

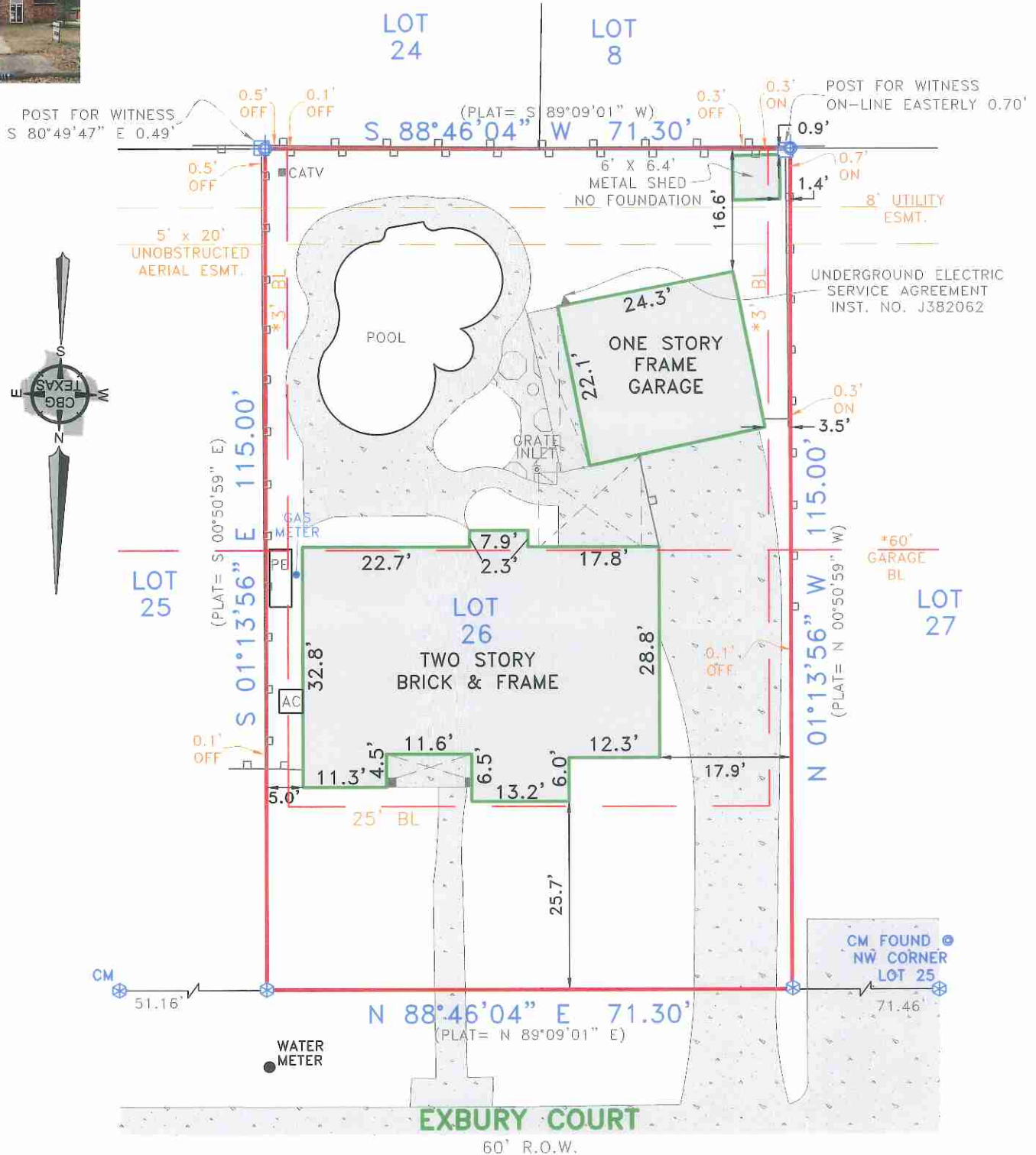
12411 Exbury Court

Lot 26, in Block 7, of Lakewood Forest, Section Fourteen, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 326, Page 127, Harris County Map Records



TEXAS TITLE

LEGEND			
○ 1/2" ROD FOUND	□ FENCE POST FOR WITNESS	TE TRANSFORMER PAD	LP LIGHT POLE
⊗ 1/2" ROD SET	CM CONTROLLING MONUMENT	TELE TELEPHONE PEDestal	● POWER POLE
○ 1" PIPE FOUND	AC AIR CONDITIONER	▲ UNDERGROUND ELECTRIC	BL BUILDING LINE
⊗ "X" FOUND/SET	PE POOL EQUIPMENT	△ OVERHEAD ELECTRIC	AE AERIAL EASEMENT
⊕ POINT FOR CORNER			— — IRON FENCE
■ COLUMN			—○— CHAIN LINK
			SSE SANITARY SEWER EASEMENT
			UE UTILITY EASEMENT
			—OHP— OVERHEAD ELECTRIC POWER
			—OES— OVERHEAD ELECTRIC SERVICE
			WOOD FENCE 0.5' WIDE TYPICAL
			/// PIPE FENCE
			— — WOOD DECK
			— — EDGE OF ASPHALT
			— — EDGE OF GRAVEL
			CONCRETE
			COVERED AREA
			BRICK
			STONE



EXCEPTIONS:

NOTE: PROPERTY SUBJECT TO TERMS, CONDITIONS, AND EASEMENTS CONTAINED IN INSTRUMENTS RECORDED IN VOL. 326, PG. 127, INSTRUMENT NO(S). *J747942, U138284, 20060064012, 20080615900, 20080616178, 20110545737, 20110545738, 20110545740, 20110545741, 20110545742, 20150420436, 20150564575, 2016-65495, 2016-317274, 2018-33624, 2018-436821, 2018-454680, 2018-456428, 2019-81219, 2020-98305, 20210488908, 20210530953, 20230044288, 20240004285, 20240014845, 20240053886, 20240465108, 2025001727, E809101

60' GARAGE BL. A DETACHED GARAGE OR OTHER PERMITTED ACCESSORY BUILDING LOCATED 60 FEET FROM THE FRONT LOT LOT MAY BE LOCATED WITHIN 3 FEET OF INTERIOR LOT LINE PER INST. NO, J747942

NOTE: BEARINGS SHOWN ARE BASED ON NAD 83 TEXAS SOUTH CENTRAL ZONE

Accepted by: *[Signature]*
Date: *2/12/24*
Purchaser: _____
Purchaser: _____

NOTES:

NOTE: Bearings, easements and building lines are by recorded plat unless otherwise noted.
FLOOD NOTE: According to the F.I.R.M. No. 48201C0240M, this property does lie in Zone X and DOES NOT lie within the 100 year flood zone.

This survey is made in conjunction with the information provided by Texas Title. Use of this survey by any other parties and/or for other purposes shall be at user's own risk and any loss resulting from other use shall not be the responsibility of the undersigned. This is to certify that I have on this date made a careful and accurate survey on the ground of the subject property. The plat hereon is a correct and accurate representation of the property lines and dimensions are as indicated; location and type of buildings are as shown; and EXCEPT AS SHOWN, there are no visible and apparent encroachments or protrusions on the ground.

Drawn By: JPK
Scale: 1" = 20'
Date: 01/30/26
GF No.: 2600389-500A
Job No.: 10339

CBG

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