Notes:
1. Basis of bearings: South Line of subject property per the recorded deed.
2. Survey performed without the benefit of a title report and may be subject to easements and/or restrictions not shown.
3. Easements and Building Lines CF No. 8356265

-//--//- - WOOD FENCE

-o--o- - WROUGHT IRON FENCE

⊕ - POWER POLE

This property lies within ZONE 'X' & 'AE' as SCALED from FEMA Map Panel Number 48339C0575G dated August 18, 2014.

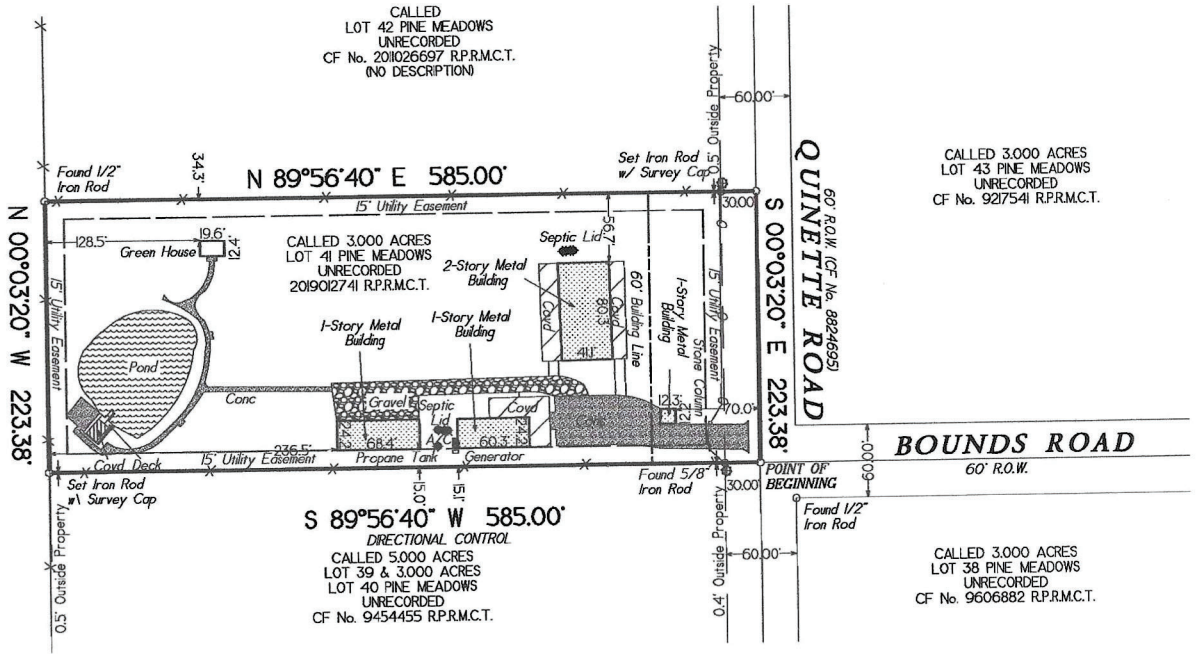
THIS MEANS THAT THE SUBJECT PROPERTY SCALES INSIDE & OUTSIDE THE 100 YEAR FLOOD PLAIN.

This determination is made strictly according to the FEMA Maps and does not reflect actual on ground flood conditions. Furthermore, this company takes no responsibility for such.

GROSS AREA = 3.000 ACRES
ROADWAY = 0.154 ACRE
NET AREA = 2.846 ACRES

CALLED
420.119 ACRES
CF No. 2017104568
R.P.R.M.C.T.

CALLED
LOT 42 PINE MEADOWS
UNRECORDED
CF No. 2011026697 R.P.R.M.C.T.
(NO DESCRIPTION)



CALLED 5.000 ACRES
LOT 39 & 3.000 ACRES
LOT 40 PINE MEADOWS
UNRECORDED
CF No. 9454455 R.P.R.M.C.T.

CALLED 3.000 ACRES
LOT 43 PINE MEADOWS
UNRECORDED
CF No. 9217541 R.P.R.M.C.T.

CALLED 3.000 ACRES
LOT 38 PINE MEADOWS
UNRECORDED
CF No. 9606882 R.P.R.M.C.T.

Being a 3.000 acre tract of land situated in the T & N.O. Railroad Survey No. 13, Abstract Number 571 of Montgomery County, Texas, and being all of Lot 41, of PINE MEADOWS, an unrecorded subdivision in Montgomery, County, Texas, as described in deed recorded in Clerk's File Number 2019012741 of the Real Property Records of Montgomery County, Texas; said 3.000 acres being more particularly described by metes and bounds attached.

Date: November 1, 2023		GF No. n\a	
Job No. 19-0310		Scale: 1" = 100' (11x17)	
Address: 14972 Quinette Road			Drawn By: DY
City, State Conroe, Texas		Zip: 77302	Rev: 0

C & C Surveying, Inc.
Firm Number 10009400
33300 Egypt Lane, Suite F200 Magnolia, Texas 77354
Office: 281-356-5172
survey@ccsurveying.com/www.ccsurveying.com

STATE OF TEXAS REGISTERED STEVEN L. CREWS 4141 PROFESSIONAL LAND SURVEYOR

R.P.L.S. Seal

Certified To: Sergio Suarez
Client: Sergio Suarez

I HEREBY CERTIFY THIS SURVEY WAS MADE ON THE GROUND, AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 1B, CONDITION III SURVEY, AND THAT THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN.

Steven L. Crews R.P.L.S. # 4141

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