

YOUNG, JOE et al
59.58 Ac.
VOL. 216, PG 244
D.R.M.C.

GHLC, Ltd
RESIDUAL OF 393.71
C.C.F. #2004-109404
R.P.R.M.C.

GRAND HARBOR SECTION NINE
CABINET X, SHEET 01
M.R.M.C.

CITY OF MONTGOMERY (CITY LIMITS)

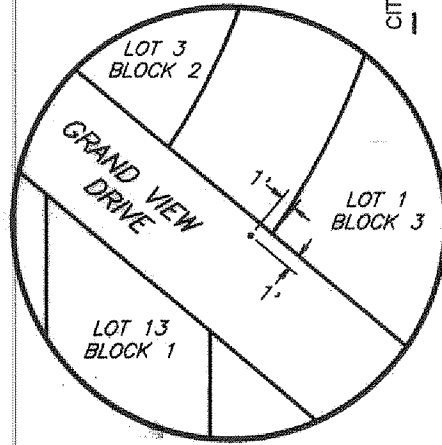
CITY OF MONTGOMERY (CITY LIMITS)
APPROX. 170' NORTH
(SCALED)

$R=330.00'$ $D=3'00''12'$ $17.30'$
 $Ch=588'23'55''E$ $17.30'$

APPROX. 900' WEST (SCALED)
APPROX. 2640' EAST
TO THE CITY OF MONTGOMERY
E.T.J. LINE

100' DIAMETER
TEMPORARY TURN-AROUND
(SEE NOTE 4)

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-BENCH MARK-

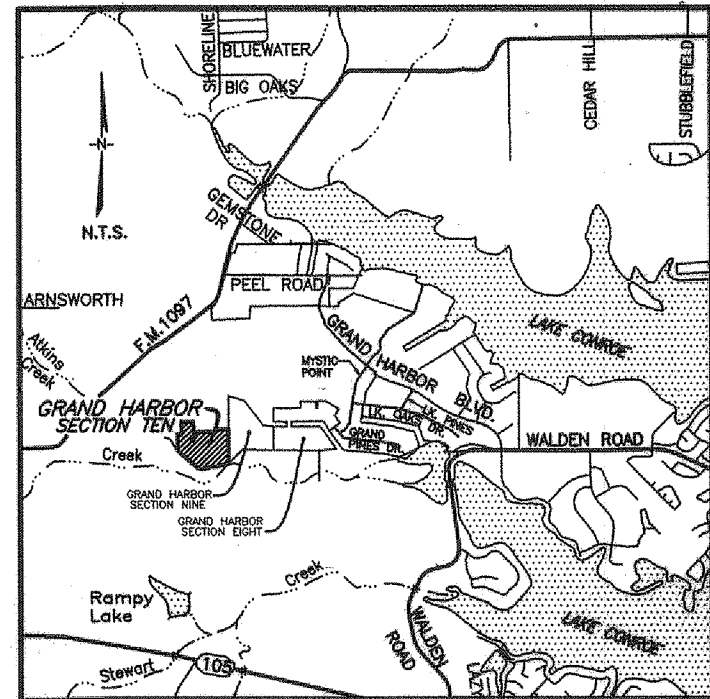
3" BRASS DISK SET IN A CONCRETE COLUMN
6" IN DIAMETER, THREE FEET DEEP AND BURIED
FLUSH WITH NATURAL GROUND.
STAMPED: GH 10 - ELEV. = 222.00'

APPROX. LOCATION OF
100-YEAR FLOODPLAIN
PER FEMA

OWEN SHANNON SURVEY, A-36

APPROX.
7130' SCALED

JOHN CORNER SURVEY, A-8



-VICINITY MAP-
MONTGOMERY COUNTY KEY MAP
PAGE: 123 BLOCK: L0

APPROX. LOCATION OF
ATKINS CREEK

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NOTES:

- PORTIONS OF THIS PROPERTY ARE LOCATED IN ZONE "AE" AND ARE PARTIALLY WITHIN THE 100-YEAR FLOODPLAIN AS SHOWN ON FIRM COMMUNITY PANEL NO. 48333C0195 F. EFFECTIVE DATE DECEMBER 19, 1996. THE BASE FLOOD ELEVATION FOR THIS PROPERTY RANGES FROM ELEVATION 215 TO ELEVATION 221.
- BFE** DENOTES THE APPROX. LOCATION OF THE BFE AS SCALED FROM THE FEMA MAP.
- ALL CORNERS ARE SET 5/8" IRON RODS W/CAP UNLESS OTHERWISE SHOWN OR NOTED.
- CROSS-HATCHED AREA IS TEMPORARY EASEMENT FOR TURN-AROUND UNTIL STREET IS EXTENDED N89°54'01"W IN A RECORDED PLAT.
- THERE IS HEREBY DEDICATED A 5' (FIVE FOOT) BUILDING LINE, UTILITY/DRAINAGE EASEMENT ALONG ALL SIDE LOT LINES UNLESS OTHERWISE SHOWN.
- THE GENERAL DRAINAGE PLAN FOR THIS PROJECT IS BASED ON U.S.G.S. QUADRANGLE MAPS AND INITIAL FIELD INSPECTIONS. THE ENGINEER AND DEVELOPER RESERVE THE RIGHT TO MAKE MINOR CHANGES AND ADJUSTMENTS TO THE LOCATIONS OF DRAINAGE STRUCTURES TO BETTER CONFORM TO THE NATURAL TOPOGRAPHY.
- THIS PROPERTY IS SUBJECT TO A RESTRICTED WATER QUALITY ZONE AS GOVERNED BY THE SAN JACINTO RIVER AUTHORITY AND RECORDED IN VOL. 741, PAGE 445 OF THE DEED RECORDS OF MONTGOMERY COUNTY, TEXAS.
- M.R.M.C. DENOTES MAP RECORDS MONTGOMERY COUNTY, D.R.M.C. DENOTES DEED RECORDS MONTGOMERY COUNTY & R.P.R.M.C. DENOTES REAL PROPERTY RECORDS MONTGOMERY COUNTY.

SCALE: 1"=100'
DATE: APRIL, 2005
0 100 200 300

-FINAL PLAT-

**GRAND HARBOR
SECTION TEN**

29 LOTS * 3 BLOCKS

A SUBDIVISION OF 33.817 AC. OF LAND
IN THE OWEN SHANNON SURVEY, A-36
AND THE JOHN CORNER SURVEY, A-8
MONTGOMERY COUNTY, TEXAS

BOUNDARY / CENTERLINE DATA

LINE	BEARING/CHORD	DIST./ARC	RADIUS	DELTA	CHORD DIST.
L1	S68°22'10"W	142.41'	---	---	---
L2	N80°51'44"W	96.23'	---	---	---
L3	S66°57'16"W	127.15'	---	---	---
L4	S84°35'57"W	187.45'	---	---	---
L5	S64°45'09"W	100.17'	---	---	---
L6	S80°50'47"W	148.20'	---	---	---
L7	N77°21'22"W	111.39'	---	---	---
C1	S16°38'39"W	193.69'	313.03'	35°27'05"	190.61'
L8	S50°07'50"E	70.26'	---	---	---
C2	N17°08'52"E	243.73'	383.03'	36°27'32"	239.64'
L9	N01°04'54"W	53.77'	---	---	---
C3	S86°37'51"W	36.32'	300.00'	6°56'15"	36.30'
L10	N89°54'01"W	50.00'	---	---	---
C4	S75°48'07"W	219.65'	440.12'	28°35'43"	217.38'
L11	S61°30'16"W	62.34'	---	---	---
C5	N84°12'48"W	598.34'	500.00'	68°33'52"	563.27'
L12	N50°07'50"W	359.43'	---	---	---
C6	N70°00'56"W	208.23'	300.00'	39°46'11"	204.08'
L13	N89°54'01"W	95.59'	---	---	---

OWNER: FOS & J, Inc. a Texas Corporation
15450 Walden Road - Montgomery, Tx 77356

MAYER
SURVEYING
3706 WEST DAVIS - CONROE, TX, 77304