NOTES:

1. Surveyor has not abstracted subject tract. This survey was prepared without a commitment for title insurance; no additional research regarding the existence of easements or restrictions of record has been performed by Surveyor.

2. Bearings shown hereon are referenced to recorded plat or deed of subject tract and are based on control monuments (CM) as depicted in this survey per GPS observations.

3. Boundary shown hereon is a matter of professional opinion of surveyor, it does not convey ownership and is based on best evidence found on the ground at the time of this survey and on best interpretation of documents by surveyor. Illegible plat

4. Mineral Rights and/or Lease Rights are not survey related and therefore not a part of this survey.

5 Only visible improvements are located and shown. Buried lines, wetland designations or other non–visible elements have not been addressed within the scope of this survey.

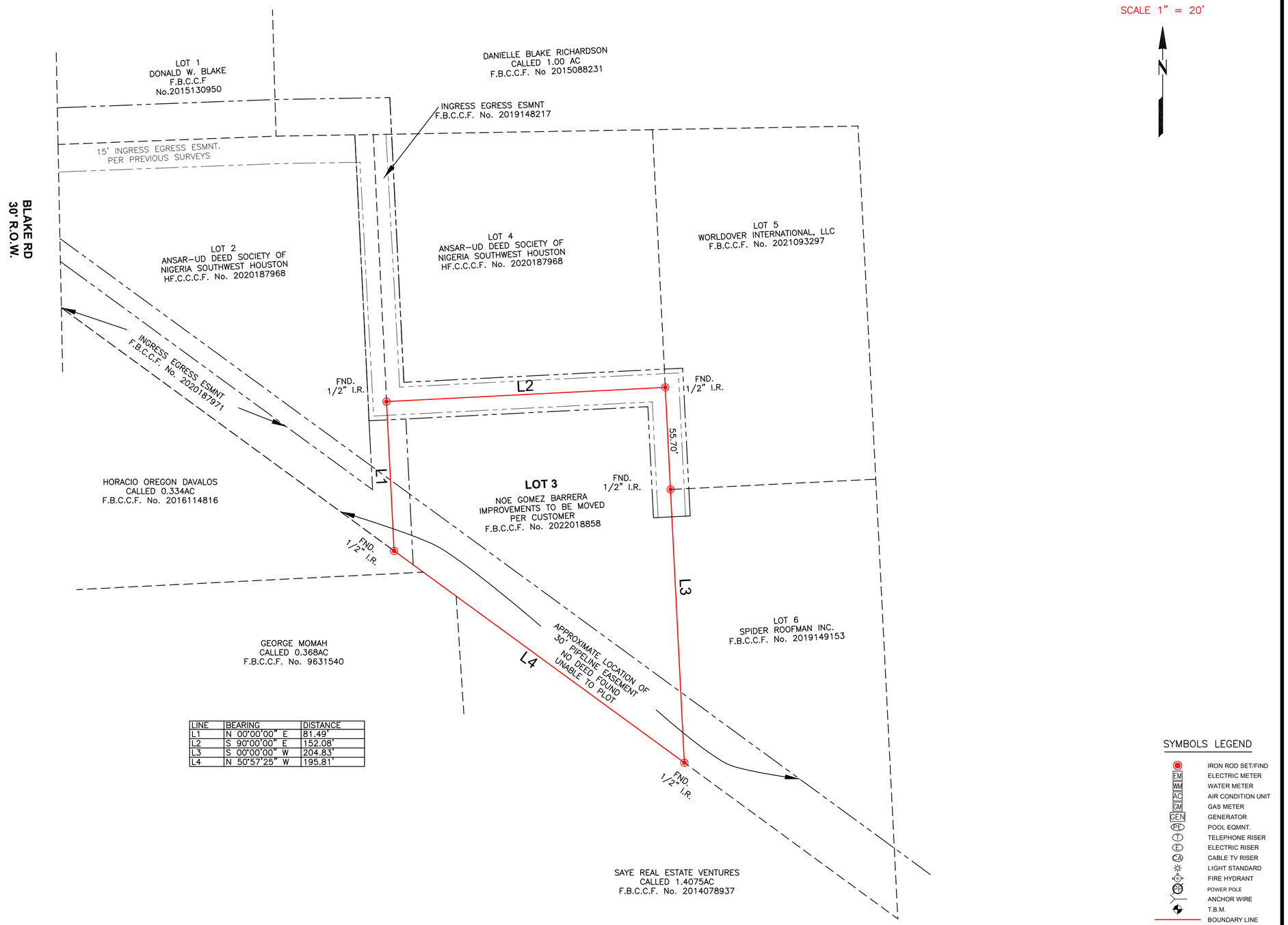
6 This original work is protected under copyright laws, Title 17 United States Code Sections 101 and 102.

7. This survey is certified for this transaction only. It is not transferable to other transactions or individuals.

ABBREVIATIONS LEGEND

A	ABSTRACT
A/C	AIR CONDITION
A.E.	AERIAL EASEMENT
BLDG.	BUILDING
B.L.	BUILDING LINE
COV'D	COVERED
CONC.	CONCRETE
COV'D	COVERED
DRVWY.	DRIVEWAY
ELEC.	ELECTRIC
ESMT.	EASEMENT
FND.	FOUND
F.B.C.C.F. No.	FORT BEND COUNTY CLERK'S FILE NUMBER
F.B.C.F.C. No.	FORT BEND COUNTY FILM CODE NUMBER
F.B.C.D.R.	FORT BEND COUNTY DEED RECORDS
F.B.C.M.R.	FORT BEND COUNTY MAP RECORDS
I.R.	IRON ROD
R.O.W.	RIGHT OF WAY
PAV.	PAVING
COL.	COLUMN
TYP.	TYPICAL
SQ. FT.	SQUARE FEET
VOL.	VOLUME
PG.	PAGE
U.E.	UNABLE TO SET
UNABLE TO SET	UTILITY EASEMENT
W.L.E.	WATER LINE EASEMENT

SCALE 1" = 20'



LINE	BEARING	DISTANCE
L1	N 00°00'00" E	81.49'
L2	S 90°00'00" E	152.08'
L3	S 00°00'00" W	204.83'
L4	N 50°57'25" W	195.81'

SYMBOLS LEGEND

- IRON ROD SET/FIND
- EM — ELECTRIC METER
- WM — WATER METER
- AC — AIR CONDITION UNIT
- GM — GAS METER
- GEN — GENERATOR
- PE — POOL EQMNT.
- T — TELEPHONE RISER
- E — ELECTRIC RISER
- CA — CABLE TV RISER
- LIGHT STANDARD
- FIRE HYDRANT
- PP — POWER POLE
- ANCHOR WIRE
- T.B.M.
- BOUNDARY LINE
- ADJACENT LOT
- EASEMENT
- BUILDING LINE
- WOOD FENCE
- IRON FENCE

STATE OF TEXAS
REGISTERED
MARTIN G. DUENAS
7320
PROFESSIONAL
LAND SURVEYOR

To: Customer and Title Company

This survey substantially complies with the current Texas Society of Professional Surveyors Manual of Practice requirements for a Category 1A, Condition II Land Title Survey.

Martin G. Duenas

Martin Gerardo Duenas
Registered Professional Land Surveyor
Texas Registration No. 7320

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Houston TX 77067
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FLOOD ZONE INFO	REV
THIS TRACT APPEARS TO BE IN ZONE "X" DETERMINED TO BE WITHIN THE 0.2% ANNUAL CHANCE FLOODPLAIN PER FEMA FIRM MAP 48157C0145L EFFECTIVE DATE APR 02 2014 PER VISUAL GRAPHIC SCALE ONLY. NO ADDITIONAL FLOOD STUDY WAS PERFORMED Y SURVEYOR	BOUNDARY SURVEY A CALLED 0.500AC TRACT OF LAND BEING LOT 3 OF BLAKE SUBDIVISION (U/R) SAID LOT 3 RECORDED IN F.B.C.C.F. No. 2022018858 IN FORT BEND COUNTY, TEXAS

ADDRESS: 0 BOSS GASTON RD SUGARLAND TX 77498			
GF NO.: N/A			
KEY MAP:	SCALE: 1" = 40'	DATE: 11/04/2026	JOB NO.: MD26–062
DRAWN BY: MD		CHECKED BY:	