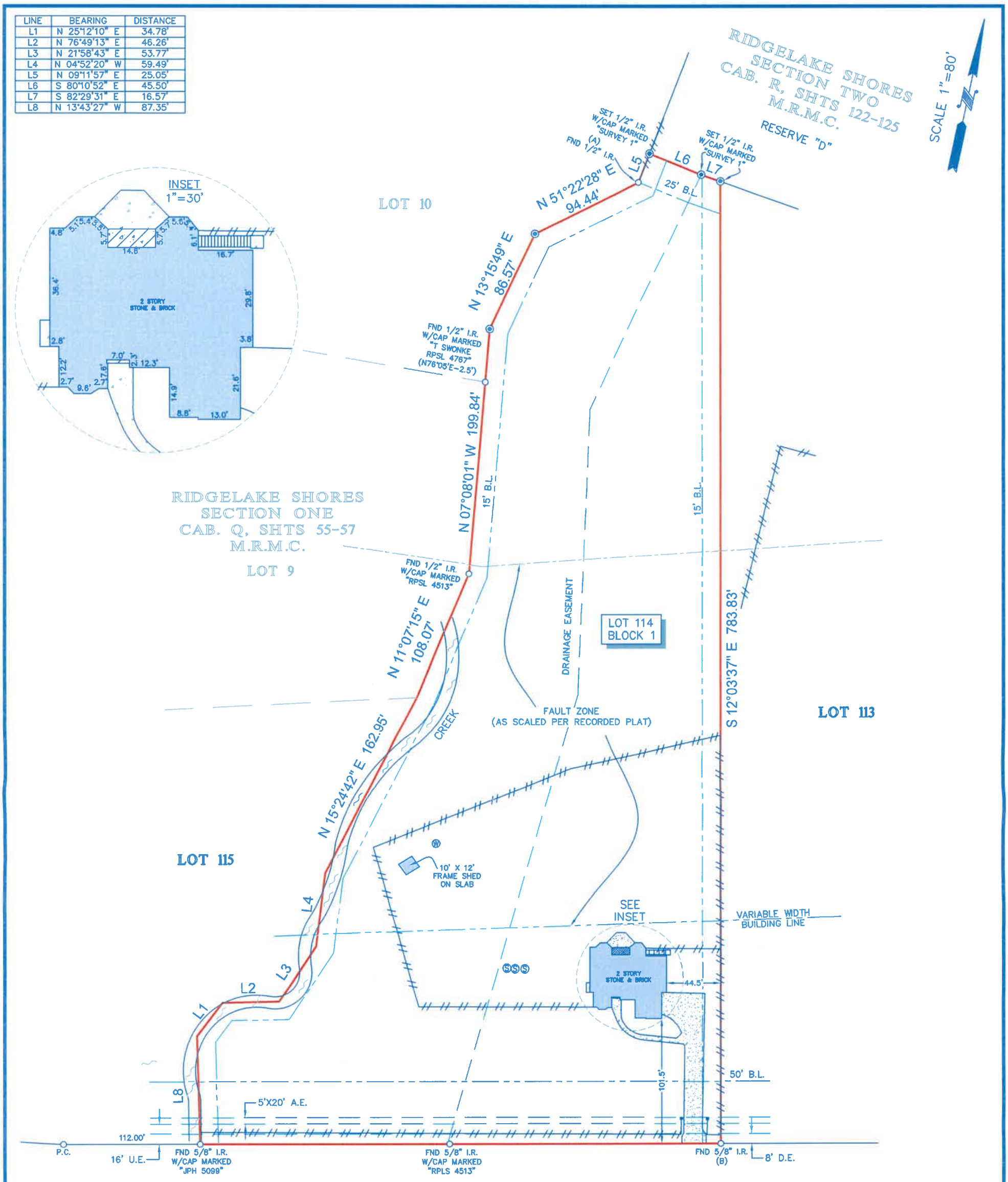
LINE	BEARING	DISTANCE
L1	N 25°12'10" E	34.78'
L2	N 76°49'13" E	46.26'
L3	N 21°58'43" E	53.77'
L4	N 04°52'20" W	59.49'
L5	N 09°11'57" E	25.05'
L6	S 80°10'52" E	45.50'
L7	S 82°29'31" E	16.57'
L8	N 13°43'27" W	87.35'



RIDGELAKE SCENIC DRIVE (PVT)

(60' R.O.W.)

LEGEND

B.L. = BUILDING LINE
U.E. = UTILITY EASEMENT
A.E. = AERIAL EASEMENT

WATER
STEPS
CONCRETE
COVERED AREA
BRICK COLUMN
SEPTIC LID
WATER WELL
FENCE — WOOD

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. 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.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON FEBRUARY 25, 2021, UNDER G.F. NO. 2601146-13571.
7. NON-EXCLUSIVE UTILITY EASEMENT AND AERIAL EASEMENT AS RECORDED UNDER C.F. NO. 2002087788 O.P.R.M.C.
8. NATURAL GAS FACILITIES AS RECORDED UNDER C.F. NO. 2004-121461 O.P.R.M.C.

LEGAL DESCRIPTION: LOT 114, BLOCK 1, FINAL PLAT OF RIDGELAKE SHORES, SECTION 3, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN CABINET U, SHEET 31, OF THE MAP AND/OR PLAT RECORDS OF MONTGOMERY COUNTY, TEXAS.

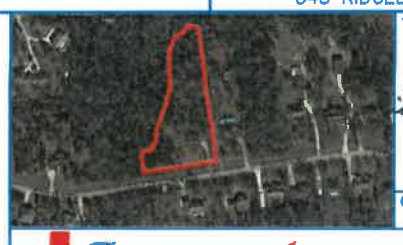
CLIENT: DAVID ALLAN ANDREW MACDONALD AND VIVIAN SCARLETTE MACDONALD

ADDRESS: 345 RIDGELAKE SCENIC DRIVE

STATE OF TEXAS REGISTERED RICHARD FUSSELL 4148 PROFESSIONAL LAND SURVEYOR

SURVEYORS 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 MARCH 3, 2021 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.

RICHARD FUSSELL
RPLS# 4148



TITLE COMPANY: First American Title
936-449-7199

G.F. #: 2601146-13571
ISSUE DATE: FEBRUARY 25, 2021

Survey 1, Inc.
Your Land Survey Company
www.survey1inc.com
survey1@survey1inc.com
Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512
(281)393-1382 | Fax(281)393-1383

FIELD CREW:	TECH:	DATE: MAR. 3, 2021
MW	DC	
DRAFTER: MC(V)	FINAL CHECK: SB	JOB# 3-93924-21