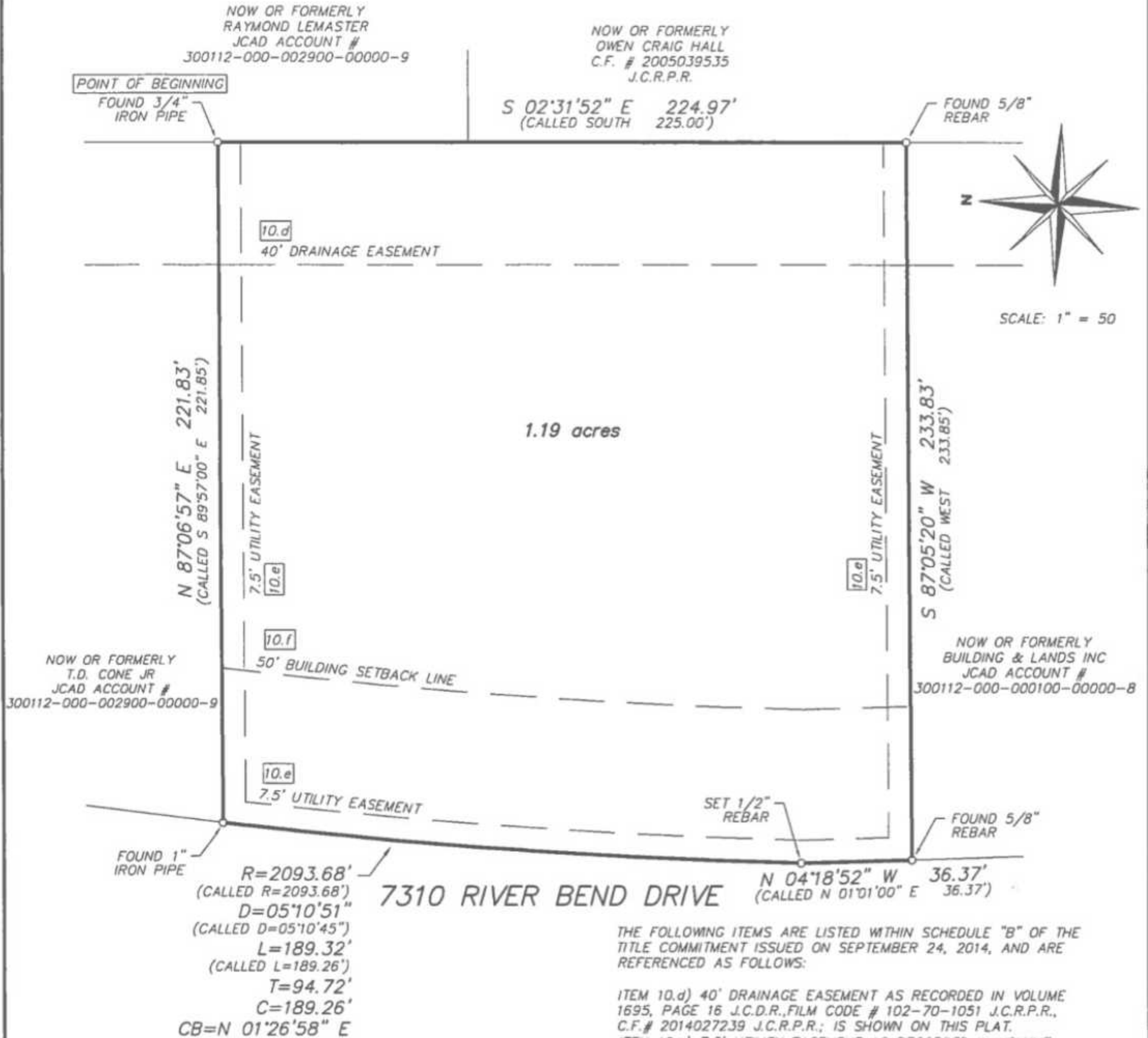


SURVEY LEGEND

—E—E—ELECTRIC LINE	CONCRETE SURFACE	SWIMMING POOL	A.C. AIR CONDITIONING UNIT	== == == WOOD FENCE
—PL—PL—PIPELINE	COVERED AREA	DITCH	* P.P. POWER POLE	—//— CHAIN LINK FENCE
—T—T—TELEPHONE LINE	ROCK OR GRAVEL	LAWN	STREETLIGHT	—X— BARBED WIRE FENCE

CLIENT: CLINTON JAMES BIHM, IV

GF#: 17982-CM



THE FOLLOWING ITEMS ARE LISTED WITHIN SCHEDULE "B" OF THE TITLE COMMITMENT ISSUED ON SEPTEMBER 24, 2014, AND ARE REFERENCED AS FOLLOWS:

- ITEM 10.d) 40' DRAINAGE EASEMENT AS RECORDED IN VOLUME 1695, PAGE 16 J.C.D.R., FILM CODE # 102-70-1051 J.C.R.P.R., C.F. # 2014027239 J.C.R.P.R.; IS SHOWN ON THIS PLAT.
- ITEM 10.e) 7.5' UTILITY EASEMENT AS RECORDED IN VOLUME 1695, PAGE 16 J.C.D.R., FILM CODE # 102-70-1051 J.C.R.P.R., C.F. # 2014027239 J.C.R.P.R.; IS SHOWN ON THIS PLAT.
- ITEM 10.f) 50' BUILDING SETBACK LINE AS RECORDED IN VOLUME 1695, PAGE 16 J.C.D.R., FILM CODE # 102-70-1051 J.C.R.P.R., C.F. # 2014027239 J.C.R.P.R.; IS SHOWN ON THIS PLAT.

(BASIS OF BEARINGS IS THE TEXAS STATE PLANE COORDINATE SYSTEM, TEXAS SOUTH CENTRAL ZONE, CONVERGENCE 02°18'58", SCALE FACTOR 0.999962940, NAD 1983)

SURVEYOR'S CERTIFICATE:

I do hereby certify to the best of my knowledge and belief that this is an accurate plat of a survey made on the ground, under my supervision, showing above ground improvements and visible encroachments, as of OCTOBER 1, 2014. The above tract being located at 7310 RIVER BEND DRIVE, BEAUMONT, TEXAS 77713. The tract being described as A 1.19 ACRE TRACT OUT OF THE WILLIAM C. DYCHES SURVEY, ABSTRACT 112 as recorded in VOLUME 1695, PAGE 16, OF THE DEED RECORDS OF JEFFERSON COUNTY, TEXAS (SEE ATTACHED LEGAL DESCRIPTION). In accordance with Flood Insurance Rate Map (FIRM) of the Federal Emergency Management Agency, the subject tract is located in Flood Zone noted below. The location of the property was determined by scale. Actual field elevation was not determined, unless requested. FAUST Engineering and Surveying, Inc. does not warrant or subscribe to