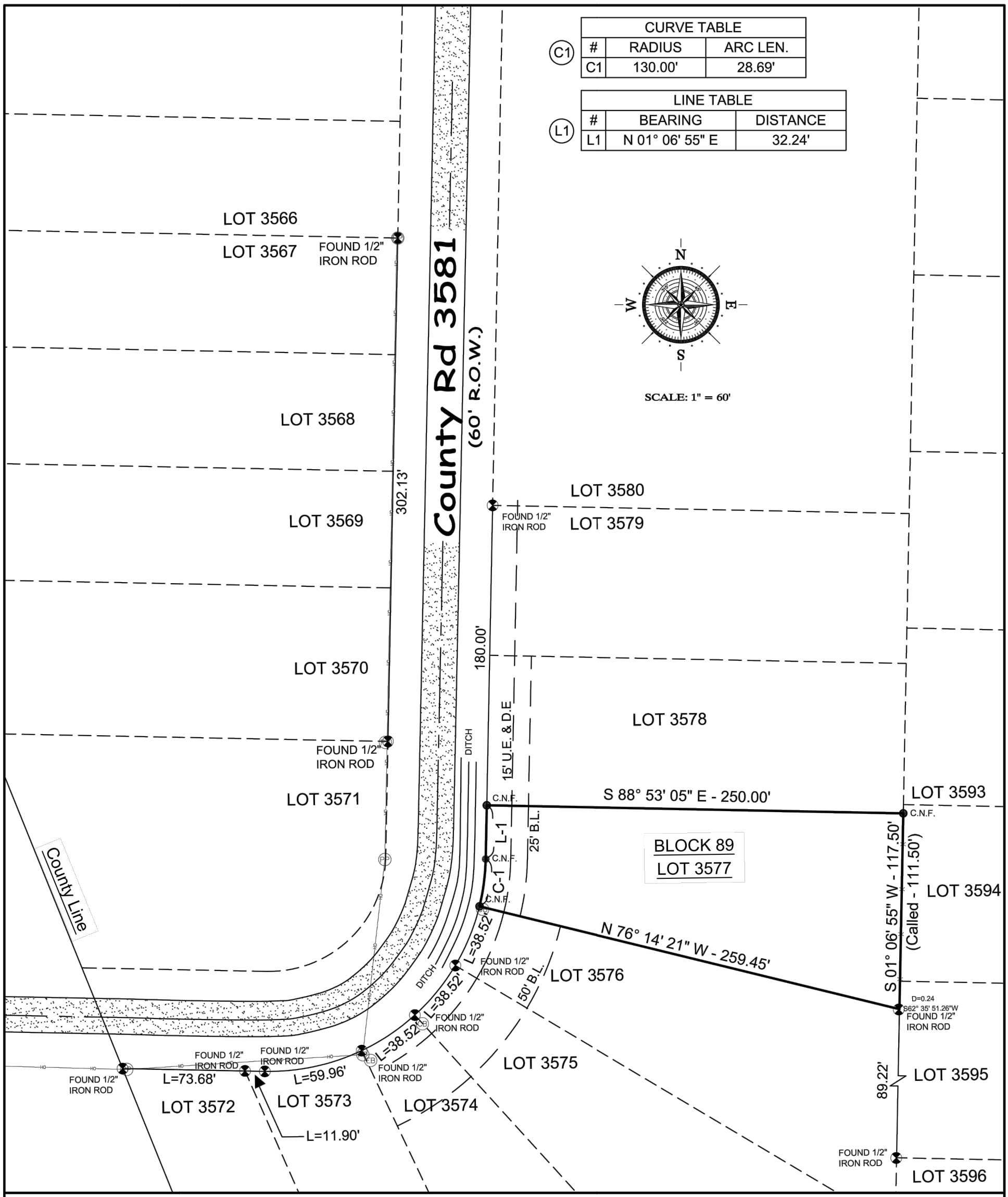



# LEGAL DESCRIPTION:

BLOCK 89, LOT 3577, OF GRAND SAN JACINTO SECTION 7, A RECORDED SUBDIVISION OF LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER CLERK'S FILE No. 2016007933, OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS.

PROPERTY CAD ADDRESS: 217 County Rd 3581, Cleveland tx 77327

# LEGEND

| | | |
|---|---|---|
| A.E. = AERIAL EASEMENT | F.F.E. = FINISH FLOOR ELEVATION | PVC = POLYVINYL CHLORIDE PIPE |
| A/C = AIR CONDITIONER | L = LENGTH | R = RADIUS OR RECORD OR RANGE |
| BLDG. = BUILDING | (M) = MEASURED | RCP = REINFORCED CONCRETE PIPE |
| B.L. = BUILDING LINE | MH = MANHOLE | RPLS = REGISTERED PROFESSIONAL LAND SURVEYOR |
| CB = CATCH BASIN | MON. = MONUMENT | R.O.W. = RIGHT OF WAY |
| CH BR = CHORD BEARING | N = NORTH | S = SOUTH |
| C & G = CURB AND GUTTER | NG = NATURAL GROUND | SEC = SECTION |
| CL = CENTERLINE | NO = NUMBER | STM.S.E. = STORM SEWER EASEMENT |
| CLF = CHAIN LINK FENCE | N & D = NAIL AND DISK | SS = SANITARY SEWER |
| CMP = CORRUGATED METAL PIPE | NO ID. = NO IDENTIFICATION NUMBER | S.S.E. = SANITARY SEWER EASEMENT |
| C.N.F. = CONTROL NOT FOUND | N.T.S. = NOT TO SCALE | SF = SQUARE FEET |
| CONC = CONCRETE | ORB = OFFICIAL RECORDS BOOK | T = TANGENT OR TOWNSHIP |
| CP = CONCRETE POST | ' = MINUTE OR FEET | T.B.M. = TEMPORARY BENCHMARK |
| CPP = CORRUGATED PLASTIC PIPE | " = SECOND OR INCH | T.B.S. = TO BE SET |
| (D) = DEED | (P) = PLAT | U.E. = UTILITY EASEMENT |
| D.E. = DRAINAGE EASEMENT | PAV = PAVEMENT | W = WEST |
| ° = DEGREE | PB = PLAT BOOK | W/ = WITH |
| Δ = DELTA | PCC = POINT OF COMPOUND CURVE | WF = WOOD FENCE |
| E = EAST | PC = POINT OF CURVATURE | W.L.E. = WATER LINE EASEMENT |
| ELEV = ELEVATION | PG = PAGE | ± = MORE OR LESS |
| ENC = ENCROACHMENT | PLS = PROFESSIONAL LAND SURVEY | |
| EP = EDGE OF PAVEMENT | PLSS = PUBLIC LAND SURVEY SYSTEM | |
| ESMT = EASEMENT | PI = POINT OF INTERSECTION | |
| | POB = POINT OF BEGINNING | |
| | POC = POINT OF COMMENCEMENT | |
| | PT = POINT OF TERMINATION | |
| | PRC = POINT OF REVERSE CURVE | |

FOUND MONUMENT

(SAN) SANITARY MANHOLE(SAN.M.H.)

(STM) STORM MANHOLE(S.M.H.)

(FP) FLAG POLE(FP) (TP) TRAFFIC SIGNAL POLE(TSP)

(WW) WATER WELL(WW) (CB) COMMUNICATIONS BOX(CB)

(CO) CLEAN OUT(CO) (MB) MAIL BOX(MB)

(PP) POWER POLE(PP) (FH) FIRE HYDRANT(FH)

(UP) UTILITY POLE(UP) (SD) SATELLITE DISH(SD)

SPOT ELEVATION(SE)

BOUNDARY POINT(BP)

(GM) GAS METER(GM)

(EM) ELECTRIC METER(EM)

(WM) WATER METER(WM)

(WH) WATER HEATER(WH)

(EB) ELECTRIC BOX(EB)

(ST) SEPTIC TANK(ST)

(WV) WATER VALVE(WV)

LINES SURVEYED

LINES NOT SURVEYED

WOOD FENCE

CHAIN-LINK

IRON FENCE

PIPELINE

BUILDING LINE

EASEMENT LINE

OVERHEAD POWER

ASPHALT | COVERED | WOOD DECK | BRICK | CONCRETE | GRAVEL

# GENERAL NOTES:

1. THE LEGAL DESCRIPTION, PROPERTY LINES, & SIMILAR INFORMATION SHOWN HEREIN ARE DERIVED FROM THE RECORDED PLAT AS SHOWN OR FROM READILY AVAILABLE RECORDED DOCUMENTS. THE INTENT OF THIS DRAWING IS TO LOCATE IMPROVEMENTS WITHIN THE PROPERTY LINES FOR FUTURE CONSTRUCTION PURPOSES.
2. ALL BEARINGS ARE BASED ON TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE (NAD 83) FOR HORIZONTAL CONTROL.
3. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT PER CLIENT REQUEST.
4. ALL EASEMENTS AND BUILDING SETBACK LINES PER PLAT OR ORDINANCE UNLESS NOTED OTHERWISE.
5. IF SHOWN , TBM AND OR SPOT ELEVATIONS SHOWN HEREON ARE BASED ON TOPNET LIVE - RTK + SOUTHEAST.(NAVD88)
6. WE HAVE REVIEWED THE "FLOOD INSURANCE RATE MAP", COMMUNITY PANEL NO. 48291C0275C, EFFECTIVE DATE 05/02/2008, AS PUBLISHED BY FEDERAL EMERGENCY MANAGEMENT AGENCY. OUR REVIEW OF THIS MAP INDICATES THAT THIS PARCEL OF LAND LIES WITHIN ZONE (ZONE AE), WHICH IS "SPECIAL FLOOD HAZARD AREAS".

THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY 3, CONDITION 1, TOPOGRAPHIC SURVEY.




MOHAMMED OMAR R.P.L.S. No. 5915
25218 IBRIS RANCH DR KATY TEXAS 77494
Date: 2/7/2025, Phone #: 281 400 8275

THIS DRAWING REPRESENTS THE CONDITIONS AND EVIDENCE FOUND DURING A SURVEY OF THE SUBJECT TRACT CONDUCTED UNDER MY DIRECT SUPERVISION ON 02-05-2026

DRAWN BY: OJM