

GENERAL NOTES

1. THIS PROPERTY IS SUBJECT TO ADDITIONAL EASEMENTS OR RESTRICTIONS OF RECORD.
2. CARTER & CLARK LAND SURVEYORS IS UNABLE TO WARRANT THE ACCURACY OF BOUNDARY INFORMATION, STRUCTURES, EASEMENTS, AND BUFFERS THAT ARE ILLUSTRATED ON THE SUBDIVISION PLAT.
3. UTILITY EASEMENT HAS NOT BEEN FIELD VERIFIED BY SURVEYOR. CONTACT UTILITY CONTRACTOR FOR LOCATION PRIOR TO CONSTRUCTION. (IF APPLICABLE)
4. THIS PLAT IS FOR EXCLUSIVE USE BY CLIENT. USE BY THIRD PARTIES IS AT THEIR OWN RISK.
5. DIMENSIONS FROM HOUSE TO PROPERTY LINES SHOULD NOT BE USED TO ESTABLISH FENCES.
6. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 49,794 FEET.
7. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000+ FEET AND AN ANGULAR ERROR OF 7 SECONDS PER ANGLE POINT AND WAS ADJUSTED USING THE COMPASS RULE.
8. EQUIPMENT USED: TOPCON APL1 TOTAL ROBOTIC STATION.

ADDRESS: 7538 VICTORIA BROOK TRACE

AREA: 6,705 S.F. ~ 0.15 ACRES

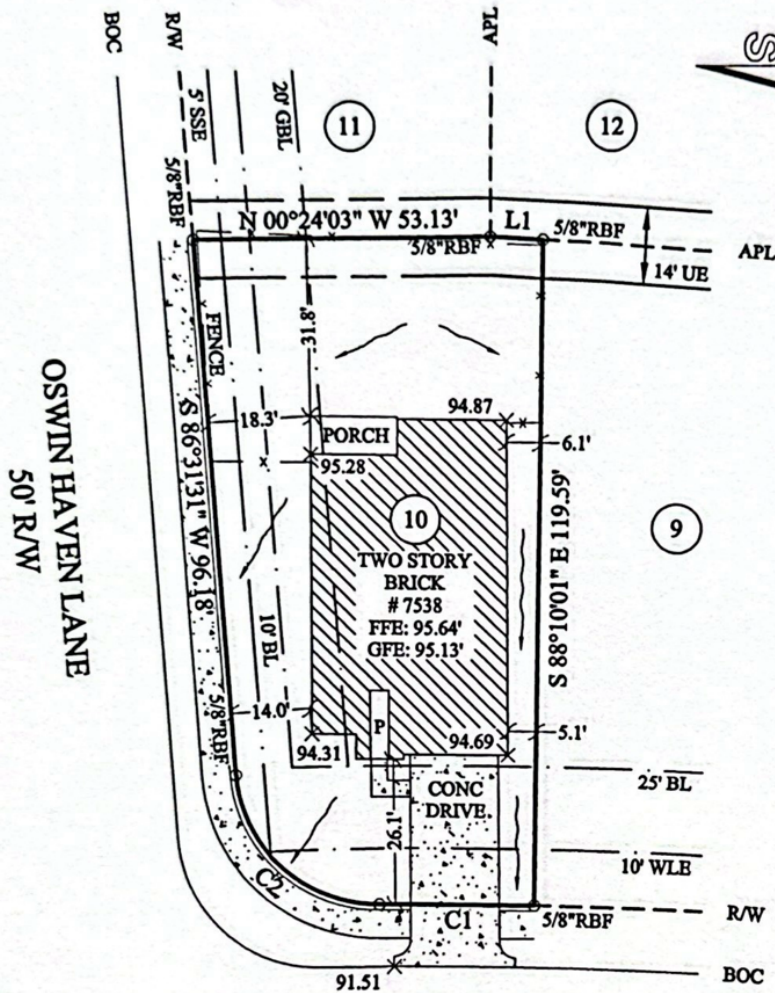
PLAT NO. 20200200

MFE: 94.50'



GRAPHIC SCALE: 1" = 30'

Curve	Radius	Length	Chord	Chord Bearing
C1	745.00'	27.77'	27.77'	S 00°45'55" W
C2	25.00'	37.89'	34.36'	S 43°06'41" W
Line	Bearing	Distance		
L1	N 04°16'23" E	9.41'		



LEGEND:

- RBF- Rebar Found
- BL- Building Line
- GBL- Garage Building Line
- UE- Utility Easement
- SSE- Sanitary Sewer Easement
- WLE- Water Line Easement
- R/W- Right of Way
- APL- Approximate Property Line
- BOC- Back of Curb
- X- Fence
- P- Porch
- CONC- Concrete
- FFE- Finished Floor Elevation

VICTORIA BROOK TRACE

50' R/W

Handwritten signature: J. J. [unclear]

GFE- Garage Floor Elevation
MFE- Minimum Floor Elevation

FOR:



COMMON PRIVACY
FENCES CONSTRUCTED
BY BUILDER

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND
HAS BEEN PREPARED WITHIN THE MINIMUM STANDARDS AND REQUIREMENTS OF LAW.

SURVEY FOR:
DR HORTON

SUBDIVISION: LAKEVIEW RETREAT
LOT: 10 BLOCK: 4 SECTION: 7

FORT BEND COUNTY, TEXAS

FIELD WORK DATE: 03/28/2021
20210308740 DRH FC: BC

CARTER & CLARK
LAND SURVEYORS AND PLANNERS

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