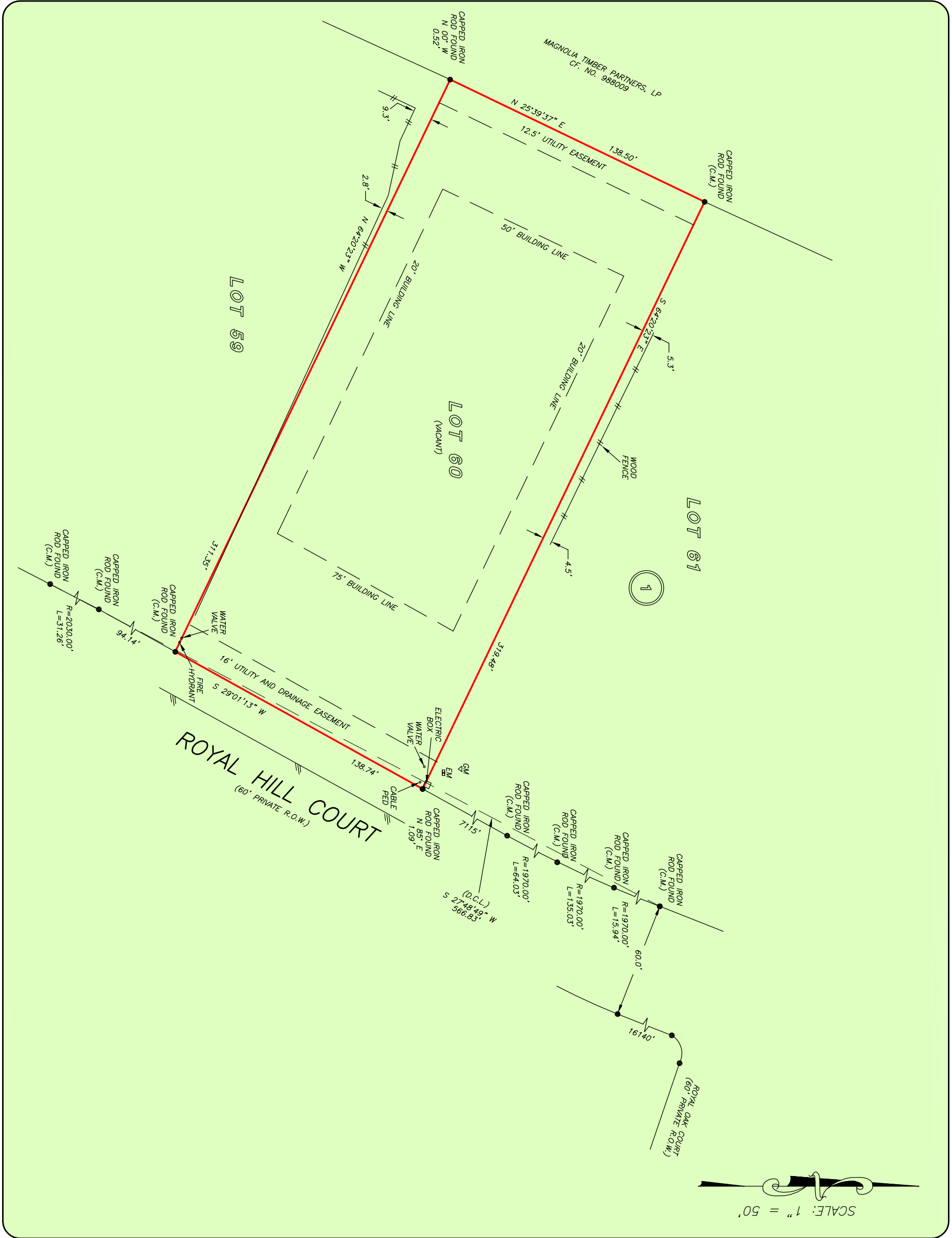
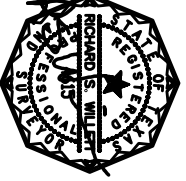
A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. = DIRECTIONAL CONTROL LINE
 RECORD BEARING: VOL. 1217, PG. 343, G.C.M.R.

DRAWN BY: RE

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSORBED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

RICHARD WILLETT
 PROFESSIONAL LAND SURVEYOR
 NO. 4615
 JOB NO. 20-02668
 APRIL 7, 2020



PRECISION
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