



- SYMBOL LEGEND**
- Chain Link Fence
 - Power Line
 - Cable Ped
 - Telephone Ped
 - Water Meter
 - Electric Meter
 - Power Pole
 - Septic Lid
 - Light Post
 - Guy Wire
 - Well Tank
 - Fnd Iron Rod
 - Set Iron Rod

**RICHARD PEEBLES SURVEY
ABSTRACT NO. 414**

LUIS ANGEL OCHOA
CALLED 8.00 ACRES
C.F. NO. 2003040632
O.P.R.M.C.T.
(D.R.M.C.T. VOL 883 PG. 616)

ALLEN CULLENS
PORTION OF A
CALLED 5 ACRES
C.F. NO. 2005095159
O.P.R.M.C.T.

JAIME GARCIA &
LOURDES N. GARCIA
CALLED 1.861 ACRES
C.F. NO. 2018001940
O.P.R.M.C.T.

Surveyor has relied on information provided by:
First American Title Guaranty Company
G.F. No. 2448388-HO40
Effective date: October 08, 2019

The Subject Tract(s) as shown hereon may be subject to the following item listed in Schedule B, of said Title Commitment

- Easement to Sam Houston Electric Cooperative, per C.F. No. 2005070188, O.P.R.M.C.T.

**BOUNDARY & IMPROVEMENT
SURVEY**

BEING a 1.042 acre tract of land situated in the Richard Peebles Survey, Abstract Number 414, Montgomery County, Texas, being all of that same called 1.1579 acre tract described in instrument to Edgar J. Groce and Bettie Groce, recorded under Clerk's File Number 2005112469 of the Official Public Records of Montgomery County, Texas (O.P.R.M.C.T.), said 1.042 acre tract being more particularly described by attached metes and bounds description.

General Notes:

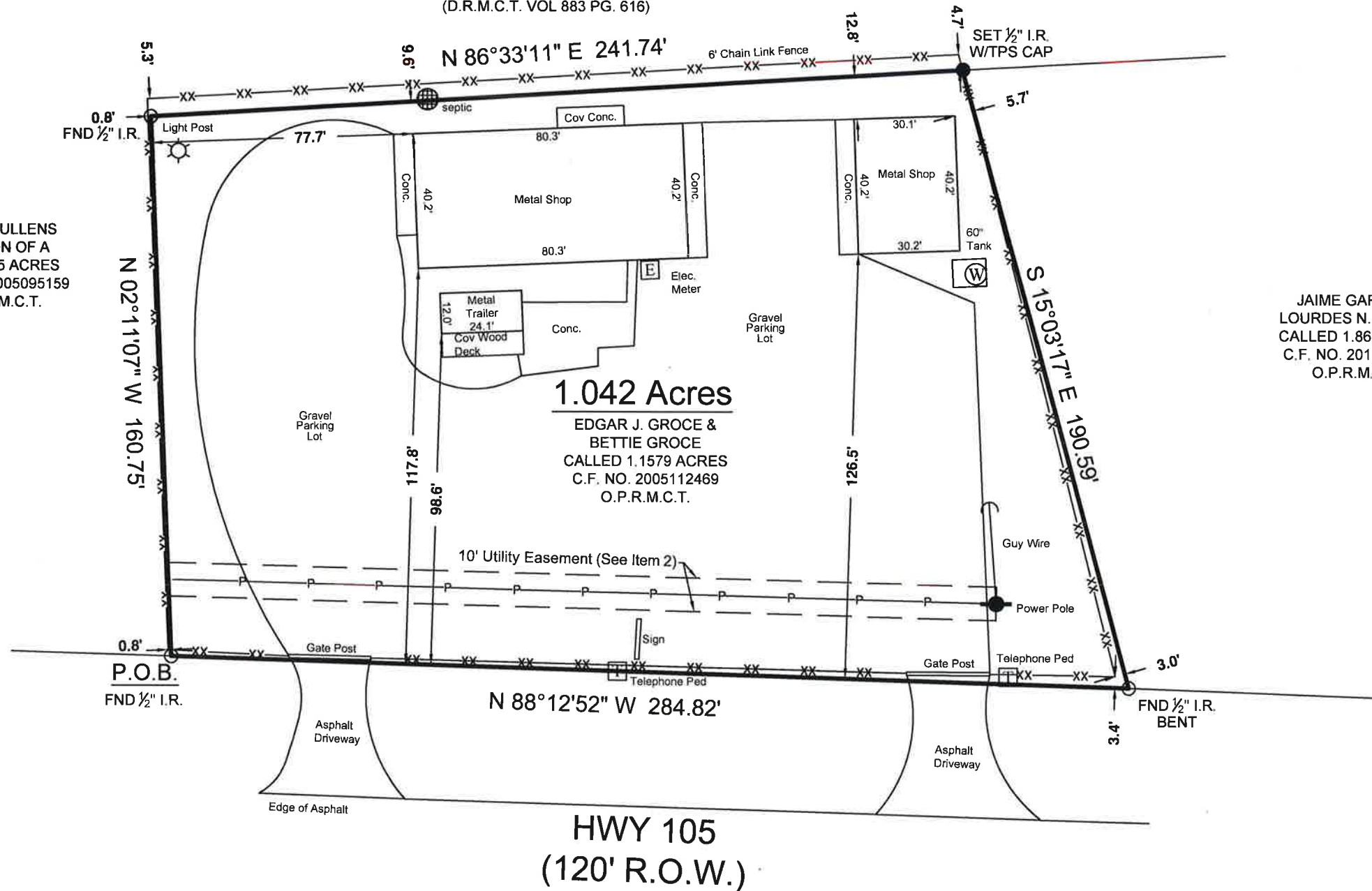
- © 2019, Texas Professional Surveying, LLC. All Rights Reserved.
- Survey is valid only if print has original signature of surveyor on it. Declaration is made to original purchaser of this survey. It is not transferable to additional institutions or subsequent owners.
- Fences as shown

This Property Lies in Zone AE inside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No. 48339C0425G having an effective date 08/18/2014.

Job No.: F127-655
Scale: 1"=40'
Date: 11/01/2019
Drawn By: GD
Field Crew: MP
Revised: -

Purchaser: Shew Fly LLC
Address: 18305 Highway 105, Cleveland, Tx 77328
Lot: _____, Block: _____, Section: _____
Survey: Richard Peebles, A 414
Area: 1.042 Acres
Subdivision: _____
Clerk's File No. 2005112469, Official Public Records
Montgomery County, Texas

Basis of Bearings Bearings shown hereon are based on GPS observations and are referenced to the NAD83, Texas State Plane Coordinate System, Central Zone (4203).



I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.



Carey A. Johnson
Carey A. Johnson
Registered Professional Land Surveyor No. 6524

TEXAS
PROFESSIONAL
SURVEYING, LLC
3032 N. FRAZIER STREET - CONROE, TX 77303
PH (936)756-7447 - FAX (936)756-7448
www.surveyingtexas.com
FIRM REGISTRATION No. 100834-00