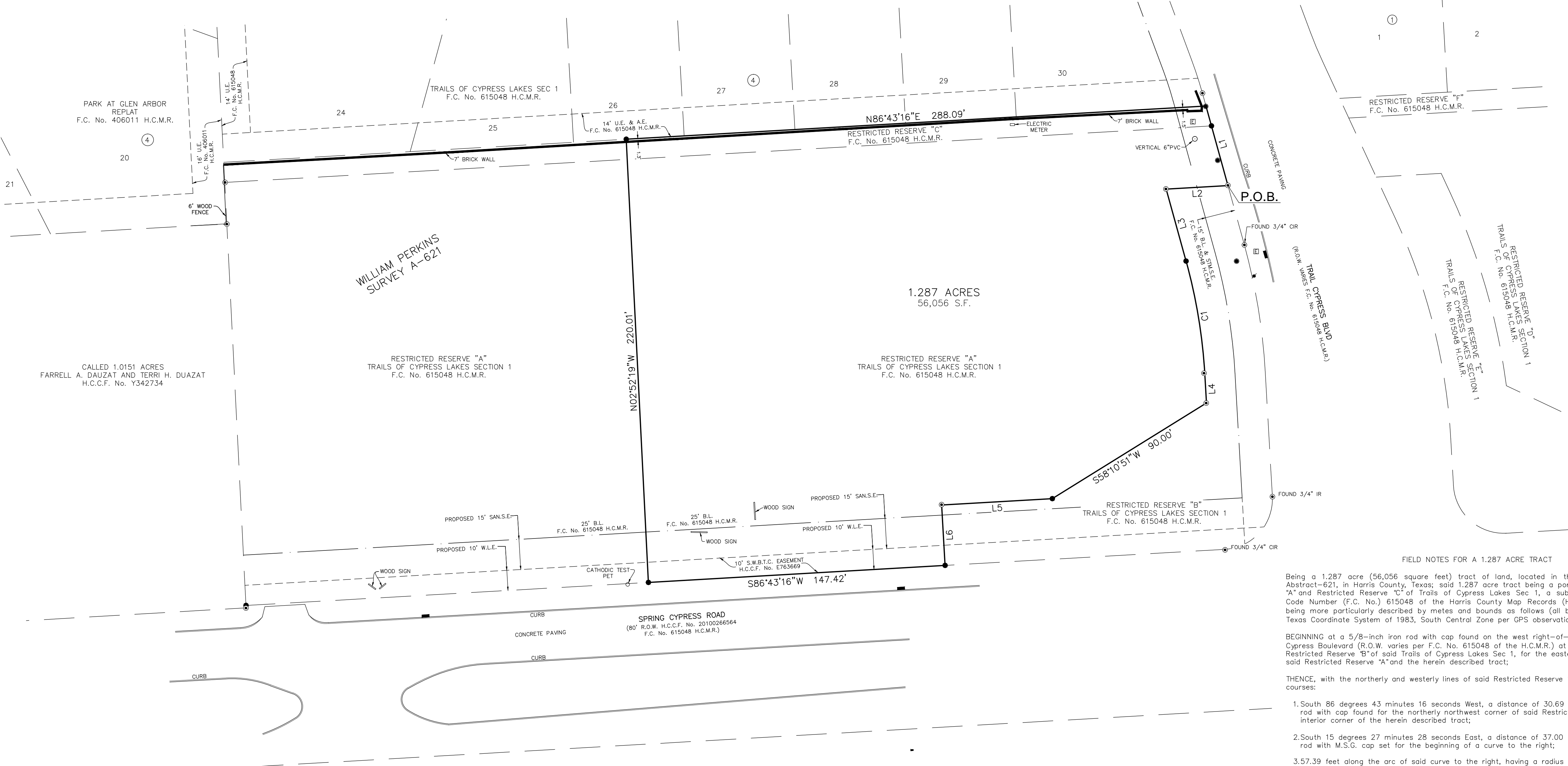


Line Table		
Line	Length	Direction
L1	40.92	S15°27'28"E
L2	30.69	S86°43'16"W
L3	37.00	S15°27'28"E
L4	13.87	S03°16'44"E
L5	55.00	S86°43'16"W
L6	30.00	S03°16'44"E

Curve Table				
Curve	Length	Radius	Delta	Chd Direction
C1	57.39	270.00	121°0'44"	S09°22'06"E



SYMBOLS

- = FOUND 5/8-INCH IRON ROD (UNLESS OTHERWISE NOTED)
- = SET 5/8-INCH IRON ROD (UNLESS OTHERWISE NOTED)
- = WATER VALVE
- = ELECTRIC BOX
- = STORM MANHOLE
- = CURB INLET
- = SANITARY MANHOLE
- = SIGN
- △ = TELEPHONE PEDESTAL

LEGEND

- AC. = ACRE
- A.E. = AERIAL EASEMENT
- B.L. = BUILDING LINE
- CHB = CHORD BEARING
- CHD = CHORD LENGTH
- D.E. = DRAINAGE EASEMENT
- E. = EASEMENT
- ESMT. = HARRIS COUNTY CLERK'S FILE
- H.C.C.F. = HARRIS COUNTY DEED RECORDS
- H.C.D.D. = HARRIS COUNTY MAP RECORDS
- H.C.M.R. = HARRIS COUNTY MAP RECORDS
- L = LENGTH
- L.E. = LANDSCAPE EASEMENT
- LTD. = LIMITED
- No. = NUMBER
- P.U.E. = PUBLIC UTILITY EASEMENT
- PVT. = PRIVATE
- S.F. = SQUARE FEET
- SAN.S.E. = SANITARY SEWER EASEMENT
- STM.S.E. = STORM SEWER EASEMENT
- S.W.B.T.C. = SOUTHWESTERN BELL TELEPHONE CO.
- U.E. = UTILITY EASEMENT
- W.L.E. = WATER LINE EASEMENT
- P.O.B. = POINT OF BEGINNING
- I.R. = IRON ROD
- I.P. = IRON PIPE
- H.L.&P. = HOUSTON LIGHTING AND POWER

- SCHEDULE B, ITEM 10:
- 10(a) RIGHTS OF PARTIES
 - 10(b) UNDISCLOSED EXCEPTIONS
 - 10(c) UNDISCLOSED EXCEPTIONS
 - 10(d) 10' S.W.B.T.C. ESMT., H.C.C.F. No. E763669, AS SHOWN ON RECORDED PLAT IN F.C. No. 615048 H.C.M.R., PLOTTED HEREON
 - 10(e) 15' STM.S.E., F.C. No. 615048 H.C.M.R., PLOTTED HEREON
 - 10(f) 15' B.L., F.C. No. 615048 H.C.M.R., PLOTTED HEREON
 - 10(g) 25' B.L., F.C. No. 615048 H.C.M.R., PLOTTED HEREON
 - 10(h) 15' D.E., F.C. No. 615048 H.C.M.R., SEE NOTE 5
 - 10(i) CENTERPOINT AGREEMENT, H.C.C.F. No. 20070564745, AFFECTS TRACT, BLANKET TYPE
 - 10(j) MINERAL RIGHTS, H.C.C.F. No. C988203, NOT SURVEY RELATED
 - 10(k) MINERAL RIGHTS, H.C.C.F. No.(s) X355309 & X405571, NOT SURVEY RELATED
 - 10(l) OPERATING AGREEMENT AND FINANCING STATEMENT, H.C.C.F. No. Y352450, NOT SURVEY RELATED
 - 10(m) UNIT DESIGNATION, H.C.C.F. No. Y520849, NOT SURVEY RELATED
 - 10(n) MUD No. 15 WAIVER, H.C.C.F. No. 20070154831, NOT SURVEY RELATED
 - 10(o) STORM WATER QUALITY MANAGEMENT PLAN, H.C.C.F. No. 20070172917, NOT SURVEY RELATED
 - 10(p) RIGHTS OF TENANTS, NOT SURVEY RELATED
 - 10(q) TITLE POLICIES, NOT SURVEY RELATED

Being a 1.287 acre (56,056 square feet) tract of land, located in the William Perkins Survey, Abstract-621, in Harris County, Texas, said 1.287 acre tract being a portion of Restricted Reserve "A" and Restricted Reserve "C" of Trails of Cypress Lakes Sec 1, a subdivision of record in Film Code Number (F.C. No.) 615048 of the Harris County Map Records (H.C.M.R.); said 1.287 acre being more particularly described by metes and bounds as follows (all bearings are based on the Texas Coordinate System of 1983, South Central Zone per GPS observations):

BEGINNING at a 5/8-inch iron rod with cap found on the west right-of-way (R.O.W. line of Trail Cypress Boulevard (R.O.W. varies per F.C. No. 615048 of the H.C.M.R.) at the northeast corner of Restricted Reserve "B" of said Trails of Cypress Lakes Sec 1, for the easterly southeast corner of said Restricted Reserve "A" and the herein described tract;

THENCE, with the northerly and westerly lines of said Restricted Reserve "B" the following seven (7) courses:

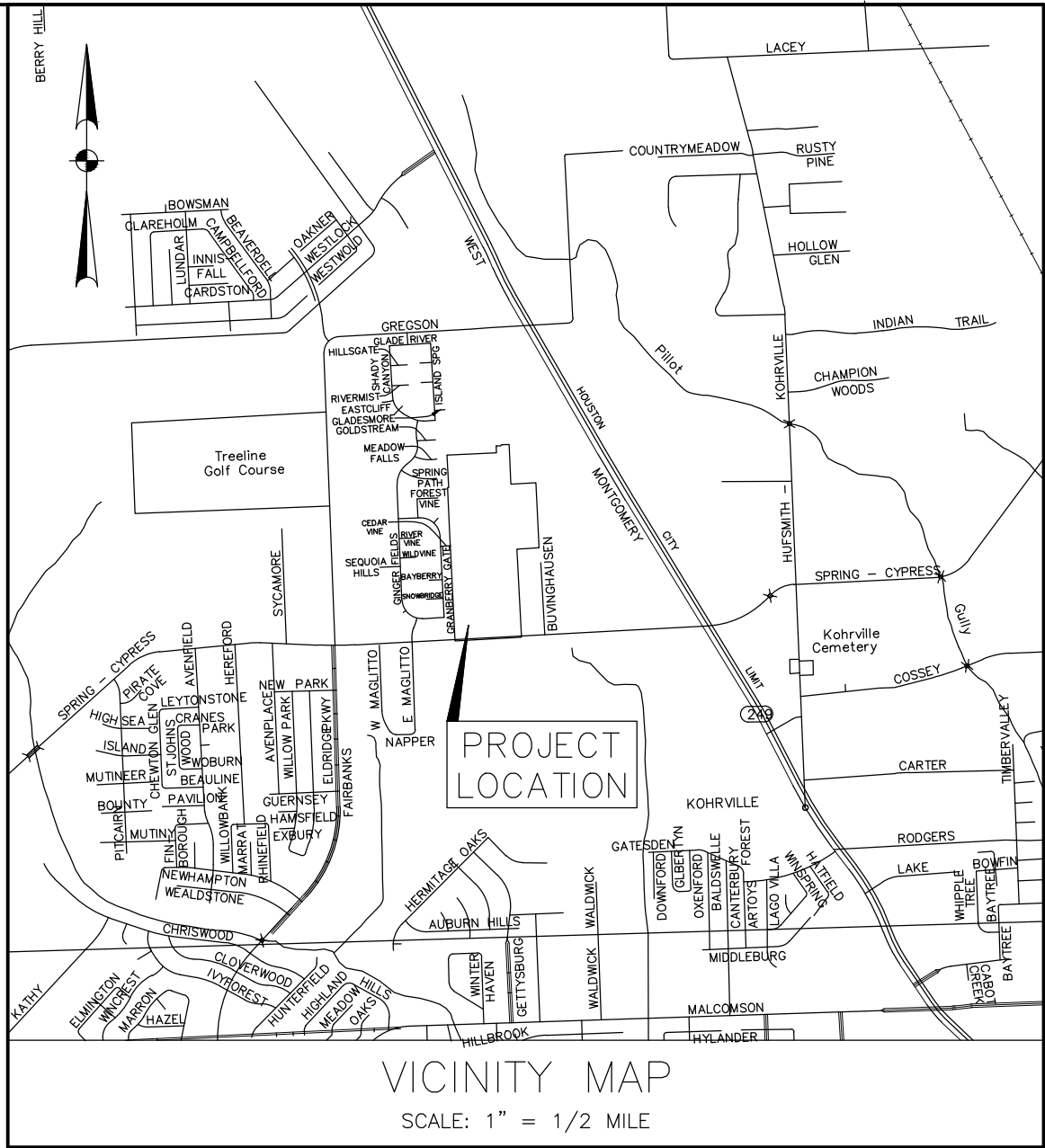
1. South 86 degrees 43 minutes 16 seconds West, a distance of 30.69 feet to a 5/8-inch iron rod with cap found for the northerly northwest corner of said Restricted Reserve "B" and an interior corner of the herein described tract;
2. South 15 degrees 27 minutes 28 seconds East, a distance of 37.00 feet to a 5/8-inch iron rod with M.S.G. cap set for the beginning of a curve to the right;
3. 57.39 feet along the arc of said curve to the right, having a radius of 270.00 feet, a central angle of 12 degrees 10 minutes 44 seconds, and a chord that bears South 09 degrees 22 minutes 06 seconds East, a distance of 57.28 feet to a 5/8-inch iron rod with cap found for a point of tangency;
4. South 03 degrees 16 minutes 44 seconds East, a distance of 13.87 feet to a 5/8-inch iron rod with cap found for an angle point;
5. South 58 degrees 10 minutes 51 seconds West, a distance of 90.00 feet to a 5/8-inch iron rod with M.S.G. cap set for an angle point;
6. South 86 degrees 43 minutes 16 seconds West, a distance of 55.00 feet to a 5/8-inch iron rod with cap found at the westerly northwest corner of said Restricted Reserve "B" and an interior corner of the herein described tract;
7. South 03 degrees 16 minutes 44 seconds East, a distance of 30.00 feet to a 5/8-inch iron rod with M.S.G. cap set on the north R.O.W. line of Spring Cypress Road (eighty-feet wide per H.C.C.F. No. 2010026564 and F.C. No. 615048 H.C.M.R.) at the southwest corner of said Restricted Reserve "B" and the southerly southeast corner of the herein described tract;

THENCE, with the north R.O.W. line of said Spring Cypress Road, South 86 degrees 43 minutes 16 seconds West, a distance of 147.42 feet to a 5/8-inch iron rod with M.S.G. cap set for the southwest corner of the herein described tract;

THENCE, through and across said Restricted Reserve "A" and Restricted Reserve "C", North 02 degrees 52 minutes 19 seconds West, a distance of 220.01 feet to a 5/8-inch iron rod with M.S.G. cap set on the south line of Lot 26, Block 4 of said Trails of Cypress Lakes Sec 1, on the north line of said Restricted Reserve "C", for the northwest corner of the herein described tract;

THENCE, with the north line of said Restricted Reserve "C", and the south line of said Block 4, North 86 degrees 43 minutes 16 seconds East, a distance of 288.09 feet to a point on the lid of a storm manhole on the west R.O.W. line of said Trails Cypress Boulevard, for the northeast corner of said Restricted Reserve "C" and the herein described tract;

THENCE, with the west R.O.W. line of said Trails Cypress Boulevard and the east lines of said Restricted Reserve "A" and Restricted Reserve "C", South 15 degrees 27 minutes 28 seconds East, a distance of 40.92 feet to the POINT OF BEGINNING and containing 1.287 acre (95,164 square feet) of land.



- NOTES
1. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF COMMITMENT FOR TITLE INSURANCE ISSUED BY ALAMO TITLE INSURANCE, G.F. No. ATCH-01COM-ATCH15051787JP, EFFECTIVE DATE OF POLICY JULY 7, 2015, ISSUE DATE OF JULY 14, 2015, WITH REGARD TO ANY RECORDED EASEMENTS, RIGHTS-OF-WAY OR SETBACKS AFFECTING THE SUBJECT PROPERTY. NO ADDITIONAL RESEARCH REGARDING THE EXISTENCE OF EASEMENTS, RESTRICTIONS, OR OTHER MATTERS OF RECORD HAS BEEN PERFORMED BY THE SURVEYOR.
 2. BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS COORDINATE SYSTEM OF 1983, (NAD83) SOUTH CENTRAL ZONE, PER GPS OBSERVATIONS.
 3. ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP No. 48201C0240M, REVISED DATE JUNE 9, 2014, THE SUBJECT PROPERTY LIES WITHIN ZONE X (UNSHADED), AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
 4. SURVEYED TRACT SUBJECT TO RESTRICTIVE COVENANTS RECORDED IN F.C. No. 615048, H.C.M.R. AND H.C.C.F. No. 20070513869, 20070542032, 20100325031, 20100325032, 2010020575, 20100358167, AND 2010104401.
 5. SURVEYED TRACT SUBJECT TO A 15' DRAINAGE EASEMENT ON EACH SIDE OF ALL NATURAL DRAINAGE COURSES. SURVEYOR FOUND NO EVIDENCE OF SUCH DRAINAGE COURSES ON SURVEYED TRACT.
 6. A METES AND BOUNDS DESCRIPTION OF THE SUBJECT PROPERTY WAS PREPARED IN CONJUNCTION WITH AND ACCOMPANIES THIS SURVEY.

TO: SPRING CYPRESS INVESTMENTS, L.P.; E Z FLOORS, INC.; AND ALAMO TITLE INSURANCE,

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS AND INCLUDES ITEMS 1, 2, 3, 4, 7(a), 8, 9, 11(a), 13, AND 14 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON JULY 20, 2015.

DATED THIS THE 10TH DAY OF AUGUST, 2015.

PRELIMINARY. THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL DOCUMENT.

FOR REVIEW: 08/20/2015

CAROLYN J. QUINN, RPLS
TEXAS REGISTRATION No. 6033
JARDINE@MILLERSURVEY.COM



SPRING CYPRESS RD TOMBALL, TX 77377

REVISED:	8/20/15 ADD LABELS FOR PROPOSED EASEMENTS
REVISED:	8/7/15 REMOVE WEST 200' OF RESERVE "A"

ALTA/ACSM LAND TITLE SURVEY
1.287 ACRES
LOCATED IN THE
WILLIAM PERKINS SURVEY, A-621
HARRIS COUNTY, TEXAS.

MILLER
SURVEY GROUP
www.millersurvey.com

1760 WEST SAM HOUSTON PARKWAY NORTH * HOUSTON, TEXAS 77043
PHONE 713-413-1900 * FAX 713-413-1944
TEXAS FIRM REGISTRATION NO. 10047100

JOB NO.: 997-BDY	SCALE: 1"= 30'	DATE: 7/25/15	FIELD BOOK: 15039-JH
DWG. NO.: 997-RESERVE A.DWG	DRAWN BY: DRR	CHECKED BY: CJQ	M&B No.: 151205