



TITLE COMPANY:



NANCY BAKER JONES

713-468-8900

G.F. #

1536758

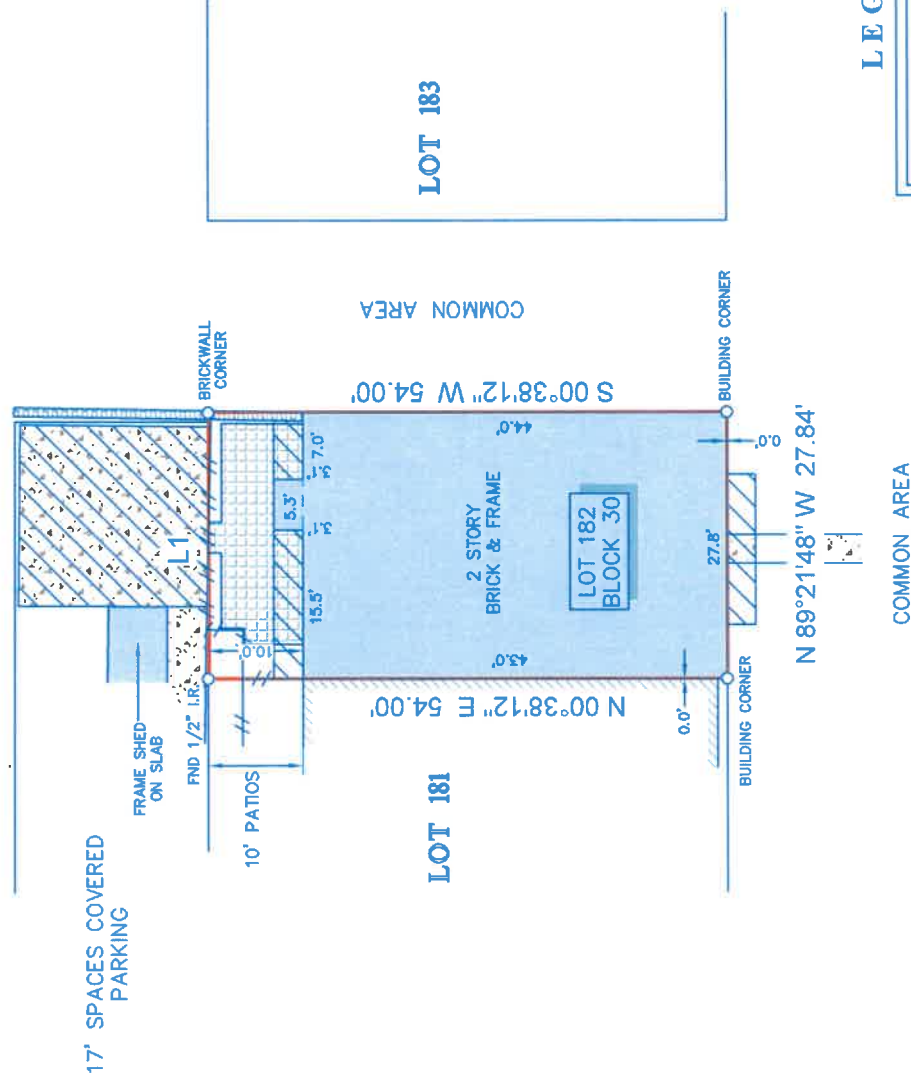
ISSUE DATE:

DECEMBER 28, 2021

LINE	BEARING	DISTANCE
L1	S 89°21'48" E	27.84'



25' PAVED DRIVEWAY



**LEGEND**



**NOTES:**

- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW.
- ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
- THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
- SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON DECEMBER 28, 2021, UNDER G.F. NO. 1536758.
- AGREEMENT WITH H.L.&P. FOR UNDERGROUND/OVERHEAD ELECTRICAL SERVICE DISTRIBUTION SYSTEM AS MAINTENANCE OF A CABLE TELEVISION SYSTEM, AS RECORDED IN C.F. NO. H-212873.
- AGREEMENT WITH H.L.&P. FOR UNDERGROUND/OVERHEAD ELECTRICAL SERVICE DISTRIBUTION SYSTEM AS MAINTENANCE OF A CABLE TELEVISION SYSTEM, AS RECORDED IN C.F. NOS. D-592796 AND G-066006.
- EASEMENT OF VARIOUS WIDTHS GRANTED TO H.L.&P. AS RECORDED IN C.F. NO. F-0989350, F-0989350, F-3766988, F-8780224, F-803108 AND E-965215. (AS TO THE COMMON AREA)
- 2.00' EASEMENT CENTERED ALONG UNDERGROUND ELECTRIC POWER SERVICE LINE INSTALLED FROM THE UTILITY COMPANY'S EASEMENT TO THE POINT OF SERVICE ON THE RESIDENCE STRUCTURE, GRANTED TO H.L.&P. AS RECORDED IN D-598912.
- BLANKET EASEMENT UPON, ACROSS, OVER AND UNDER ALL OF SAID PROJECT FOR INGRESS, EGRESS, INSTALLATION, REPLACING, REPAIRING AND MAINTAINING ALL UTILITIES AS RECORDED IN C.F. NO. D-598912. (AS TO THE COMMON AREA)
- RULES AND REGULATIONS GOVERNING PARTY WALLS AS RECORDED IN C.F. NO. F-270994 AND F-271146.(AS TO THE COMMON AREA)
- POWER EASEMENT 5.00 FEET IN WIDTH ALONG THE REAR PROPERTY AS RECORDED IN C.F. NO. F-270994 AND F-271146.(AS TO THE COMMON AREA)
- AN EASEMENT 5.00 FEET WIDE ALONG THE FRONT PROPERTY LINE GRANTED TO H.L.&P. AS RECORDED IN C.F. NO. E-739175. (AS TO THE COMMON AREA)

LEGAL DESCRIPTION: LOT 182, IN BLOCK 30, OF MEMORIAL ASHFORD TOWNHOUSES, AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 214, PAGE 17 OF THE MAP RECORDS OF HARRIS 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 THE DATE SHOWN HEREON AND THIS SURVEY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

*Richard Fussell*  
 RICHARD FUSSELL  
 No. 4148

CLIENT: VINCENT NGUYEN

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 www.survey1inc.com  
 survey1@survey1inc.com



FIELD CREW:	TECH:
WT	DC
DRAFTER:	FINAL CHECK:
MC(V)	LT
DATE:	
JAN. 6, 2022	
JOB#	
1-106494-22	