

N. T. S.

1. THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY.

- ELEVATION = 41.84 FEET NAVD88 (2001 ADJUSTMENT)

5. THE EXISTING UTILITY LINES SHOWN HEREON ARE BASED ON ABOVE GROUND OBSERVATION ONLY.
6. BEARINGS ON THIS SURVEY ARE BASED ON THE SOUTH LIMIT OF WASHINGTON AVENUE AS SHOWN ON CITY NIGHTS, A SUBDIVISION IN HARRIS COUNTY, TEXAS, AS RECORDED IN FILM CODE NO. 654069 H.C.M.R..
7. THERE ARE NO VISIBLE SIGNS OF A CEMETERY ON THIS TRACT.

8. THE CERTIFICATION SHOWN HEREON IS REVOKED AND THIS SURVEY IS NULL AND VOID IF THIS DOCUMENT IS ALTERED IN ANY MANNER, USED OR RELIED UPON BY ANY PERSON OTHER THAN THOSE ADDRESSED HEREON.

9. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT
TITLE COMMITMENT THEREFORE THERE MAY BE BUILDING LINES,
EASEMENTS AND/OR OTHER RESTRICTIONS OF RECORD NOT SHOWN
HEREON.

EXISTING UTILITY NOTE:

EXISTING UNDERGROUND UTILITY INFORMATION (TYPE, SIZE & OWNERSHIP) ARE SHOWN APPROXIMATELY BASED ON THE AVAILABLE RECORD DRAWINGS AND FIELD VERIFICATION (WHERE FEASIBLE) WITHOUT PROBING AND EXCAVATION. NO WARRANTY IS MADE AS TO THE ACCURACY OR COMPLETENESS OF UTILITY LOCATION SHOWN ON THE DRAWING. CAUTION SHOULD BE EXERCISED WHEN EXCAVATING OR BORING AND JACKING IN THE VICINITY OF UNDERGROUND UTILITIES. OWNERS OF THE UTILITIES SHOULD BE NOTIFIED PRIOR SUCH ACTIVITIES, AT LEAST 48 HOURS PRIOR TO EXCAVATING.

EXISTING UTILITY INVERT ELEVATIONS SHALL BE VERIFIED BY CONTRACTOR BEFORE COMMENCING WORK AND NOTIFY SURVEYOR IF ANY DISCREPANCY IS ENCOUNTERED.

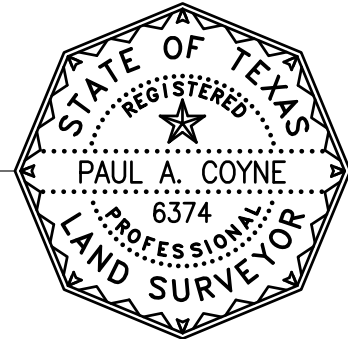


I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 6, CONDITION II SURVEY.

FIELD WORK COMPLETED ON: JANUARY 3, 2018

Paul Coyne

PAUL A. COYNE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6374



REVISIONS		
REV.	DESCRIPTION	DATE

TOPOGRAPHIC SURVEY OF

0.8960 ACRES OUT OF THE JOHN AUSTIN SURVEY,
ABSTRACT No. 1, BEING ALL OF UNRESTRICTED
RESERVE "A", BLOCK 1 OF CITY NIGHTS, A
SUBDIVISION IN HARRIS COUNTY, TEXAS ACCORDING
TO THE MAP OR PLAT THEREOF RECORDED IN FILM
CODE NO. 654069 OF THE HARRIS COUNTY MAP
RECORDS.

ADDRESS: 4015 WASHINGTON AVENUE HOUSTON, TX 77007

PROJECT NAME: WASHINGTON CITY NIGHTS

CLIENT: Post Oak Row, LLC c/o Attorney Dan D'Acquisto



JOB NO.:17-0047

SCALE: 1"=20'

DATE: 01/05/2018

CHECKED BY: BAC

APPROVED BY: RA

