



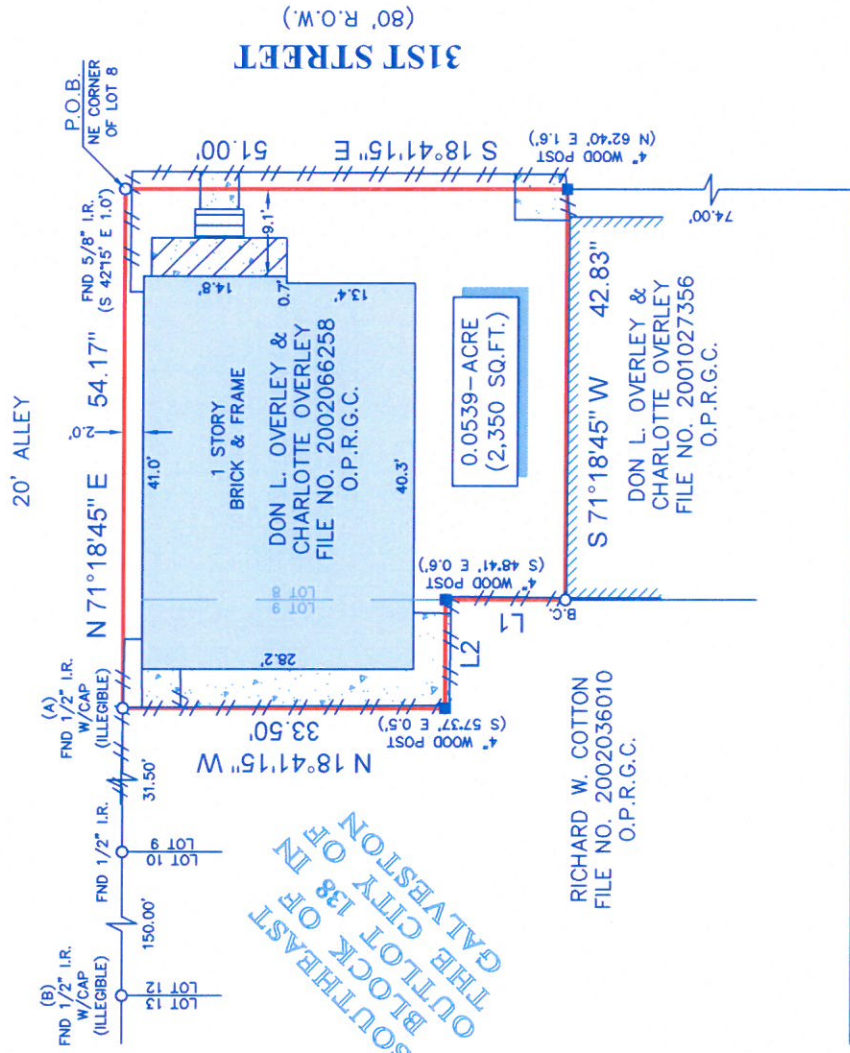
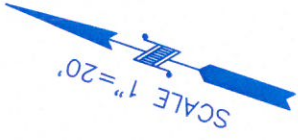
LEGEND

	CONCRETE		FENCE		WOOD
	COVERED AREA		ADJOINING RESIDENCE		
	STEPS				



LINE	BEARING	DISTANCE
L1	N 18°41'15" W	12.50
L2	S 71°18'45" W	11.33'

M.B. MENARD
SURVEY
ABSTRACT 628

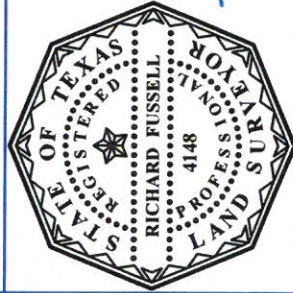


AVENUE "S"
(70' R.O.W.)

NOTES:

- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE 4204, NAD 83. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF INFORMATION CONTAINED IN A TITLE REPORT PER THE REQUEST OF THE BUYER.
- THIS SURVEY IS CERTIFIED TO STACEY DAWN REALTY FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.

LEGAL DESCRIPTION: A TRACT OF LAND CONTAINING 0.0539 ACRE (2,350 SQUARE FEET) SITUATED IN THE M.B. MENARD SURVEY, ABSTRACT 628, GALVESTON COUNTY, TEXAS, BEING A TRACT OF LAND OUT OF LOT 8 AND LOT 9 IN THE SOUTHEAST BLOCK OF OUTLOT 138 IN THE CITY OF GALVESTON, IN GALVESTON COUNTY, TEXAS. SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS ATTACHED.



SURVEYORS CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE
TRUE AND ACCURATE POSITION OF THE COURSE OF A
BOUNDARY SURVEY COURSE AS SHOWN THEREON ON
JUNE 7, 2019, AND THAT THIS PLAT SUBSTANTIALLY
COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY
THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND
THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS
EXCEPT AS SHOWN.

Richard Fussell
RICHARD FUSSELL
RPS# 4148

CLIENT: TBD

ADDRESS: 2415 31ST STREET

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Survey 1, Inc.
Your Land Survey Company

FIELD CREW: TECH: SF
JJ

DRAFTER: LG3
FINAL CHECK: EF

DATE: 6-13-19

JOB#

Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

6-73824-19