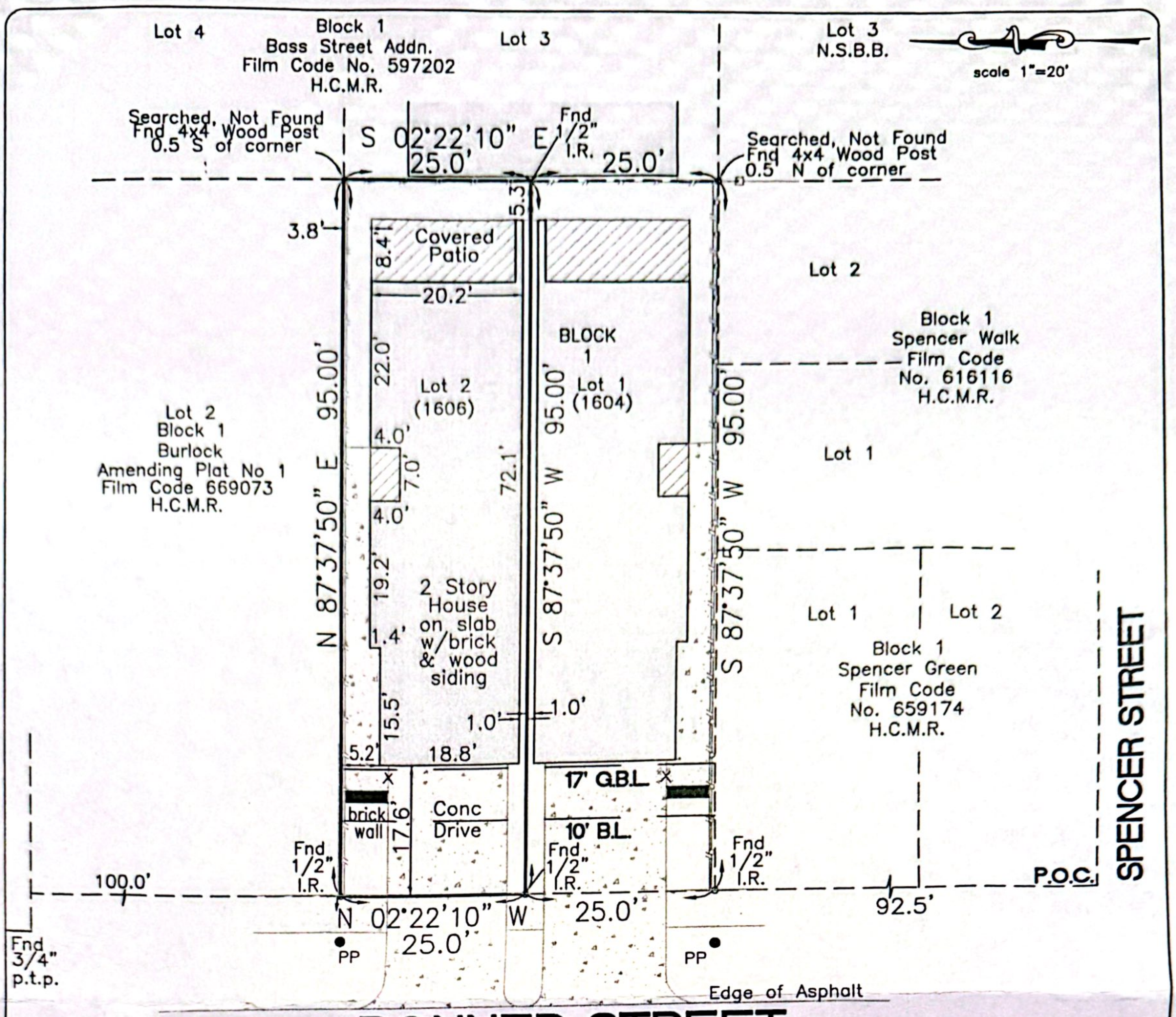

NOTE:
- BASIS FOR BEARINGS: AS PER RECORDED PLAT
- DISTANCES SHOWN ARE GROUND DISTANCES
- ALL ABSTRACTING DONE BY TITLE COMPANY

LEGEND:
U.E. – UTILITY EASEMENT
A.E. – UNOBSTRUCTED AERIAL EASEMENT
B.L. – BUILDING LINE
G.B.L. – GARAGE BUILDING LINE
PP – POWER POLE
CM – CONTROL MONUMENT
H.C.M.R. – HARRIS COUNTY MAP RECORDS
H.C.D.F. – HARRIS COUNTY DEED RECORDS
H.C.C.F. – HARRIS COUNTY CLERK'S FILE

(ALL AS PER RECORDED PLAT OF SUBDIVISION)
—□— – Old Adjoiners 6' WOOD FENCE
—//— – New 6' WOOD FENCE
—X— – WROUGHT IRON GATE

SUBJECT TO RESTRICTIVE COVENANTS AS PER FILM CODE NO. 680499 H.C.M.R.

SUBJECT TO TERMS, CONDITIONS, AND STIPULATIONS OF THAT CERTAIN DEDICATION OF HOMEOWNERS COMMON AREA AGREEMENT AS PER INSTRUMENT RECORDED UNDER H.C.C.F. NO. RP-2019-74168

DRAINAGE EASEMENT 15 FEET IN WIDTH ON EACH SIDE OF THE CENTER LINE OF ALL NATURAL DRAINAGE COURSES AS PER PLAT.

THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.

F.I.R.M. NO. 480296 PANEL 0670M
EFFECTIVE DATE 6-9-2014 ZONE X

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

FINAL SURVEY OF

LOT 2, BLOCK 1 OF
BONNER HOMES
FILM CODE NO. 680499
H.C.M.R.
JOHN AUSTIN SURVEY, A-1

SURVEYED FOR:	*CRISTIN ANDREWS*
ADDRESS:	*1606 BONNER STREET, HOUSTON, TEXAS 77007*
FIDELITY NATIONAL TITLE COMPANY	*G.F. No. FAH20005194* *EFF.DATE: 5-3-2020*
SCALE:	*1" = 20'*

FIELD WORK:	DRAWN BY:	JOB NO.:	KEY MAP:
5-5-2020	*dbt*	*LU20-111*	*492H*
DRAWN: *5-18-2020*			

N
W E
S

C Andrews

GGC SURVEY
Professional Land Surveying
FIRM NUMBER 10146000

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY SHOWING ANY IMPROVEMENTS, FROM LEGAL DESCRIPTIONS SUPPLIED BY CLIENT. THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN. THIS SURVEY IS ONLY CERTIFIED FOR BOUNDARY AND THIS TRANSACTION ONLY. SURVEYOR DID NOT ABSTRACT PROPERTY. EASEMENTS, BUILDING LINES, ETC. SHOWN ARE AS IDENTIFIED BY THE TITLE COMMITMENT.

STATE OF TEXAS
REGISTERED
GEORG R. LARDIZABAL
6051
PROFESSIONAL
LAND SURVEYOR

05/20/2020

GEORG R. LARDIZABAL, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6051

GGC SURVEY, PLLC 8114 Golden Harbor Missouri City, TX 77459 TEL. (281)636-6270 debi.ggcsurvey@gmail.com

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