

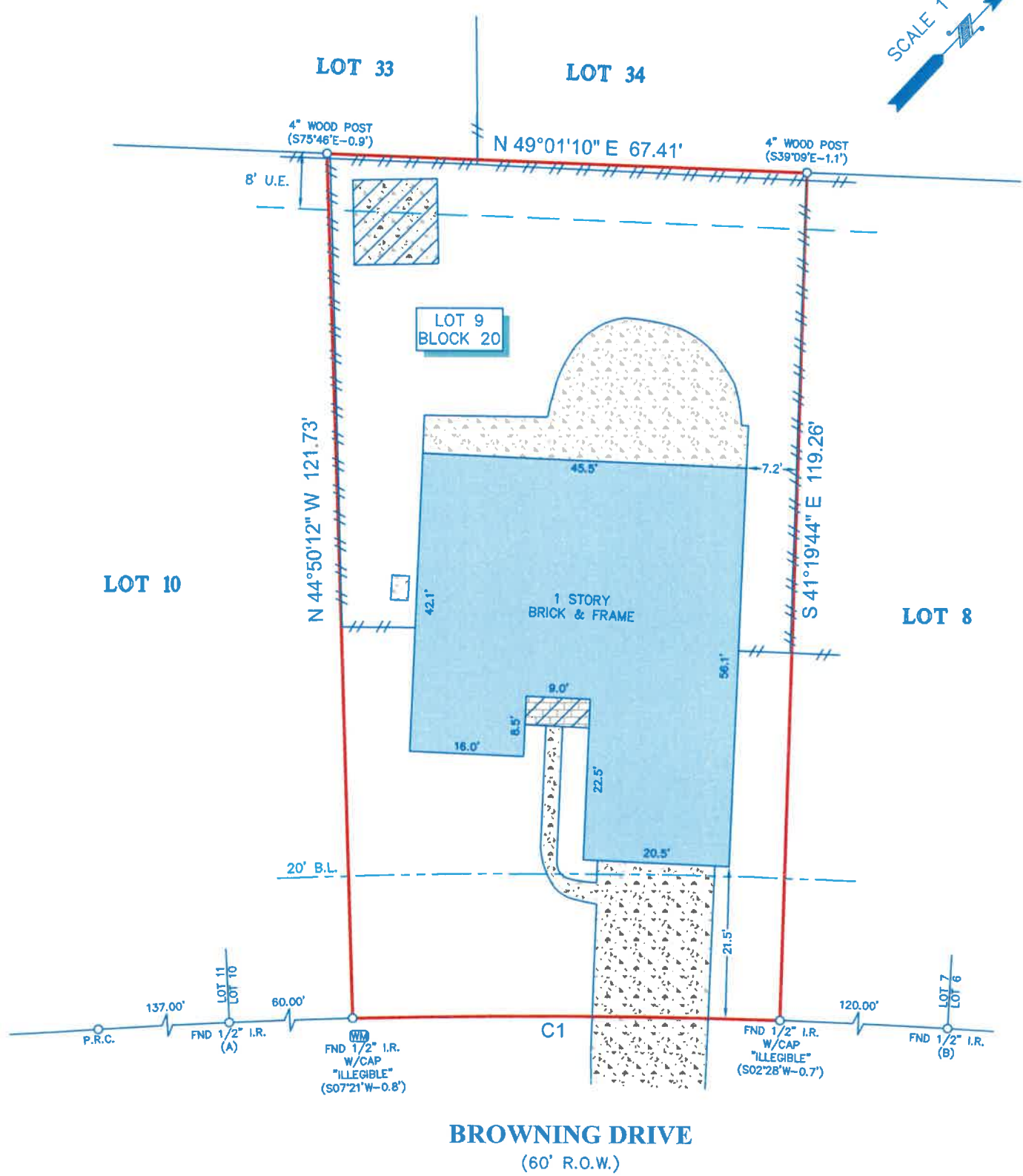


**LEGEND**

- B.L. = BUILDING LINE
- U.E. = UTILITY EASEMENT
- CONCRETE
- COVERED AREA
- WATER METER
- BRICK
- FENCE
- WOOD



CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	980.00'	60.00'	3°30'28"	S 46°55'02" W	59.99'



**BROWNING DRIVE**  
(60' R.O.W.)

- NOTES:**
- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
  - THIS SURVEY IS CERTIFIED TO JEREMY MORGAN FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
  - THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF INFORMATION CONTAINED IN A TITLE REPORT PER THE REQUEST OF THE CLIENT, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
  - ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
  - THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.

**LEGAL DESCRIPTION:** LOT 9, BLOCK 20, IN WALDEN ON LAKE CONROE, SECTION FOUR, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET A, SHEET 73 (FORMERLY VOLUME 10, PAGE 40), OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.



**SURVEYORS CERTIFICATE:**  
 IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON FEBRUARY 2, 2026 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

*Richard Fussell*  
 RICHARD FUSSELL  
 RPLS# 4148

<b>CLIENT:</b> TBD	
<b>ADDRESS:</b> 12334 BROWNING DRIVE	
<a href="http://www.survey1inc.com">www.survey1inc.com</a> <a href="mailto:survey1@survey1inc.com">survey1@survey1inc.com</a>	
<b>FIELD CREW:</b> RF	<b>TECH:</b> LV
<b>DRAFTER:</b> NK	<b>FINAL CHECK:</b> LT
<b>DATE:</b> FEB. 3, 2026	
<b>JOB#:</b> 1-161457-26	

**Survey 1, Inc.**  
 Your Land Survey Company  
 Firm Registration No. 100758-00  
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