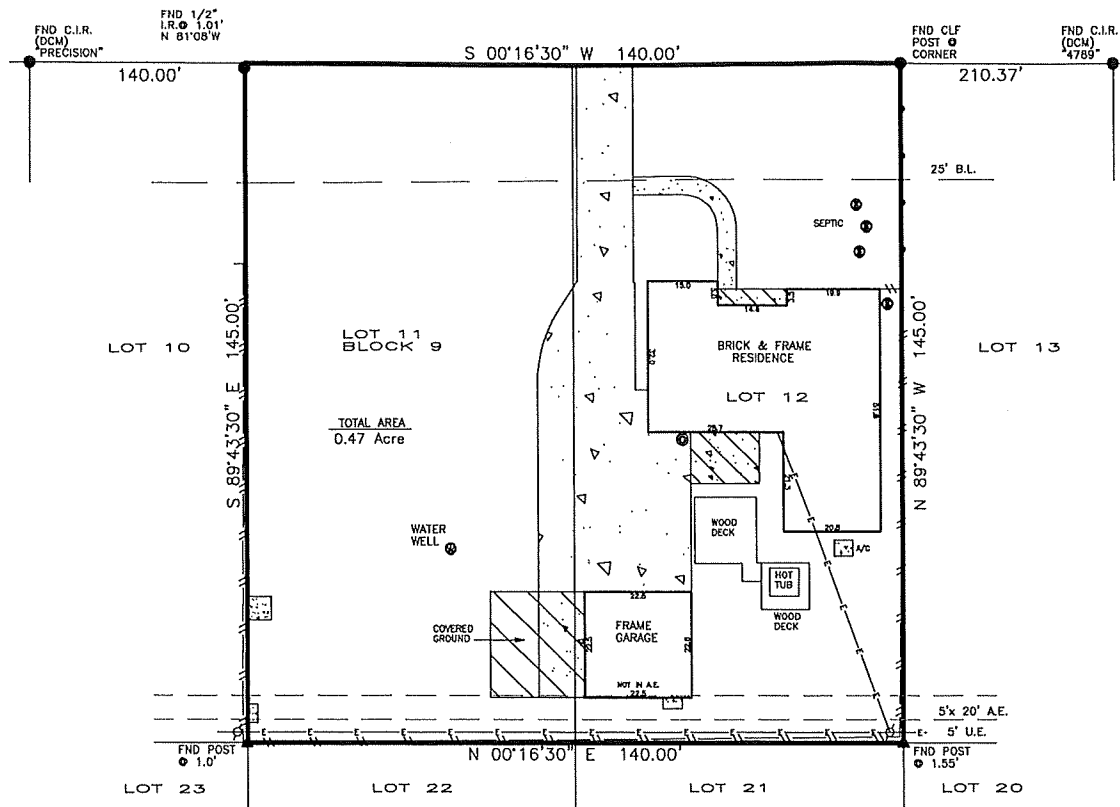


SCALE: 1" = 25'

TOPHILL DRIVE (60' R.O.W.)



MARION HIXON

SHEILA HIXON

NOTES:

1. ALL VISIBLE EASEMENTS AND EASEMENTS OF RECORD AS REFLECTED ON TITLE REPORT FROM FIRST AMERICAN TITLE COMPANY, OF. NO. 2278623-HOWO, EFFECTIVE DATE OF OCTOBER 3, 2017, ISSUED OCTOBER 10, 2017, ARE SHOWN HEREON.
2. DEED RESEARCH PERFORMED BY TITLE COMPANY.
3. THE SUBJECT PROPERTY LIES WITHIN ZONE "X" (UNSHADED) AS PER F.E.M.A. FLOOD INSURANCE RATE MAP NO. 48201C-D255L, DATED JUNE 16, 2007. ZONE "X" IS DEFINED IN THIS CASE AS "AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN". THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. THE FLOOD HAZARD AREA IS SUBJECT TO CHANGE AS DETAILED STUDIES OCCUR AND/OR AS WATERSHED OR CHANNEL CONDITIONS CHANGE. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THIS SURVEYOR.
4. ALL BEARINGS ARE BASED UPON IDENTIFIED MONUMENTS ALONG THE WEST RIGHT-OF-WAY LINE OF TOPHILL DRIVE.
5. MAJOR VISIBLE AND APPARENT IMPROVEMENTS ARE BEING SHOWN. NO ATTEMPT HAS BEEN MADE TO SHOW UNDERGROUND IMPROVEMENTS IF IN EXISTENCE.
6. THIS SURVEY DOES NOT PROVIDE ANY DETERMINATION CONCERNING WETLANDS, FAULT LINES, TOXIC WASTE, OR ANY OTHER ENVIRONMENTAL ISSUES. SUCH MATTERS SHOULD BE DIRECTED BY THE CLIENT OR PROSPECTIVE PURCHASER TO AN EXPERT CONSULTANT.
7. ACREAGE AND SQUARE FOOTAGE AREAS SHOWN HEREON AND ON THE METES AND BOUNDS DESCRIPTIONS ARE BASED ON MATHEMATICAL CLOSURES USING THE BEARINGS AND DISTANCE CALLS AND DO NOT REPRESENT THE POSITIONAL ACCURACY OF THE BOUNDARY MONUMENTATION.
8. THIS DOCUMENT IS COPYRIGHT PROTECTED WITH A PRODUCTION DATE AS DELINEATED BELOW.

TO FIRST AMERICAN TITLE COMPANY AND GIBRALTAR MORTGAGE SERVICES, LLC c/o STEARNS LENDING:

The undersigned does hereby certify that this survey was this day made, on the ground of the property, legally described hereon and correct; and that there are no discrepancies, conflicts, shortages in area, boundary line conflicts, visible encroachments, overlapping of improvements, easements or apparent rights-of-way, except as shown hereon, and said property has access to and from dedicated roadway, except as shown hereon.

Robert A. LaPlant, Jr.

ROBERT A. LAPLANT, JR.

DATE SURVEYED: OCTOBER 19, 2017
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5234

NOT VALID WITHOUT SURVEYOR'S ORIGINAL SIGNATURE.

THIS DOCUMENT IS COPYRIGHT PROTECTED WITH A PRODUCTION DATE OF OCTOBER 19, 2017

LAPLANT SURVEYORS, INC.

17150 Butte Creek Road, #135 TEL: 281-440-8890
Houston, Texas 77090



FIRM No. 10145800

BOUNDARY SURVEY					
LOTS 11 AND 12, BLOCK 9 OF NORTHWOOD PARK					
VOLUME 55, PAGE 5 M.R. HARRIS COUNTY, TEXAS					
0.47 ACRE					
21519 TOPHILL DRIVE, SPRING TEXAS 77388					
SCALE:	DATE:	DRAWN BY:	FB NO:	APPROVED:	PROJECT NO:
1"=25'	10/19/17	RAL			170617
PURCHASER					
MARION HIXON					
SHEILA HIXON					