

**LEGEND**

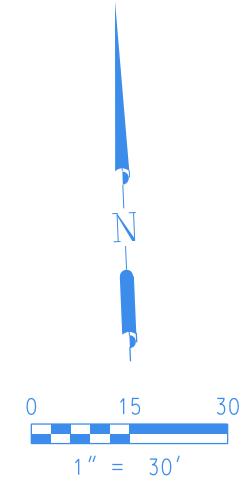
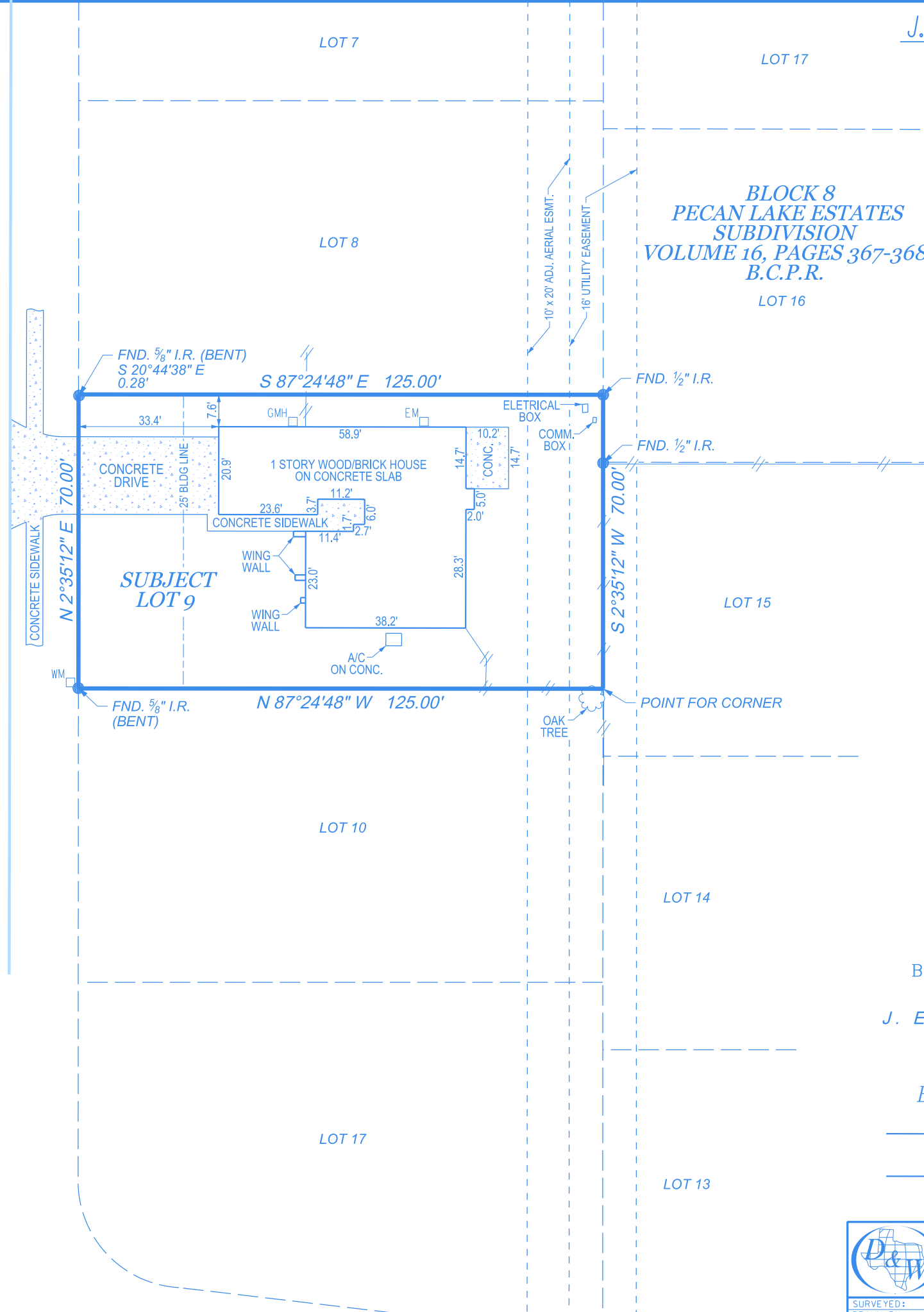
- FOUND IRON PIPE/ROD
- WM □ WATER METER
- GMH □ GAS METER HOOKUP
- EM □ ELETRIC METER
- /// WOOD FENCE
- - - BUILDING LINE
- - - EASEMENT
- - - LOT LINE
- PROPERTY LINE

**NOTES:**

1. ALL COORDINATES AND BEARINGS ARE RELATIVE TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD 27).
2. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS. (SF = 0.999883552)
3. THIS PROPERTY IS LOCATED WITHIN THE LIMITS OF ZONE "X" PER FEMA FLOOD INSURANCE RATE MAP NUMBER 48039C0615K, DATED DECEMBER 30, 2020..
4. THIS SURVEY RELIES ON A TITLE COMMITMENT FROM STEWART TITLE GUARANTY COMPANY FILE NO.: 1471900, WITH AN EFFECTIVE DATE OF OCTOBER 21, 2021, AND AN ISSUE DATE OF NOVEMBER 2, 2021, FOR ALL ITEMS OF RECORD.
5. FRONT BUILDING LINE IS PER RECORDED PLAT.
6. EASEMENTS ARE PER RECORDED PLAT.
7. THERE IS AN H.L.& P. AGREEMENT FOR UNDERGROUND ELETRIC SERVICE RECORDED IN VOLUME 1769, PAGE 779, OF THE BRAZORIA COUNTY DEED RECORDS.
8. BUILDING RESTRICTIONS ARE RECORDED IN VOLUME 1758, PAGE 760 AND VOLUME 1759, PAGE 248, OF THE BRAZORIA COUNTY DEED RECORDS.
9. BUILDING LINES FOR THE SIDE AND REAR OF THE PROPERTY, MAY BE SUBJECT TO THE CITY OF LAKE JACKSON.

I, **TERRY SINGLETARY**, REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE ABOVE PLAT IS A TRUE REPRESENTATION OF A SURVEY MADE UNDER MY SUPERVISION, ON THE GROUND, AND THAT THERE ARE NO EXCESSES NOR INTRUSIONS ON THIS PROPERTY, EXCEPT AS SHOWN.  
DATE SURVEYED: NOVEMBER 12, 2021

**ZINNIA STREET (60' R.O.W.)**



**SURVEY PLAT  
OF  
LOT 9, BLOCK 8**

OF  
**PECAN LAKE ESTATES  
SUBDIVISION**  
RECORDED IN  
VOLUME 16, PAGES 367-368  
OF THE  
BRAZORIA COUNTY PLAT RECORDS  
IN THE  
**J. E. GROCE FIVE LEAGUE GRANT  
ABSTRACT 66**  
CITY OF LAKE JACKSON  
BRAZORIA COUNTY, TEXAS  
FOR

**LEAH B. McBRIDE  
AND AUSTIN G. McBRIDE**  
214 ZINNIA STREET



*Terry Singletary*  
**TERRY SINGLETARY**  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NUMBER 4808

**Doyle & Wachtstetter, Inc.**  
Surveying and Mapping GPS/GIS  
131 COMMERCE STREET, CLUTE, TEXAS 77531  
OFFICE: 979.265.3622 FAX: 979.265.9940 FIRM NO.:10024500

SURVEYED:	AC/11-12-21	BOOK:	LAKE JACKSON VOL.	PROJ. NO.:	13586-21-01
DRAWN BY:	JMJ/11-15-21	CHECKED:	TRS/11-16-21	REVISED:	NONE

USER: Untitled Workspace DATE: 11/17/2021 TIME: 9:43:56 AM G:\DGN\Boundary\Lake Jackson\Pecor Lake Estates\Blk8 Lot9\Survey Plat Lot 9 Blk 8.dgn