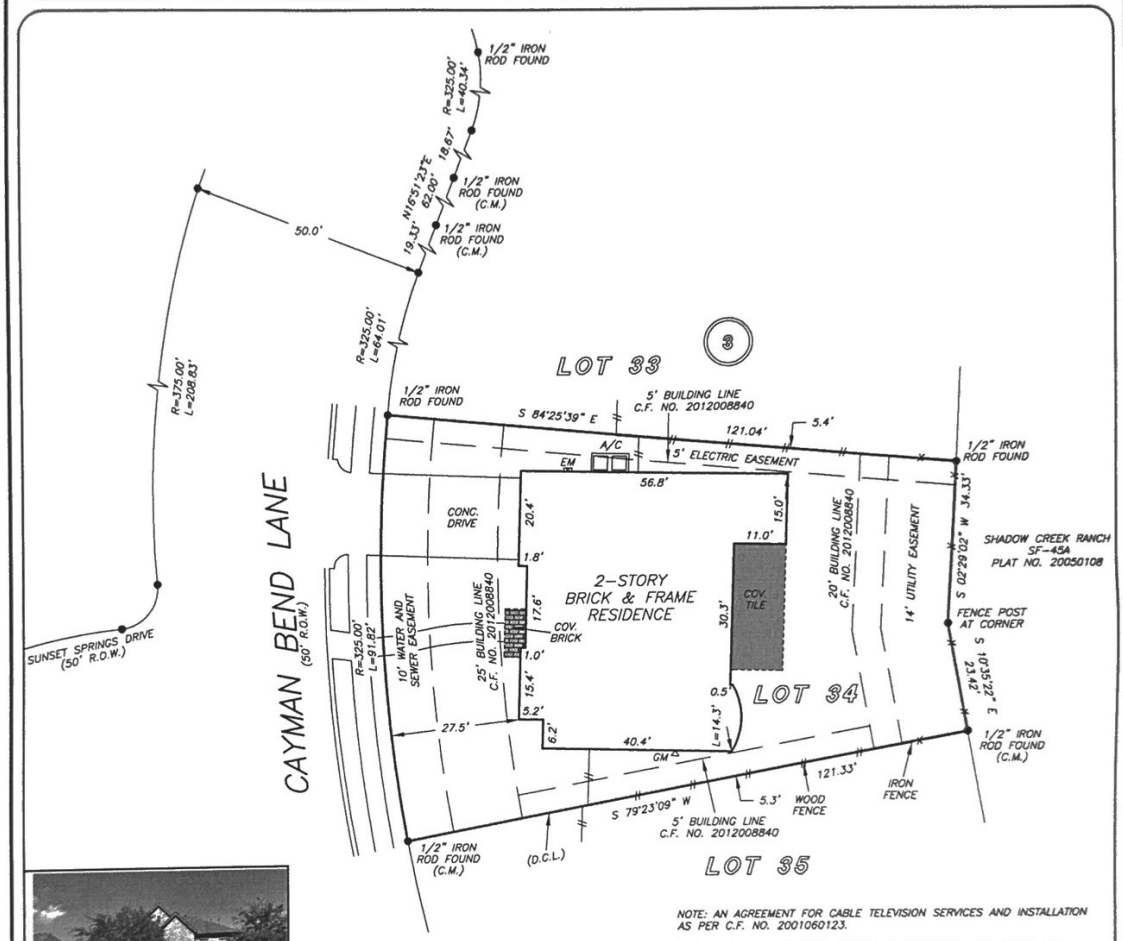
Docusign Envelope ID: 08BE71D4-67A6-8A2A-8015-D6194E63DDA5

GF NO. 22-694839-BA CAPITAL TITLE
ADDRESS: 1915 CAYMAN BEND LANE
PEARLAND, TEXAS 77584
BORROWER: ARTELLIA N. WARREN

LOT 34, BLOCK 3
SHADOW CREEK RANCH SF-45C
PARTIAL REPLAT NO. 1

A SUBDIVISION IN FORT BEND COUNTY, TEXAS
ACCORDING TO THE MAP OR PLAT THEREOF RECORDED
IN PLAT NO. 20110170 OF THE PLAT RECORDS
OF FORT BEND COUNTY, TEXAS

SCALE: 1" = 30'



NOTE: AN AGREEMENT FOR CABLE TELEVISION SERVICES AND INSTALLATION AS PER C.F. NO. 2001060123.

NOTE: SOUTHWESTERN BELL TELEPHONE AGREEMENT AS PER C.F. NO. 2002039285.

NOTE: AGREEMENT BY AND BETWEEN DEVELOPER AND CENTERPOINT ENERGY FOR INSTALLATION OF UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM AS PER C.F. NO. 2012025538.

NOTE: SUBJECT TO COVENANTS, CONDITIONS, AND RESTRICTIONS LISTED IN SCHEDULE B, ITEM 10 N. OF THE HEREIN REFERENCED TITLE COMMITMENT.

THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FIRM PANEL NO. 48157C 0310 L
MAP REVISION: 04/02/2014
ZONE X
BASED ONLY ON VISUAL EXAMINATION OF MAPS. INACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY

A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. = DIRECTIONAL CONTROL LINE
RECORD BEARING: PLAT NO. 20110170, F.B.C.P.R.

DRAWN BY: PR

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOVE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

RICHARD S. WILLETT
PROFESSIONAL LAND SURVEYOR
NO. 4615
JOB NO. 2022-05771
AUGUST 12, 2022

STATE OF TEXAS REGISTERED RICHARD S. WILLETT 4615 PROFESSIONAL LAND SURVEYOR

CapitalTitle
JARRETT PERKINS
713-977-6600

PRECISION surveyors

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FIRM NO. 10063700