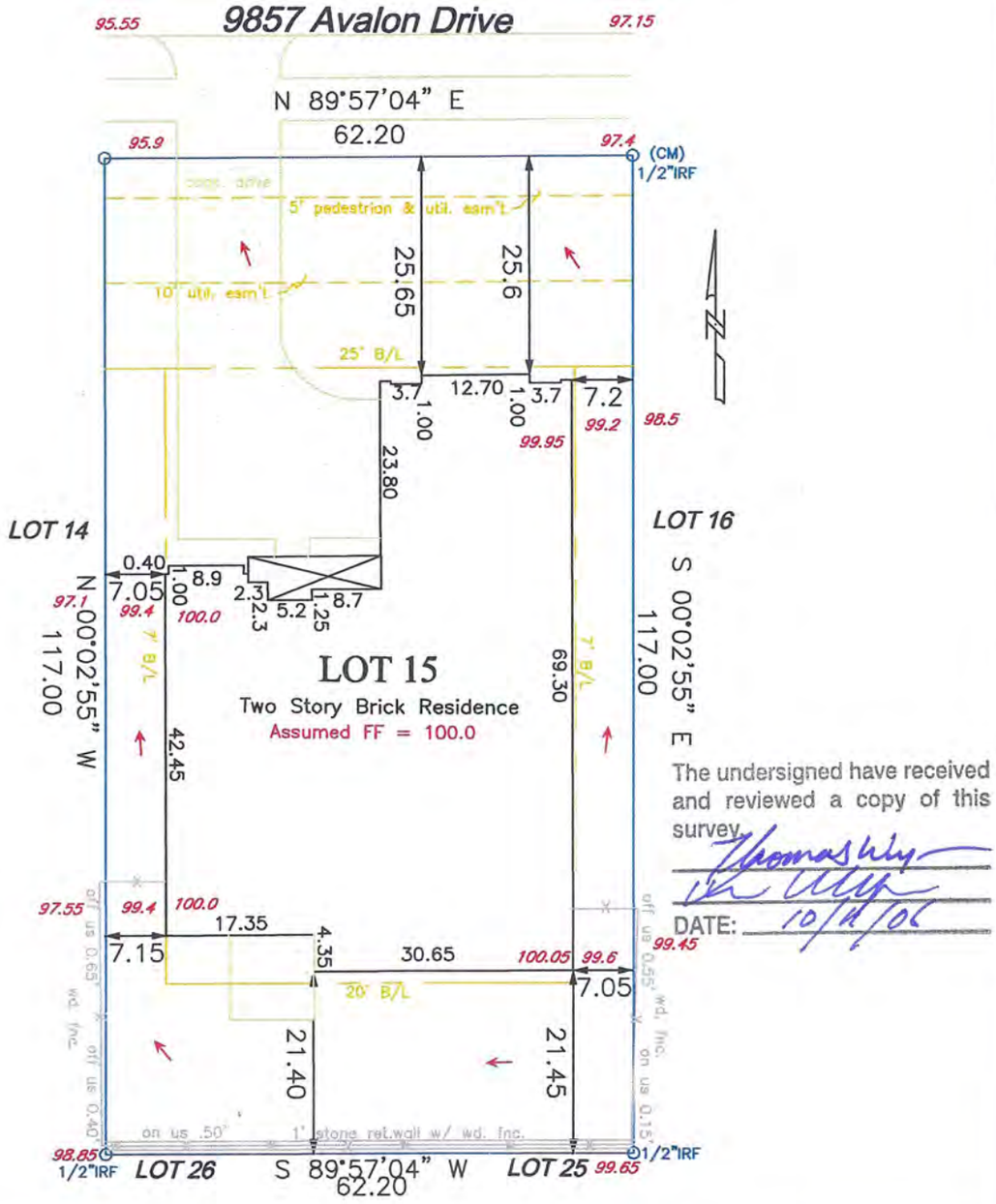
SURVEY PLAT

Address **9857 Avalon Drive** being Lot **15,** Block **F,** of **Crown Ridge, Phase 1**, an Addition to the City of Frisco, Collin County, Texas, according to the Plat thereof recorded in **Volume R, Page 88,** Map Records, Collin County, Texas.



The undersigned have received and reviewed a copy of this survey.

DATE: 10/11/06

Scale: **1"=20'** Date: **9/14/06** Revised: _ **WLS** Job No. **060039 filed in plat**

Title commitment/Survey Request File No. GN **SP06303236**, Dated: **10/4/06**

NOTES: **(1)** Source bearing is based on recorded plat unless otherwise noted. **(2)** Drainage arrows, if shown, were determined by elevations shown hereon. **(3)** (CM) = Controlling monument. **(4)** Surveyor's seal will appear with red ink on originals. **(5)** Subject property is affected by any and all notes, details, and easements, and other matters, that are shown on or as part of the recorded plat and/or as part of a title commitment/survey request. **(6)** No part of the subject property is shown to lie within a Special Flood Hazard Area inundated by 100 year flood per Map No. 48085 C 0260 G of the F.E.M.A. Flood Insurance rate Maps for Collin County, Texas and Incorporated Areas dated January 19, 1996. (Zone X). **(7)** Property is subject to a) Covenants, terms, conditions, easement and assessments recorded in Volume 6003, page 4909. b) Designation of Managing Agent recorded in Instrument File Number 2005-0171682 and Volume 6060, Page 13. c) Terms, conditions and stipulations recorded in Volume 5869, Page 6294. **(8)** The following easement does not affect the subject property: a) Drainage easement granted to City of Frisco, recorded in Volume 5362, Page 5254. b) Easement granted to Denton County Electric recorded in Volume 467, Page 374, as amended in Volume 3512, Page 136.

CERTIFICATION

On the basis of my knowledge, information and belief, I certify to Hexter-Fair Title Company that as a result of a survey made on the ground to the normal standard of care of Registered Professional Land Surveyors practicing in the State of Texas, I find the plat hereon is true, correct, and accurate as to the boundaries of the subject property, and if shown, location and type of buildings and visible improvements hereon.

STATE OF TEXAS
REGISTERED
JOEL WILHITE
5190
PROFESSIONAL
LAND SURVEYOR

W.L.S.

Wilhite Land Surveying, INC.

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