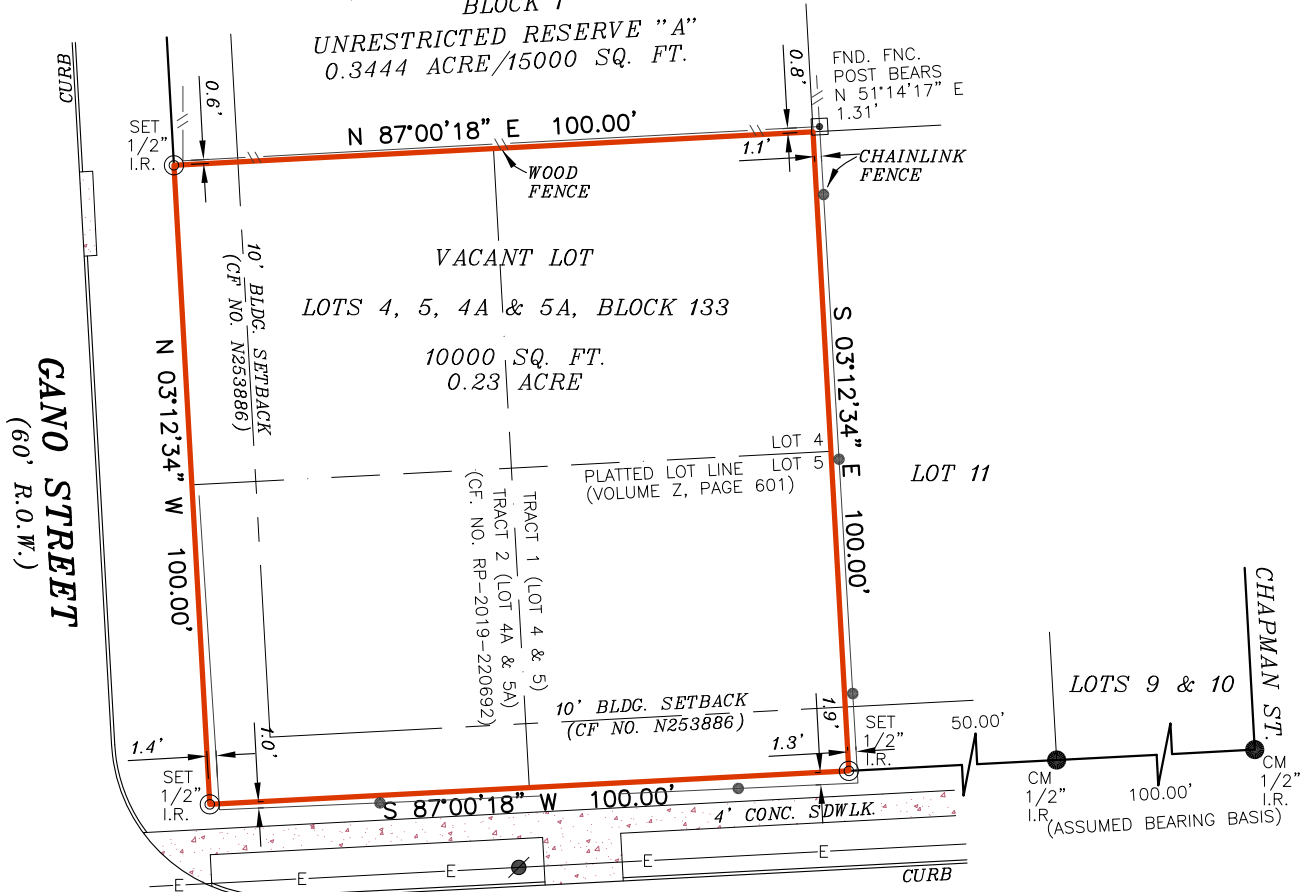


ST. PATRICK CHURCH WALKER ADDITION
(FILM CODE NO. 680254)
BLOCK 1

UNRESTRICTED RESERVE "A"
0.3444 ACRE/15000 SQ. FT.



LOT:
LOTS 4, 5, 4A & 5A

NOTE:
THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY WESTCOR LAND TITLE INSURANCE COMPANY GF NO. 9994-19-3127 ISSUED ON 09/18/2019.

BASIS OF BEARING, FILM CODE NO. 680254, MAP OR PLAT RECORDS OF HARRIS COUNTY, TEXAS.

THE ORIGINAL PLAT RECORD IS ILLEGIBLE AND WITHOUT BEARINGS. THIS REPRESENTATION IS SURVEYOR'S BEST INTERPRETATION OF RECORD INFORMATION.

FLOOD INFORMATION
FIRM: 48201C PANEL: 0690 N
REV. DATE: 01/06/2017
ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS, THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

CAVALCADE STREET
(60' R.O.W.)

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- WOOD FENCE
- CHAINLINK FENCE
- OVERHEAD ELECTRIC
- PLATTED LOT LINE
- SET 1/2" IRON ROD WITH CAP
- FOUND IRON ROD
- FENCE POST
- POWER POLE
- CONTROL MONUMENT

GRAPHIC SCALE



I, DONALD MATT COOKSTON, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to PATTEN TITLE COMPANY and MADISON OZ, LLC that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey. Lot(s) SEE ABOVE, Block 133, RYON ADDITION recorded in Volume Z, Page(s) 601, of the Map/Deed and Plat Records of HARRIS County, Texas, located in the JOHN AUSTIN SURVEY, A-1
Borrower: MADISON OZ, LLC
Address: 1301 & 1303 CAVALCADE ST., HOUSTON, TX 77009 GF No. 9994-19-3127

LAND TITLE SURVEY

JOB NO.:	1909017242	NO.	REVISION	DATE
DATE:	09/28/19			
DRAWN BY:	IM			
APPROVED BY:	DMC			



SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: VOLUME Z, PAGE 60, DEED RECORDS, HARRIS COUNTY, TEXAS CLERK'S FILE NO. N253886, HARRIS COUNTY, TEXAS

PROPERTY PHOTOGRAPH:



FIRM REGISTRATION NO. 10190700

DONALD MATT COOKSTON, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 4733

COPYRIGHT ALL RIGHTS RESERVED TO OVERLAND CONSORTIUM INC.

Overland Consortium Inc.
Surveyors

Tel: 281-940-8869 Fax: 281-207-6476

1528 W. CONTOUR DR., SUITE 204, SAN ANTONIO, TX 78212