LEGEND

* CITY ORDINANCES
** RESTRICTIVE COVENANTS
*** BUILDER GUIDELINES
( ) RECORD INFORMATION

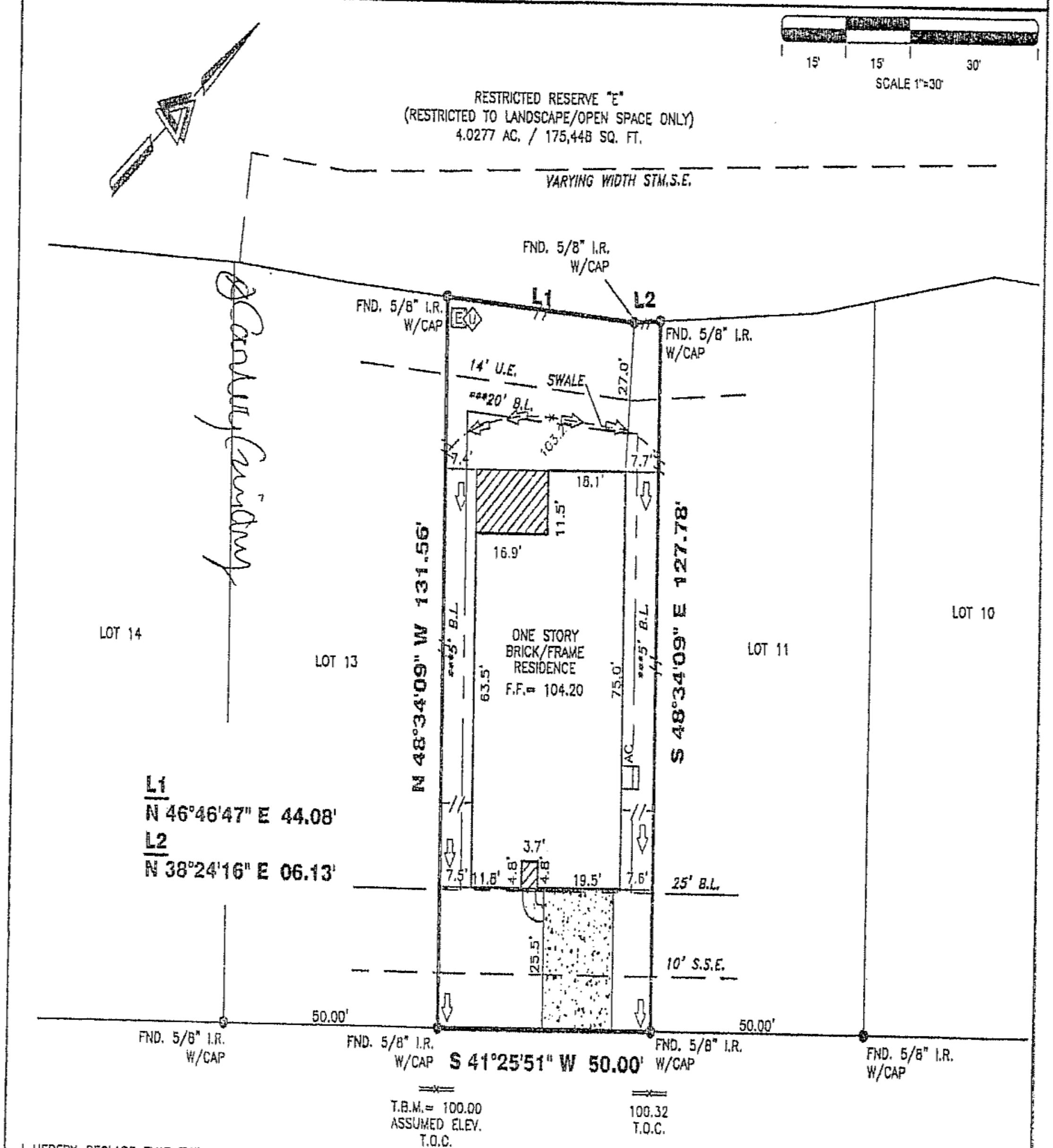
I.R. = IRON ROD
I.P. = IRON PIPE
P.L. = PROPERTY LINE
U.E. = UTILITY EASEMENT

FND. = FOUND
FNC. = FENCE
P.U.E. = PUBLIC UTILITY ESMT.
P.A.E. = PERMANENT ACCESS ESMT.

M.U.E. = MUNICIPAL UTILITY ESMT.
S.S.E. = SANITARY SEWER ESMT.
W.L.E. = WATERLINE EASEMENT
R.O.W. = RIGHT-OF-WAY

—I— IRON FENCE
—X— WIRE FENCE
—//— WOOD FENCE
—O— CHAIN LINK FENCE
— - - — BUILDING LINE (B.L.)
- - - - EASEMENT LINE
— · · — AERIAL EASEMENT (A.E.)

▨ CONCRETE ▨ COVERED ▨ SOD ▨ BRICK A/C A/C PAD E ELEC. BOX U UTIL. PED. MH MANHOLE ▣ WATER METER



I HEREBY DECLARE THAT THE ELEVATIONS AND DRAINAGE PATTERNS SHOWN HEREON WERE DEVELOPED FROM A SURVEY OF THIS PROPERTY ACCURATELY DEPICT RELATIVE ELEVATIONS AS THEY EXISTED. THE RELATIVE ELEVATIONS AS DEPICTED, MAY CHANGE SUBSEQUENT TO THE DATE OF THIS SURVEY DUE TO ADDITION OR REMOVAL OF THE SOIL BY ACTS OF MAN; EROSION BY WIND OR WATER; OR OTHER FACTORS. THE HOMEOWNER MUST MAINTAIN THESE ELEVATIONS AND GRADES TO PROPERLY DRAIN THE WATER AWAY FROM THE HOME.

ROSEMARY SAGE DRIVE
(50' R.O.W.)

FINAL LOT GRADE COMPLETE

NOTE: SOD IN FRONT YARD
SOD IN BACK YARD
SWALE IN BACK YARD

8152 ROSEMARY SAGE DRIVE

PROPERTY INFORMATION

LOT 12 BLOCK 4

SUBDIVISION:
NORTHGROVE SECTION 8

RECORDING INFO:
CABINET Z, SHEETS 4753-4756, MAP RECORDS MONTGOMERY COUNTY, TEXAS

BORROWER:
CARLEY LYNN GUIDRY

TITLE CO.
CHICAGO TITLE/EXECUTIVE TITLE CO., LTD.

G.F.# CTT18700235 G.F. DATE: 04-04-19

SURVEYED FOR:
PERRY HOMES, LLC

DRAWING INFORMATION

TRI-TECH JOB NO: Y30792-18
CLIENT JOB NO:
DRAWN BY: SK
BEARING BASE: REFERRED TO PLAT NORTH
FIELD DATE: 10-15-18

FLOOD INFORMATION

F.I.R.M. NO: 483369C PANEL: 0515G
REVISED DATE: 08-18-14 ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY. FLOOD INFORMATION IS SUBJECT TO LETTER OF MAP CHANGES.

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER CABINET Z, SHEETS 4753-4756, M.R.M.C.TX., M.C.C. FILE NOS. 2016014617, 2015067264, 2015067308, 2015067583, 2015047584, 2015071500, 2016007192, 2016030643, 2018041071, 2016093141, 2017091958, 2016011144, 2016016549, 2016016555, 2017003858, 2016027853.

ALL ROD CAPS ARE STAMPED "COSTELLO", UNLESS OTHERWISE NOTED

SUBJECT TO A DRAINAGE EASEMENT 15' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

C.O.H. ORDINANCE 85-1878 PER H.C.C.F. # H-253886 AND C.O.H. ORDINANCE 89-1312 PER H.C.C.F.# M-337573 AND AMENDED BY C.O.H. ORDINANCE 1999-262.

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP, PLAT AND/OR DEEDS IN CONJUNCTION WITH TITLE INFORMATION OBTAINED FROM THE TITLE REPORT LISTED HEREON.

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF HOUSTON), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

THIS SURVEY DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/ OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON.

REVISIONS

NO.	DATE	REASON	BY
1	10-22-18	FORM	SA
2	01-31-19	FINAL	SK
3	04-12-19	ADD BUYER NAME	MDOU

TRI-TECH
SURVEYING COMPANY, L.P.

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HOUSTON, TEXAS 77042
PH: 713-667-0800

www.tritechtx.com TBPLS #10115900

CERTIFICATION

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my supervision of the tract or parcel of land, according to the map or plat thereof, indicated hereon.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY

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MARK S. BROWN
5553

04/15/2019
SURVEYOR REGISTRATION