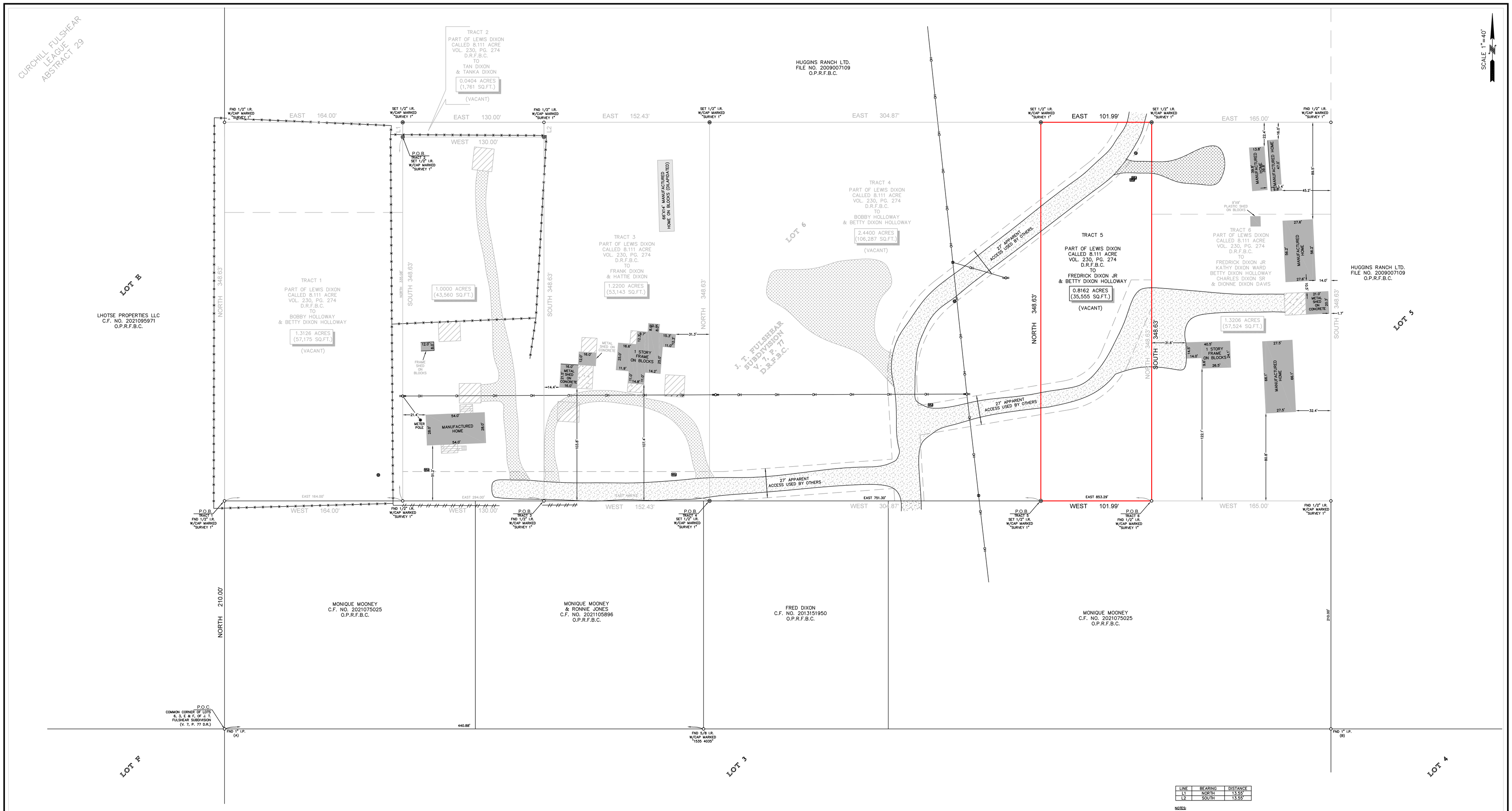

LINE	BEARING	DISTANCE
L1	NORTH	13.55'
L2	SOUTH	13.55'

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO A PRIOR DEED CONVEYED UNTO ELROY DIXON, RECORDED IN COUNTY CLERK'S FILE NO. 2011039294 OF THE OFFICIAL PUBLIC RECORDS OF FORT BEND COUNTY, TEXAS, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF INFORMATION CONTAINED IN A TITLE REPORT PER THE REQUEST OF THE BUYER.
3. THIS SURVEY IS CERTIFIED TO BETTY HOLLOWAY FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.

LEGEND

CONCRETE
COVERED AREA
WOOD DECK
GRAVEL
ASPHALT
FENCE — WOOD — WIRE
STEPS
OVERHEAD UTILITY LINES
POWER POLE
WATER METER
SANITARY MANHOLE

LEGAL DESCRIPTION: A TRACT OF LAND CONTAINING 0.8162 ACRES (35,555 SQUARE FEET) SITUATED IN THE CURCHILL FULSHEAR LEAGUE, ABSTRACT 29, FORT BEND COUNTY, TEXAS. SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS.

STATE OF TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR RICHARD FUSSELL 4148

SURVEYORS CERTIFICATE:
TO WHOM IT MAY CONCERN, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON APRIL 11, 2023 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE BOARD OF PROFESSIONAL ENGINEERS AND SURVEYING, AND THAT THERE ARE NO ENCROACHMENTS OR OVERLAPPING EXCEPT AS SHOWN.

RICHARD FUSSELL
RPLS# 4148

REVISED: 4-25-23(MA)

CLIENT: FREDRICK DIXON JR AND BETTY DIXON HOLLOWAY
ADDRESS: 7514 DIXON ROAD

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Your Land Survey Company
Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

FIELD CREW: JJ/MW	TECH: SF
DRAFTER: SF/JB	FINAL CHECK: SF
DATE: 04-20-23	
JOB# 4-122385-23E	