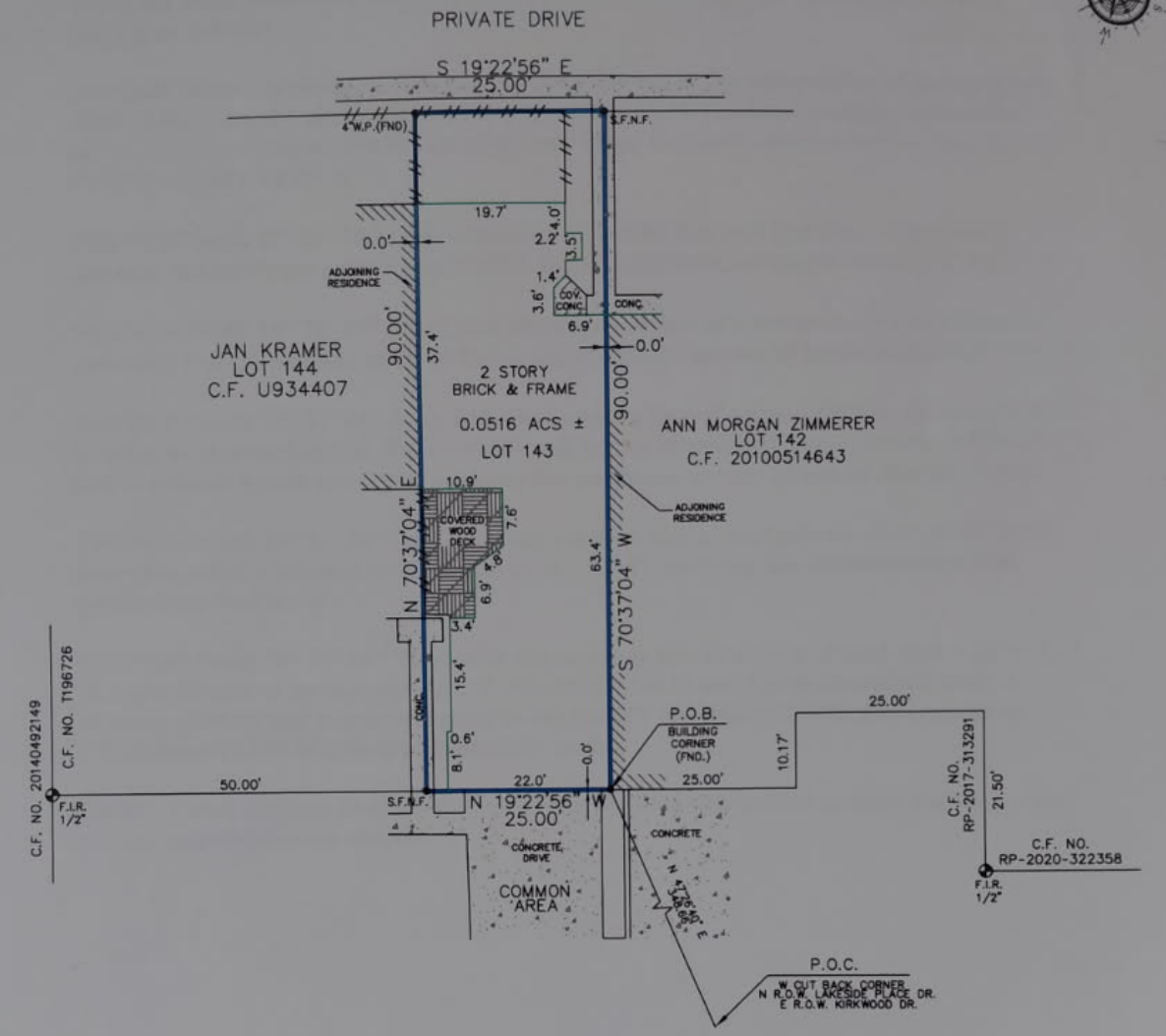
LEGEND * ITEMS THAT MAY APPEAR IN * DRAWING BELOW

A.E. = AERIAL EASEMENT
B.L. = BUILDING LINE
BRS = 1/2 JARS
C.F.# = CLERK'S FILE NUMBER
D.E. = DRAINAGE EASEMENT
E.E. = ELECTRIC EASEMENT
F.I.P. = FOUND IRON PIPE
F.I.R. = FOUND IRON ROD
FND. = FOUND
M.P. = METAL POST
M.U.E. = MUNICIPAL UTILITY EASEMENT
P.A.E. = PERMANENT ACCESS EASEMENT
P.C. = POINT OF CURVATURE
P.C.C. = POINT OF COMPOUND CURVATURE
P.E. = POOL EQUIPMENT
P.O.C. = POINT OF COMMENCING
P.O.B. = POINT OF BEGINNING
P.P. = POWER POLE
P.R.C. = POINT OF REVERSE CURVATURE
P.T. = POINT OF TANGENCY
P.U.E. = PUBLIC UTILITY EASEMENT
S.I.R. = SET IRON ROD
S.S.E. = SANITARY SEWER EASEMENT
ST.M.S.E. = STORM SEWER EASEMENT
U.T.S. = UNABLE TO SET
U.E. = UTILITY EASEMENT
W.L.E. = WATER LINE EASEMENT
W.P. = WOODEN POST
W.S.E. = WATER & SEWER EASEMENT
= NOT TO SCALE
= GUY ANCHOR
= POWER POLE
= SERVICE DROP
= CONTROL MONUMENT
= PROPERTY CORNER
OH OH = OVERHEAD POWERLINES
= PROPERTY LINE
= EASEMENT LINE
= BUILDING SETBACK LINE
= BUILDING WALL
= WOODEN FENCE
= CHAIN LINK FENCE
= METAL FENCE
= WIRE FENCE
= VINYL FENCE (HARDIPLANK WALL)

SCALE 1"=20'




# 1409 CHARDONNAY DRIVE

Reviewed & Accepted by: _____ Date _____ / _____ Date _____

NOTES:
- BEARING BASIS: C.F. F741081
- SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS
- SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY
- UNDERGROUND UTILITY INSTALLATIONS,UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY
- THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
- SUBJECT TO RESTRICTIVE COVENANTS AS PER TITLE COMMITMENT
- SUBJECT TO ZONING AND BUILDING ORDINANCES ENFORCED BY LOCAL MUNICIPALITIES
- AGREEMENT FOR UNDERGROUND ELECTRIC SERVICE RECORDED C.F. D860002 & E398684
- ESMT. GRANTED TO GULF COAST CABLE TELEVISION RECORDED C.F. H367761
- GRANT OF ESM.T FOR CABLE TELEVISION SYSTEMS GRANTED TO COMCAST OF HOUSTON, LLC RECORDED C.F. 20140267581
- GRANT OF ESMT. FOR CABLE TELEVISION SYSTEM GRANTED TO COMCAST CABLE COMMUNICATIONS
- CABLE TELEVISION SERVICE RENEWAL AGREEMENT BULK SERVICE CONTRACT RECORDED C.F. M714895, P819109 & T900496
MANAGEMENT, LLC RECORDED C.F. RP-2019-323677
- GRANT OF ESMT. GRANTED TO HARRIS COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 71 RECORDED C.F. E042793 DOES NOT AFFECT SUBJECT LOT
- GRANT OF ESMT. TO THE COUNTY OF HARRIS RECORDED C.F. F457444 DOES NOT AFFECT SUBJECT LOT
- RIGHT-OF-WAY EMST. GRANTED TO HOUSTON LIGHTING & POWER COMPANY RECORDED C.F. E540504 & F475981 DOES NOT AFFECT SUBJECT LOT
- PAGE 1 OF 2

LEGAL DESCRIPTION

A TRACT OR PARCEL OF LAND CONTAINING AN AREA OF 0.0517 ACRES (2,250 SQUARE FEET), BEING COMMONLY KNOWN AS LOT 143 E'PERNAY SECTION ONE, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 211, PAGE 145, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS, AND BEING DESCRIBED BY METES AND BOUNDS AS ATTACHED

JOSE IVAN ESPINOZA

ADDRESS 1409 CHARDONNAY DRIVE

STATE OF TEXAS REGISTERED TOBY PAUL COUCHMAN 5360 PROFESSIONAL LAND SURVEYOR

I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET), AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN, AND WAS DONE BY ME OR UNDER MY SUPERVISION.

JOB # 2212018
DATE 12-6-2022
GF# 22119731ME

PRO-SURV
P.O. BOX 1366, FRIENDSWOOD, TX 77549
PHONE: 281-996-1113 FAX: 281-996-0112
EMAIL: orders@prosurv.net
T.B.P.E.L.S. FIRM #10119300

ONLY SURVEY MAPS WITH THE SURVEYOR'S ORIGINAL SIGNATURE ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION

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