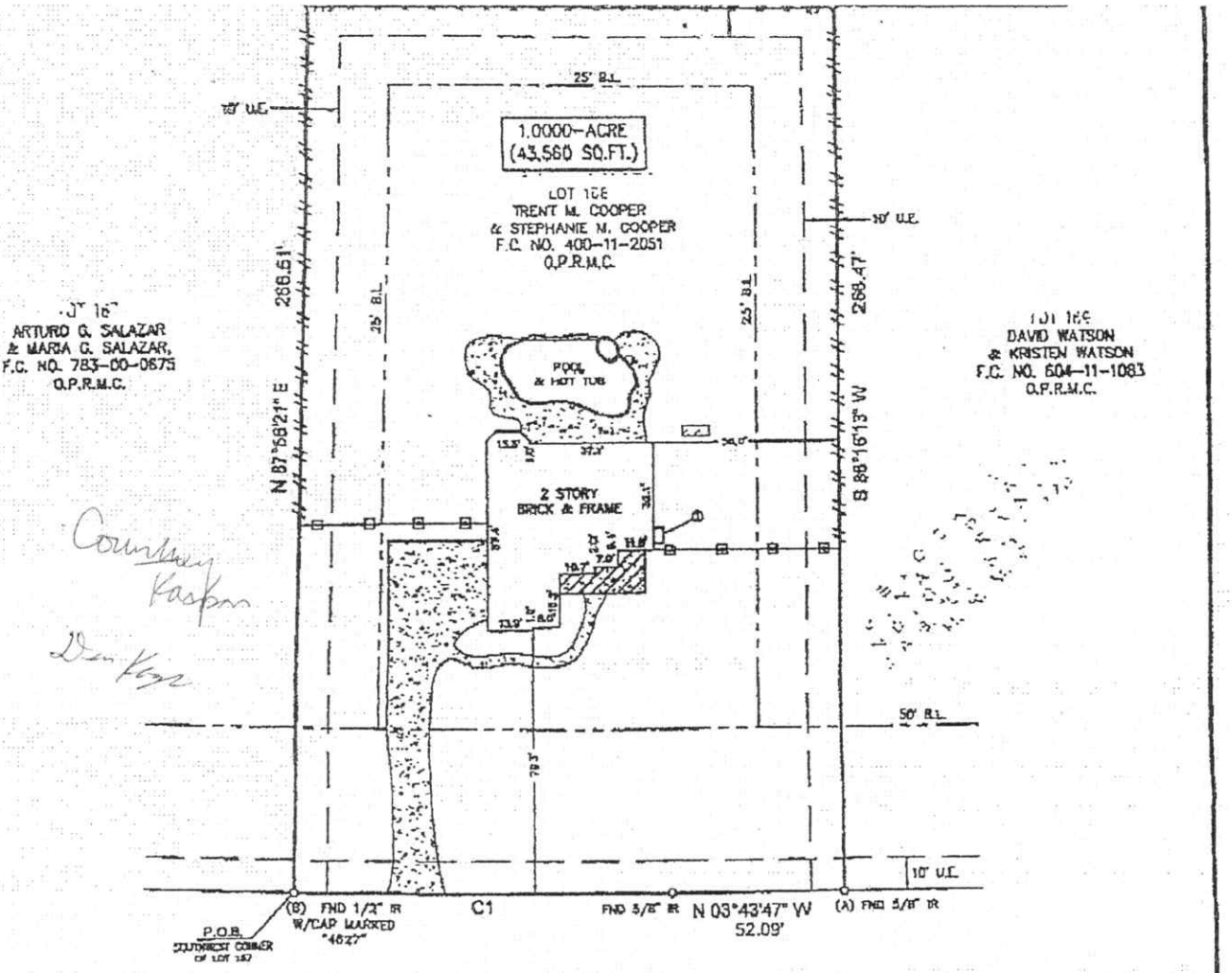


STAGECOACH CROSSING DRIVE (PRIVATE)

(80' R.O.W.)

LEGEND

- CONCRETE
- COVERED CONCRETE
- ROCK/STONE
- FENCE: WIRE, BRICK/WOOD, WOOD
- B.L. - BUILDING LINE
- U.E. - UTILITY EASEMENT
- ① - 3'x5' FRAME SHED ON CONCRETE

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	3,947.63'	114.99'	N 62°53'40" W	114.99'

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO A PRIOR DEED CONVEYED UNTO TRENT M. COOPER & STEPHANIE M. COOPER, RECORDED IN FILM CODE NO. 400-11-2051 OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. FLOOD INFORMATION IS BASED ON SCALING THE LOCATION OF THE SUBJECT PROPERTY ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP FOR THE COUNTY LISTED BELOW AND IS INTENDED BE USED TO DETERMINE FLOOD INSURANCE RATES.
3. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PERFORMED BY THE TITLE INSURANCE COMPANY LISTED BELOW. SURVEYOR DID NOT RESEARCH SUBJECT PROPERTY TITLE INFORMATION.
4. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
5. THIS SURVEY PLAT IS REFERENCED TO A METES AND BOUNDS DESCRIPTION PREPARED BY SURVEY 1, INC. DATED OCTOBER 05, 2010.
6. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
7. RESTRICTIVE COVENANTS AS RECORDED IN CAB. "L", SHT. 17A.

SURVEYOR'S CERTIFICATE:

IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON OCTOBER 05, 2010 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

H.I. WEBER
RPLS# 4101

STATE OF TEXAS
REGISTERED
H.I. WEBER
4101
PROFESSIONAL
LAND SURVEYOR

CLIENT: TRENT M. COOPER AND STEPHANIE M. COOPER

ADDRESS: 26702 STAGECOACH CROSSING DRIVE

PROJECT:
A LAND TITLE SURVEY OF A TRACT OF LAND CONTAINING 1.0000 ACRE (43,560 SQUARE FEET) SITUATED IN THE GEORGE H. BRINGHURST SURVEY, ABSTRACT 85, MONTGOMERY COUNTY, TEXAS.

SURVEY 1, INC.
WWW.SURVEY1INC.COM
P.O. BOX 2543 • ALVIN, TX 77512
(281)393-1382 • Fax(281)393-1383

TITLE COMPANY: NETCO.
817-983-2051

G.F.#: NTX-1121475

ISSUE DATE: 08-27-10

FLOOD ZONE: "X"	PARTY CHIEF: DB
FLOOD MAP #: 48339C 0490 F	DRAFTER: JMB
FLOOD MAP DATE: 12-19-95	JOB #: 10-11384-10
FLOOD MAP COUNTY: MONTGOMERY	DATE: 10-05-10