General Notes:

1. PROPERTY LIES WITHIN THE CITY LIMITS OF THE CITY OF KATY, HARRIS COUNTY, REINVESTMENT ZONE NUMBER ONE, CIT OF KATY, TEXAS AND PARTIALLY WITHIN HARRIS-FORT BEND COUNTIES M.U.D. NO.4

2. BASIS OF BEARING ORIENTATION BASED ON REPLAT OF UNRESTRICTED RESERVE "1-5" OF KATY MILLS SUBDIVISION AS RECORDED UNDER F.C. NO. 444042 H.C.M.R.

3. EASEMENTS AND OTHER RESTRICTIONS OF RECORD WHICH APPEAR IN THE COMMITMENT FOR TITLE INSURANCE ISSUED BY CHICAGO TITLE INSURANCE COMPANY, GF NO. TNB1093 EFFECTIVE DATE MARCH 3, 2003, ISSUED DATE MARCH 17, 2003 ARE SHOWN OR REFERENCE HEREON. NO ADDITONAL RESEARCH REGARDING THE EXISTENCE OF EASEMENTS, RESTRICTIONS OR OTHER MATTERS OF RECORD HAS BEEN PERFORMED BY THE SURVEYOR. SURVEYOR DID NOT ABSTRACT SUBJECT TRACT.

4. RECORDS RESEARCH FOR BOUNDARY SURVEY PERFORMED BY CHICAGO TITLE INSURANCE CO., HOUSTON, TEXAS.

5. THIS SURVEY DOES NOT PROVIDE AND DETERMINATION CONCERNING WETLANDS, FAULTLINES, TOXIC OR HAZARDOUS WASTE AREAS, SUBSIDENCE, OR ANY OTHER ENVIRONMENTAL OR GEOLOGICAL ISSUES.

6. SQUARE FOOTAGE TOTALS SHOWN HEREON ARE BASED ON MATHEMATICAL CLOSURES AND DO NOT NECESSARILY REPRESENT THE POSITIONAL ACCURACY OF THE BOUNDARY MONUMENTS.

7. A METES AND BOUNDS DESCRIPTION DATED JULY 30, 2003 ACCOMPANIES THIS PLAT.

8. A SURVEYOR'S REPORT DATED OF EVEN DATE ACCOMPANIES THIS PLAT.

Title Commitment Schedule B Notes:

1. (SCHEDULE B, ITEM 1)
TRACT SUBJECT IS NOT SUBJECT TO THE FOLLOWING RESTRICTIONS:
F.C. No's. 411140, 431145, & 444042 H.C.M.R.
AND UNDER SLIDE NUMBERS 1807/A AND 1939/A F.B.C.P.R.
F.B.C.C.F. No's. 1999026751, AMENDED UNDER 1999026752
H.C.C.F. No's. T635280, AMENDED UNDER T635281
H.C.C.F. No's. U474681, U478296 and W327268

2. (SCHEDULE B, ITEM 12B)
ADDITIONAL EASEMENT AREA PER
F.B.C.C.F. No. 1999026751 & H.C.C.F. No. T635280
AMENDED F.B.C.C.F. No. 1999026752 & T635281

3. (SCHEDULE B, ITEM 12C)
EASEMENTS AS SHOWN ON UTILITY LAYOUT PLAN ARE AMBIGUOUS
AS PER H.C.C.F. No's. U474681 & U478296.

4. (SCHEDULE B, ITEM 12D)
NON-EXCLUSIVE,PERPETUAL EASEMENT FOR INGRESS & EGRESS
APPROXIMATE LOCATION PER H.C.C.F. No's. U474681 & U478296

FEMA Flood Zone:

BASED ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO.48201C0595 J, REVISED DATED NOVEMBER 6, 1996, INDICATES THAT THE SUBJECT TRACT HEREBY SURVEYED LIES WHOLLY WITHIN ZONE X (UNSHADED), DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN.

NOTE: THIS STATEMENT IS BASED ON THE SCALED LOCATION OF SAID TRACT ON THE ABOVE REFERENCED MAP. THIS INFORMATION IS TO BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOOD CONDITIONS.

NOTE: THIS STATEMENT IS BASED ON THE SCALED LOCATION OF SAID TRACT ON THE ABOVE REFERENCED

Benchmark:

REFERENCE BENCHMARKS:
NORTH RIM OF STORM MANHOLE
(Per plans MH@R-4991)
ELEV=133.48

ON-SITE BENCHMARKS:

TBM NO.1: "X" cut in concrete of Inlet
(72' South of the street intersection of Market Place and 28' west of Madison Drive)
ELEV=133.25

TBM NO.2: North Rim of Sanitary Manhole
(172' east of the southwest corner of the subject tract)
ELEV=134.49

Utility Notes:

1. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION, ATLAS MAPS AS MAY BE AVAILABLE FROM UTILITIES OR OTHER UTILITY COMPANIES, AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED; ALTHOUGH, HE/SHE DOES STATE THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.

⚠1 2. WATER SERVICE IS PROVIDED BY CITY OF KATY (PUBLIC WORKS) 281-391-4820

3. SANITARY SERVICE IS PROVIDED BY CITY OF KATY (PUBLIC WORKS) 281-391-4820

4. ELECTRIC SERVICE IS PROVIDED BY: CENTER POINT - 713-207-4624

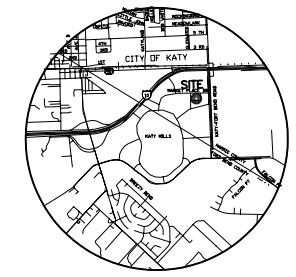
5. NATURAL GAS SERVICE IS PROVIDED BY: CENTER POINT- 713-207-4624

6. TELEPHONE SERVICE IS PROVIDED BY TXU COMMUNICATIONS - 281-396-5000

Legend

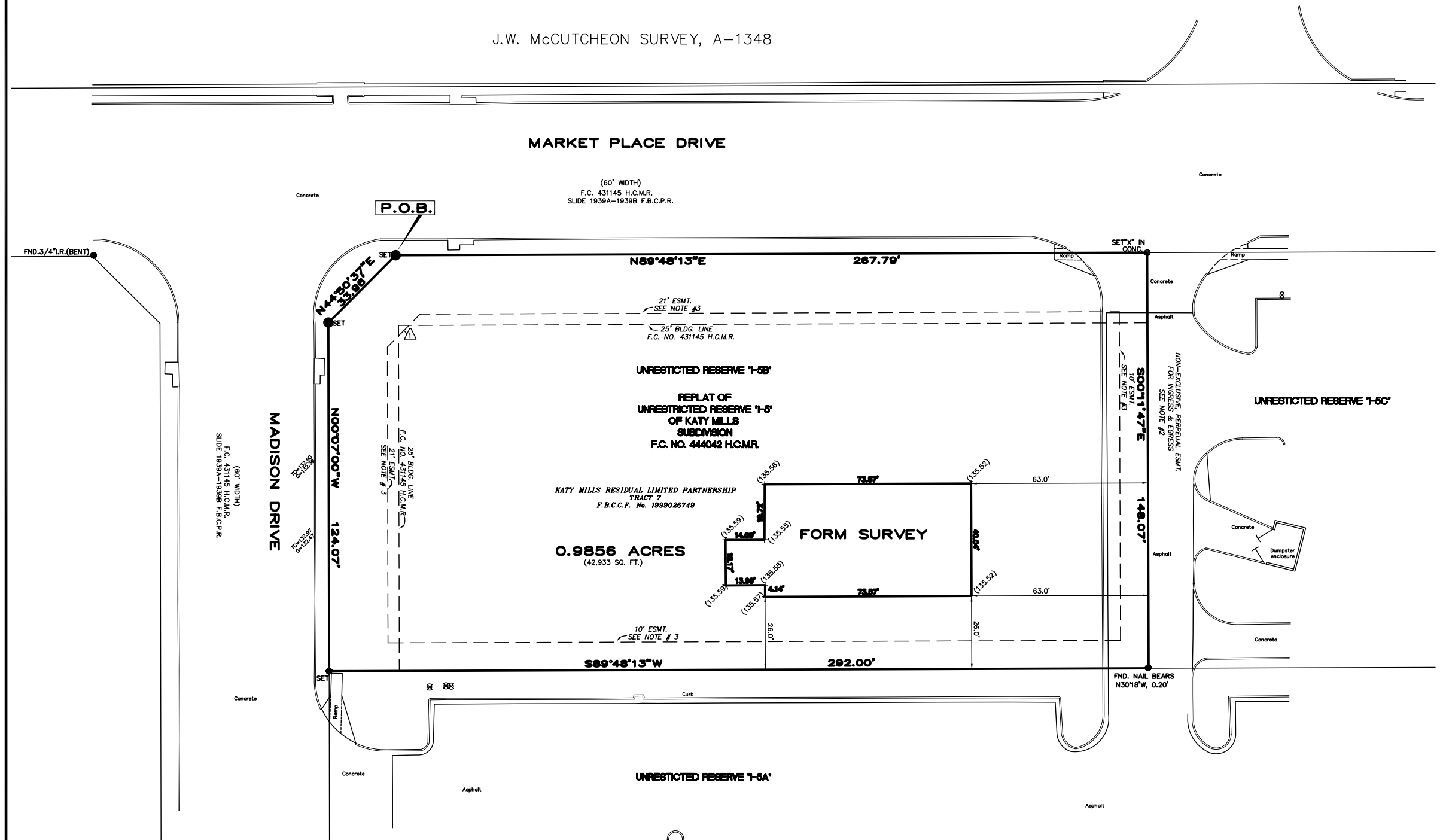
- Iron rod with cap
- Power pole
- "x" in concrete
- Light pole
- Sign
- Water valve
- Fire hydrant
- Light standard
- Manhole
- Inlet
- Irrigation control valve
- Oak tree
- Crepe myrtle
- Iron rod

BC= Back of Curb
G= Gutter
FL= Flow Line
H.C.M.R. Harris County Map Records
H.C.C.F. Harris County Clerk File
O.P.R.O.R.P. Official Public Records of Real Property
FND. I.R. Found Iron Rod
FND. G.I.P. Found Galvanized Iron Pipe
Set Set 5/8" Iron Rod with "GS" Cap



VICINITY MAP - N.T.S.

J.W. McCUTCHEON SURVEY, A-1348



Surveyor's Statement:

I hereby state to Taco Bell of America, Inc., a Delaware Corporation, and its affiliates, and Chicago Title Insurance Company that this plat represents a survey made by me or under my supervision on the 29th of July, 2003 of the real property described as follows:

METES AND BOUNDS DESCRIPTION OF A 0.9856 OF ONE ACRE
TRACT OUT OF THE J.W. McCUTCHEON , ABSTRACT NO. 1348,
CITY OF KATY, HARRIS COUNTY, TEXAS

Being a 0.9856 of one acre (42,933 square feet) tract of land out of the J.W. McCutcheon Survey, Abstract No. 1348, Harris County, Texas, and being all of Unrestricted Reserve "1-5B" of the Replat of Unrestricted Reserve "1-5" of Katy Mills subdivision as recorded under Film Code Number 444042 of the Harris County Map Records (H.C.M.R.) and being a portion of designated Tract 7 as conveyed to Katy Mills Residual Limited Partnership as recorded under Fort Bend County Clerk File (FBCCF) No. 1999026749; said 0.9856 of one acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a set 5/8-inch iron rod with plastic cap stamped GS at the southeast corner cutback at the intersection of the south right of way line of Market Place Drive (called 60 foot width per F.C. 431145 H.C.M.R.) and the east right of way line Madison Drive (called 60 foot width per F.C. 431145 H.C.M.R.);

THENCE, North 89°48'13" East, along the south right of way line Market Place Drive and the north line of Unrestricted Reserve "1-5B", a distance of 267.79 feet to a set "X" in concrete for the northeast corner of said Unrestricted Reserve "1-5B" and the northwest corner of Unrestricted Reserve "1-5C";

THENCE, South 00°11'47" East, along the common line of said Unrestricted Reserve "1-5B" and Unrestricted Reserve "1-5C", a distance of 148.07 feet to a point in the north line of Unrestricted Reserve "1-5A" and for the southeast corner of Unrestricted Reserve "1-5B" and the southwest corner of Unrestricted Reserve "1-5C", from which a found nail bears North 30°18' West, a distance of 0.20 feet;

THENCE, South 89°48'12" West, along the common line of said Unrestricted Reserve "1-5B" and Unrestricted Reserve "1-5A", a distance of 292.00 feet to a set 5/8-inch iron rod with plastic cap stamped GS in the east right of way line of said Madison Drive for the southwest corner of said Unrestricted Reserve "1-5B" and the northwest corner of said Unrestricted Reserve "1-5A";

THENCE, North 00°07'00" West, along the east right of way line of Madison Drive and the west line of said Unrestricted Reserve "1-5B", a distance of 124.07 feet to a set 5/8-inch iron rod with plastic cap stamped GS at the said corner cutback;

THENCE, North 44°50'37" East, along the said corner cutback, a distance of 33.96 feet to the POINT OF BEGINNING and containing 0.9856 (42,933 square feet) of one acre of land.

and said survey and plat conform to Yum! Brand Survey Requirements, and the "minimum standard detail requirements for ALTA/ACSM land title surveys" jointly established and adopted by ALTA/ACSM, and NSPS in 1999, and includes Items 1, 2, 3, 8, 9, 10, 13, and 17 (Yum! Brands Survey Requirements) of Table A. Pursuant to accuracy standards as adopted by ALTA, ACSM, and NSPS and in effect on the date of the survey, the positional uncertainties do not exceed the allowable positional tolerance.

Grace Y. Cervin, R.P.L.S. No. 5564 Date

An ALTA/ACSM Boundary & Topographic Survey of a 0.9856 Acre Tract of Land out of the J.W. McCutcheon Survey, Abst. No. 1348 City of Katy, Harris County, Texas

	Revisions:	Date	DR	CK
1	Revise 21' Esmt. & Utility Company Names and Numbers	08-11-03		
2	Revised Surveyors certification.	09-03-03		

GeoSolutions, Ltd.
15711 West Hardy Road, Suite #8 Tel: 281-447-1586
Houston, TX. 77060 Fax: 281-447-1589

YUM #12-3468
Located at: MARKEY PLACE DRIVE & MADISON DRIVE
KATY, TEXAS

Drawing By: G.C.	Date: 07/29/03	Scale: 1" = 20'
Checked By: G.C.	F.B.: --	Drawing Name 03003067.DWG
Project No. 03003067	Atlas/KM No. 484	