

ADDRESS :O COCHRAN RD
PRAIRIE VIEW 77445

OWNER :TANMOY KUMAR

TITLE CO :N/A

GF No. :N/A

LENDER :N/A

STANDARD SURVEY
LOT 4, OF JUDITH DANIELS, AND
ADDITION IN THE CITY OF PRAIRIE
VIEW, WALLER COUNTY, TEXAS,
ACCORDING TO THE MAP OR PLAT
THEREOF RECORDED IN COUNTY
CLERK'S FILE No. 2201407, OF THE
MAP RECORDS OF WALLER COUNTY,
TEXAS.

LEGEND
(CM) - CONTROLLING MONUMENT
R.O.W.- RIGHT OF WAY
C.C.F. - COUNTY CLERK FILE

⊕ =1/2" IRON ROD FOUND
○ =IRON ROD SET
⊙ =POWER POLE
CA=COBERT AREA
AC=AIR CONDITIONAL

JOB NO: 2023 06 028
DATE: JUNE 28, 2023

NOTES:
1. BEARING BASES FROM THE PLAT
2.THIS SURVEY WAS PREPARED WITH A TITLE
COMMITMENT.
3.NOTHING IN THIS SURVEY INTENDED TO
EXPRESS AN OPINION REGARDING OWNERSHIP
OR TITLE,
4.THE WORD CERTIFY IS UNDERSTOOD TO BE AN
EXPRESSION OF PROFESSIONAL JUDGMENT BY
THE SURVEYOR, WHICH IS BASED ON HIS BEST
KNOWLEDGE, INFORMATION AND BELIEF.
5.SURVEY IS CERTIFIED FOR THIS TRANSACTION
ONLY; IT IS NOT TRANSFERABLE TO ADDITIONAL
INSTITUTIONS OR SUBSEQUENT OWNERS.
6.THIS SURVEY IS BEING PROVIDED SOLELY FOR
THE USE OF THE CURRENT PARTIES AND NO
LICENSE HAS BEEN CREATED, EXPRESSED OR
IMPLIED TO COPY THE SURVEY EXCEPT AS IS
NECESSARY IN CONJUNCTION WITH THE
ORIGINAL TRANSACTION.

COCHRAN ROAD
(VARIANCE R.O.W.)

N02° 08' 36" W ~ 101.26'

DIRT DRIVEWAY

5' UTILITY EASEMENT

N76° 18' 51" W ~ 145.23'

LOT 4
Area = 0.3537 ACRES
15,409.25 SQ. FT.
"VACANT "

LOT 3
Area = 0.3919 ACRES
17,072.69 SQ. FT.

GARDENER

10' UTILITY EASEMENT

S75° 51' 00"E ~ 173.63'

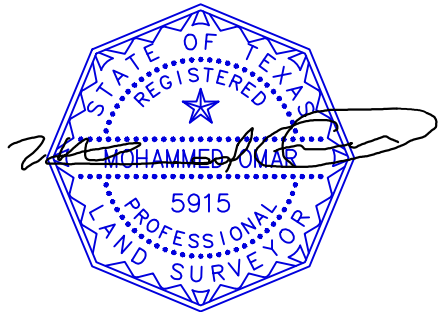
PROPOSED UTILITY EASEMENT

S14° 09' 00"W ~ 96.01'

LOT 2
Area = 0.3961 ACRES
17,252.39 SQ. FT.



I HEREBY CERTIFY THAT THIS SURVEY
REPRESENTS THE RESULT OF A SURVEY
MADE ON THE GROUND ON THE 28TH DAY
OF JUNE, 2023 THIS SURVEY IS
ONLY CERTIFIED FOR SURVEY TRANSACTIONS.



MOHAMMED OMAR R.P.L.S. No. 5915
25218 IBRIS RANCH DR KATY TEXAS 77494
Phone #: 346 218 9770