

BOUNDARY SURVEY

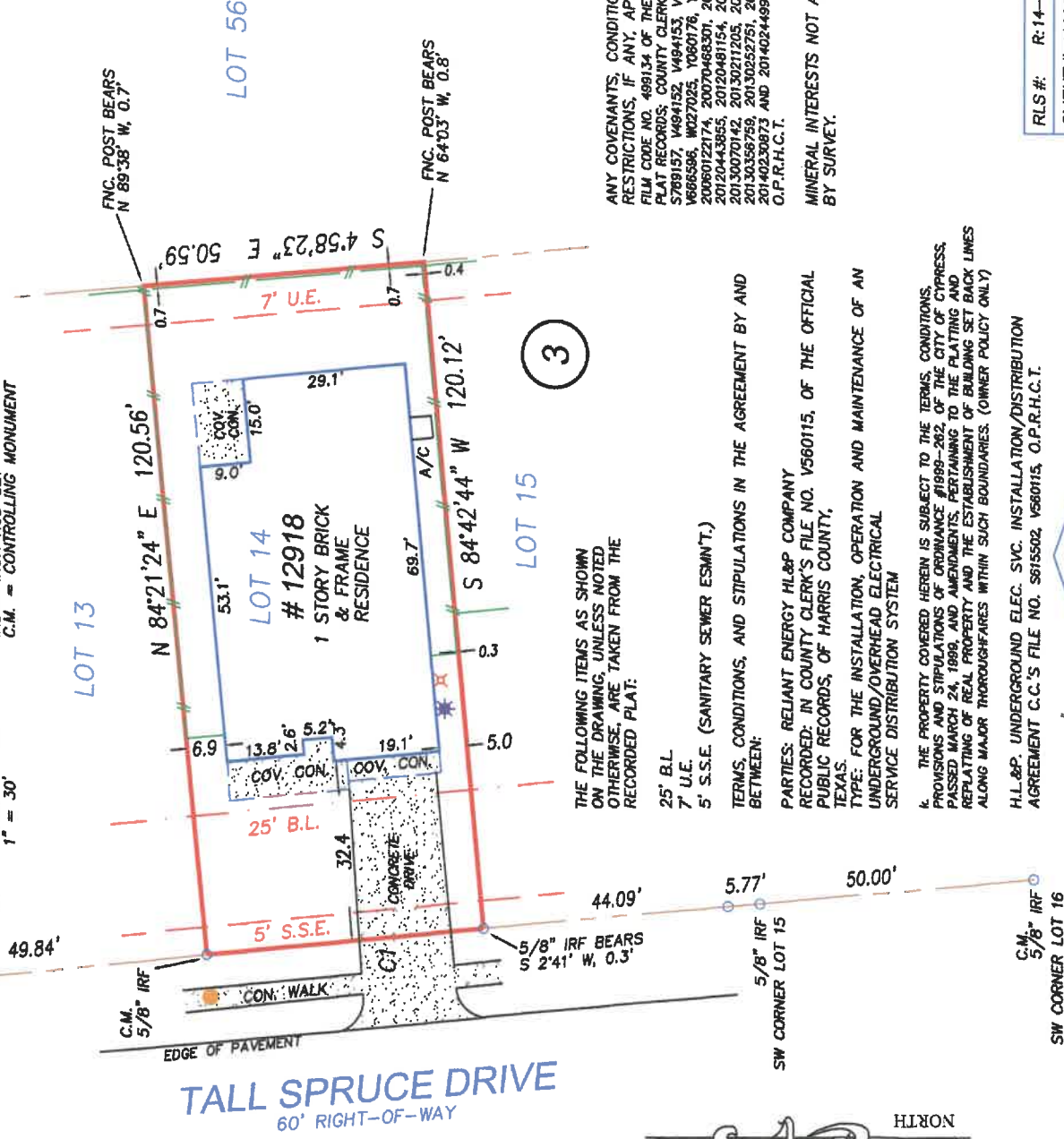
1962971
1962971

5/8" IRF CAPPED MARKED "COTTON SURV"



CURVE TABLE			
CURVE #	RADIUS	LENGTH	
C1	8030.00'	49.84'	

ALL SET IRON RODS BEAR A YELLOW PLASTIC CAP MARKED "1ST AMER 4053785800"
IRF = IRON ROD FOUND
IRS = IRON ROD SET
C.M. = CONTROLLING MONUMENT



THE FOLLOWING ITEMS AS SHOWN ON THE DRAWING, UNLESS NOTED OTHERWISE, ARE TAKEN FROM THE RECORDED PLAT:

- 25' B.L.
- 7' U.E.
- 5' S.S.E. (SANITARY SEWER ESMNT.)

TERMS, CONDITIONS, AND STIPULATIONS IN THE AGREEMENT BY AND BETWEEN:

PARTIES: RELIANT ENERGY HL&P COMPANY
RECORDED: IN COUNTY CLERK'S FILE NO. V560115, OF THE OFFICIAL PUBLIC RECORDS, OF HARRIS COUNTY, TEXAS

TYPE: FOR THE INSTALLATION, OPERATION AND MAINTENANCE OF AN UNDERGROUND/OVERHEAD ELECTRICAL SERVICE DISTRIBUTION SYSTEM

4. THE PROPERTY COVERED HEREIN IS SUBJECT TO THE TERMS, CONDITIONS, PROVISIONS AND STIPULATIONS OF ORDINANCE #1989-262, OF THE CITY OF CYPRESS, PASSED MARCH 24, 1999, AND AMENDMENTS, PERTAINING TO THE PLATING AND REPLACING OF REAL PROPERTY AND THE ESTABLISHMENT OF BUILDING SET BACK LINES ALONG MAJOR THOROUGHFARES WITHIN SUCH BOUNDARIES. (OWNER POLICY ONLY)

H.L.&P. UNDERGROUND ELEC. SVC. INSTALLATION/DISTRIBUTION AGREEMENT C.C.'S FILE NO. S615502, V560115, O.P.R.H.C.T.

ANY COVENANTS, CONDITIONS OR RESTRICTIONS, IF ANY, APPEARING IN FILM CODE NO. 499134 OF THE MAP AND/OR PLAT RECORDS; COUNTY CLERK'S FILE NOS. S789157, V494152, V494153, V501047, V666586, W027025, Y060176, Y493562, 20060122174, 20070468301, 20120045930, 20120443855, 20120481154, 20120486245, 20130070142, 20130211205, 20130247677, 20130356759, 20130252751, 20140230872, 20140230873 AND 20140244994, O.P.R.H.C.T.

MINERAL INTERESTS NOT ADDRESSED BY SURVEY.

ADDRESS
12918 TALL SPRUCE DRIVE
CYPRESS, TEXAS 77429

LEGAL DESCRIPTION: (AS FURNISHED)

LOT 14, BLOCK 3, OF COLES CROSSING SECTION 16, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER FILM CODE NO. 499134 OF THE MAP AND/OR PLAT RECORDS OF HARRIS COUNTY, TEXAS.

CONTROLLING MONUMENTS: AS SHOWN ABOVE.

BASIS OF BEARINGS: PER RECORDED PLAT. ALL BEARINGS AND DISTANCES ARE PLAT AND ACTUAL UNLESS OTHERWISE NOTED.

LIST OF POSSIBLE ENCROACHMENTS: NONE APPARENT, AS SHOWN ABOVE.

RESIDENTIAL LAND SERVICES

3550 W. Robinson Street, Third Floor
Norman, Oklahoma 73072
Main Office Phone No.: 405-253-2444
www.rlsnow.com

SURVEYOR FILE NUMBER: 14-08-0302

THE SURVEYING COMPANY:
RESIDENTIAL LAND SERVICES CERTIFIES
THE ACCURACY AND SUFFICIENCY OF THE SURVEY
PROVIDED HEREON.

CERTIFIED TO: (AS FURNISHED)

FIRST AMERICAN TITLE COMPANY
GIBLARTAR MORTGAGE SERVICES, L.L.C.
RONALD HERMIS

NOTES

- UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY.
- THE PURPOSE OF THIS SURVEY IS FOR USE IN OBTAINING TITLE INSURANCE AND FINANCING AND SHOULD NOT BE USED FOR CONSTRUCTION PURPOSES.
- THE SURVEYOR DID NOT ABSTRACT THE SUBJECT PROPERTY. THIS SURVEY IS BASED ON DOCUMENTATION PROVIDED BY THE CLIENT AND/OR TITLE COMPANY.

THIS SURVEY IS PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF THE PARTIES LISTED HEREON. LIABILITY TO THIRD PARTIES MAY NOT BE TRANSFERRED OR ASSIGNED.



First American
Title Company



LEGEND	OVERHEAD UTILITY
* LP = LIGHT POLE	OVERHEAD UTILITY
* UP = UTILITY POLE	IRON FENCE
* GM = GAS METER	CHAIN LINK FENCE
* GV = GAS VALVE	WOOD FENCE
* WV = WATER VALVE	WIRE FENCE
* WM = WATER METER	BUILDING LINE
* FH = FIRE HYDRANT	EASEMENT LINE
* EM = ELECTRIC METER	ADJOINING PROPERTY LINE
* IV = IRRIGATION VALVE	
* MH = MANHOLE	

(FOR INFORMATIONAL PURPOSES ONLY)

ACCORDING TO THE STANDARD FLOOD HAZARD DETERMINATION FORM PREPARED BY CORELOGIC FLOOD SERVICES ON 08-25-14, LOCATED IN THE SUBJECT PROPERTY, THEREIN APPEARING AS FURNISHED BY CORELOGIC FLOOD SERVICES, 10000 W. 19TH AVENUE, SUITE 100, DENVER, CO 80202. LAST REVISION DATE 10-16-13. THIS SURVEYOR MAKES NO GUARANTEES AS TO THE ACCURACY OF THE ABOVE INFORMATION. THE LOCAL FEMA AGENT SHOULD BE CONTACTED FOR VERIFICATION.

RESIDENTIAL LAND SERVICES

FOR ALL INQUIRIES CONTACT:

RLS
rls.info@rlsnow.com • 405-253-2444
Firm No.: 1032000

FORM 6.7TX

SURVEYOR'S CERTIFICATE

I, JOSEPH L. RODDERER, A TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5727, DO HEREBY CERTIFY THAT THE SURVEY PLAT HEREON WAS PREPARED BY ME OR UNDER MY SUPERVISION AND MEETS THE MINIMUM STANDARDS OF PRACTICE AS APPROVED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS.



SURVEYOR: JOSEPH L. RODDERER
FOR THE FIRM

NOT VALID WITHOUT A SIGNED AND SEALED ELECTRONIC SIGNATURE AND AUTHENTICATED ELECTRONIC SEAL

DATE	REVISION	DATE	REVISION

Reviewed & Accepted by:

Date

/

Date