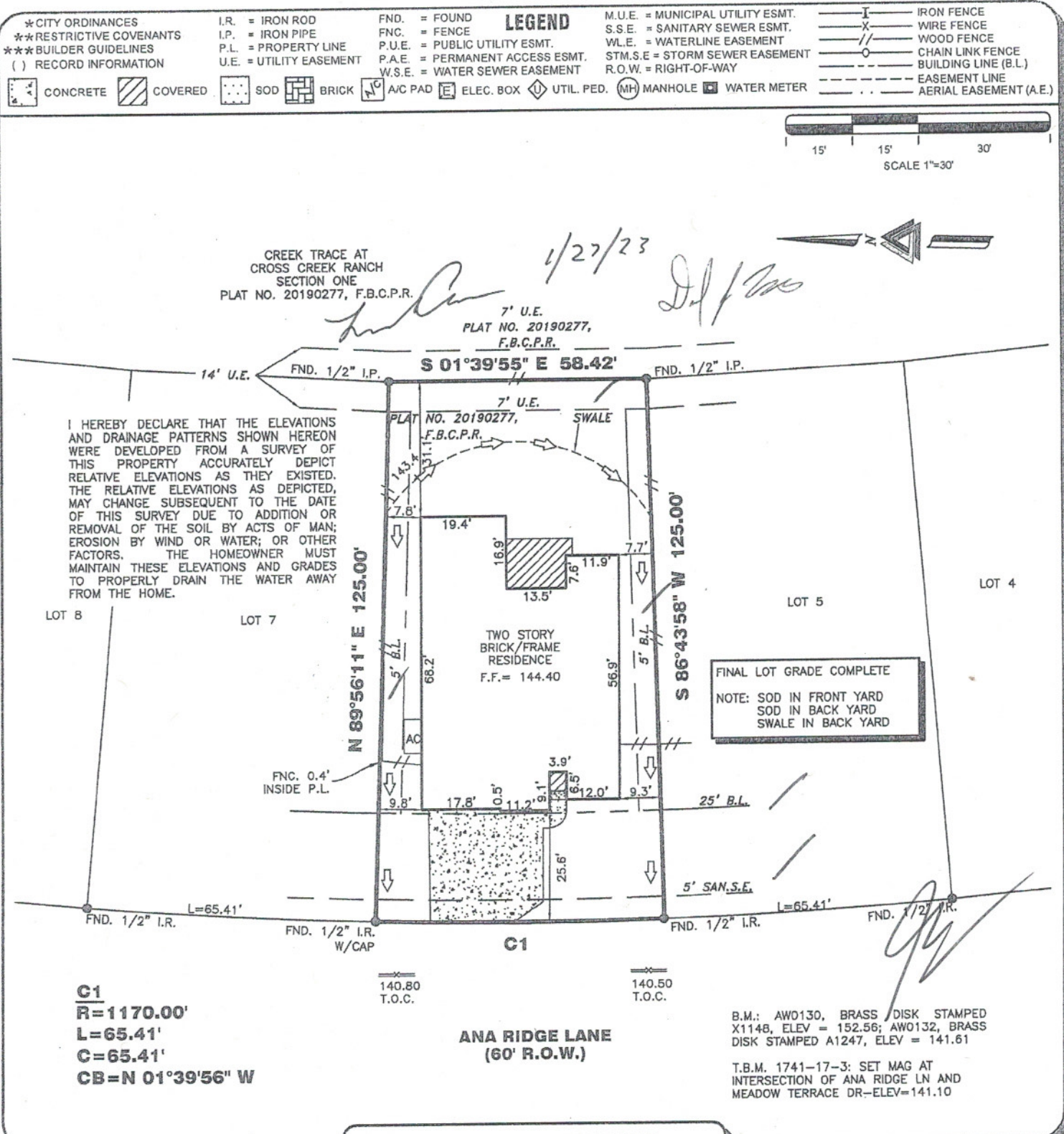




4207 ANA RIDGE LANE

PROPERTY INFORMATION

LOT 6 BLOCK 2

SUBDIVISION: CREEK TRACE AT CROSS CREEK RANCH SECTION TWO

RECORDING INFO: PLAT NO. 20200127, MAP RECORDS FORT BEND COUNTY, TEXAS

BORROWER: DAVID J LISS AND LINDSEY B CASSAVECHIA

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

G.F.# ETH2204521 G.F. DATE: 12-18-22

SURVEYED FOR: PERRY HOMES, LLC

DRAWING INFORMATION

TRI-TECH JOB NO: Y37058-22

CLIENT JOB NO:

DRAWN BY: PR

BEARING BASE: REFERRED TO PLAT NORTH

FIELD DATE: 04-12-22

FLOOD INFORMATION

F.I.R.M. NO: 48157C PANEL: 0085L

REVISED DATE: 04-02-14 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.

REVISIONS

DATE	REASON	BY
10-05-22	FINAL	IP
10-26-22	RE-TOPO	IP
01-11-23	ADD BUYER NAME	RR

NOTES:

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

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20200127, M.R.F.B.C.TX., F.B.C.C. FILE NOS. 2008039552, 2008054441, 2012005437, 2012005438, 2012006439, 2012006440, 2012010697, 2012039552, 2012067037, 2012068886, 2012106541, 2012123277, 2012141785, 2012144757, 2013012560, 2013069937, 2013005103, 2013087330, 2013090023, 2013122670, 2013123885, 2014058112, 2015135357, 2016137703, 2017009031, 2017102330, 2020133573, 2020133572.

ALL ROD CAPS ARE STAMPED "BOE INC", UNLESS OTHERWISE NOTED.

SUBJECT TO A DRAINAGE EASEMENT 20' 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 65-1878 PER H.C.C.F. # N-253886 AND C.O.H. ORDINANCE 69-1312 PER H.C.C.F. # M-337873 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 FULSHEAR), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

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

TRI-TECH
SURVEYING COMPANY, L.P.
10401 WESTOFFICE DR.
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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01/12/2023

STATE OF TEXAS
REGISTERED
MARK S. BROWN
5563
PROFESSIONAL
LAND SURVEYOR

SURVEYOR REGISTRATION