

CALLLED 2.50 ACRES
B.C.C.F. No. 03-079358

CALLLED 2.58 ACRES
B.C.C.F. No. 97-038623

CALLLED 1.76 ACRES
VOL. 1465. PG. 424, B.C.D.R.

FND 5/8" IR N90°00'00"E 135.94'

N90°00'00"E 363.02'

N00°39'00"W 445.68'

N00°00'00"W 434.67'

10' B.L.

10' B.L. S00°39'00"E 240.00' 10' B.L.

10' B.L. N00°39'00"W 120.00'

10' B.L.

333.02'

10' B.L.

S90°00'00"W 333.02'

N90°00'00"E 333.02'

10' B.L.

10' B.L.

333.02'

S90°00'00"W 363.02'

10' B.L.

10' B.L.

473.89'

S90°00'00"W 503.89'

LOT 1
3.003 ACRES

LOT 2
1.000 ACRE

LOT 3
1.000 ACRE

30' S00°39'00"E 120.00'

30'

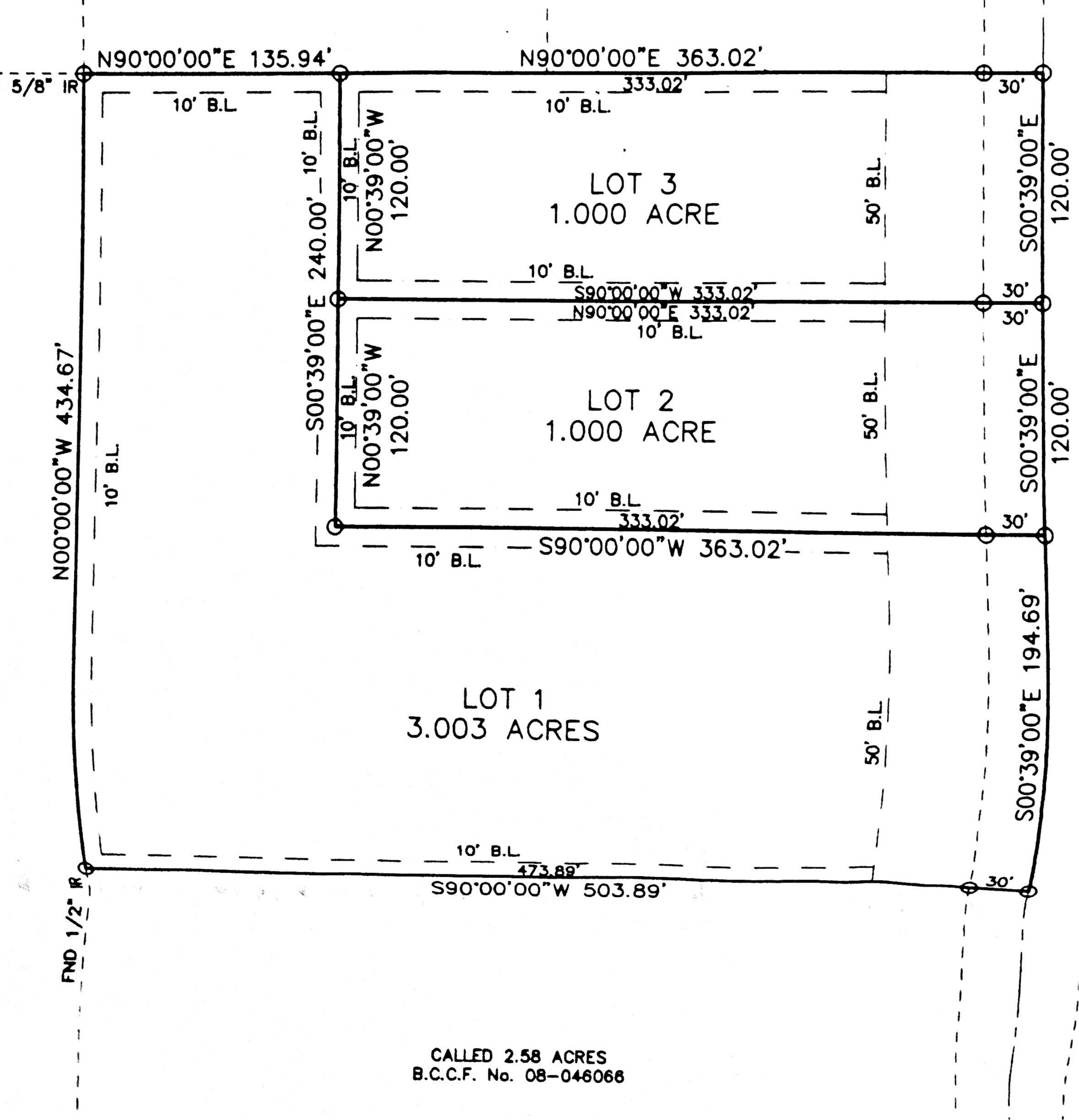
30' S00°39'00"E 120.00'

30'

S00°39'00"E 194.69'

30'

CALLLED 2.58 ACRES
B.C.C.F. No. 08-046066



CALLED 2.58 ACRES
B.C.C.F. No. 08-046068

SURVEYORS CERTIFICATE

THIS IS TO CERTIFY THAT I, J. RAY LANEY, A REGISTERED PROFESSIONAL SURVEYOR OF THE STATE OF TEXAS, HAVE PLATTED THE ABOVE SUBDIVISION FROM AN ACTUAL SURVEY ON THE GROUND; AND THAT ALL BLOCK CORNERS, LOT CORNERS, AND PERMANENT REFERENCE MONUMENTS HAVE BEEN SET, THAT PERMANENT CONTROL POINTS WILL BE SET AT THE COMPLETION OF CONSTRUCTION AND THAT THIS PLAT CORRECTLY REPRESENTS THAT SURVEY MADE BY ME. THERE ARE NO PIPELINES OR PIPELINE EASEMENTS, WITHIN THE BOUNDARIES OF THIS PLAT, EXCEPT AS SHOWN HEREON.


J. RAY LANEY
REGISTERED PROFESSIONAL LAND SURVEYOR No. 1718



OWNER—LOT 1:
ORETTA F. HODGE
5730 GINERIDGE DR.
HOUSTON, TEXAS 77053-3566
281-773-4701

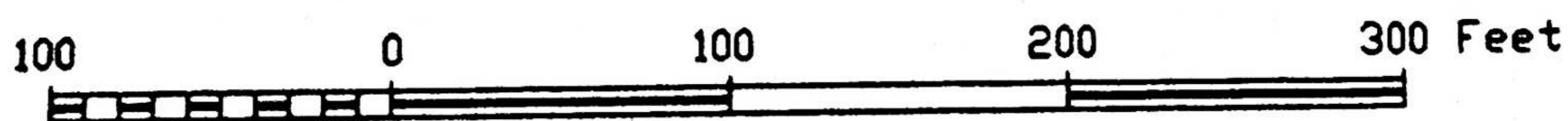
SURVEYOR:
LANEY SURVEYORS, INC.
J. RAY LANEY, RPLS
2018 MUSTANG LN
ROSHARON, TEXAS 77583
281-489-8445

DATE: SEPTEMBER 1, 2013

ABBREVIATED PLAT
OF
HODGE ESTATES

OF A 5.003 ACRE TRACT (CALLED 5.0005 ACRES), OUT OF A CALLED 10.2 ACRE TRACT,
RECORDED IN B.C.C.F. No. 97-015539 AND BEING LOT 538 OF THE EMIGRATION
LAND COMPANY SUBDIVISION, SITUATED IN THE CHARLES M. HAYS SURVEY,
SECTION 4, ABSTRACT 532, BRAZORIA COUNTY, TEXAS AND BEING THAT SAME
TRACT RECORDED IN B.C.C.F. No. 01-048966.

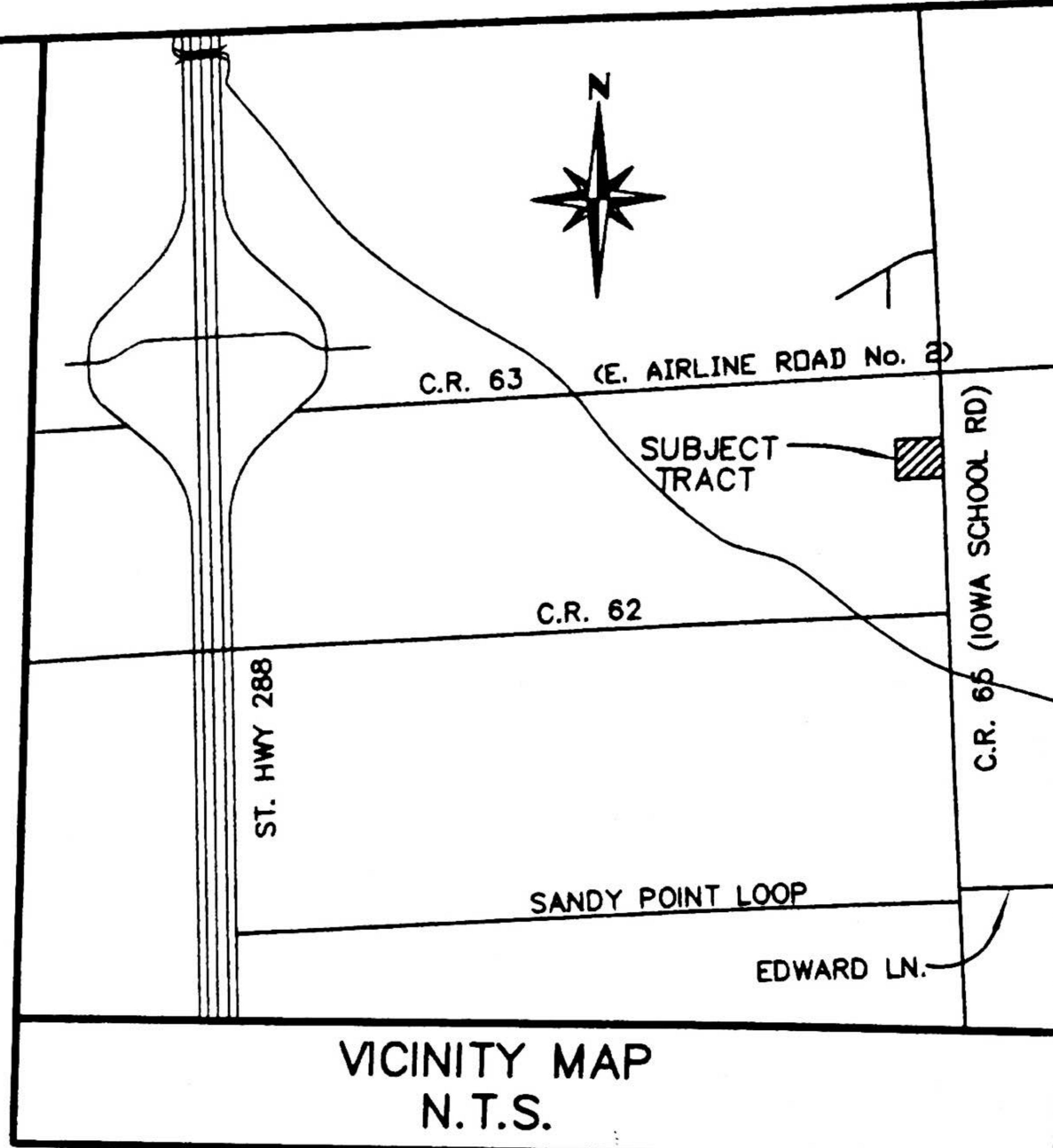
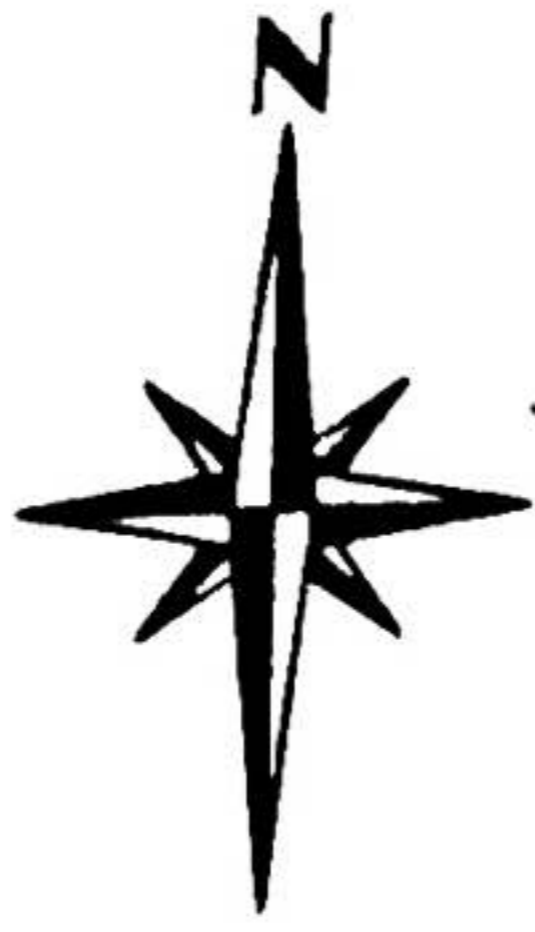
CONTAINING
3 LOTS 1 BLOCK



SCALE: 1" = 100'

LEGEND

IR - IRON ROD
B.L. - BUILDING SET BACK LINE
P.O.B. - POINT OF BEGINNING
B.C.C.F. - BRAZORIA COUNTY CLERK'S FILE
B.C.D.R. - BRAZORIA COUNTY DEED RECORD
FND - FOUND



FLOOD STATEMENT

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FIRM), MAP No. 48039C, PANEL No. 0120, SUFFIX H, DATED JUNE 5, 1989, THIS TRACT LIES IN ZONE "AE", WITH A BASE FLOOD ELEVATION (BFE) OF 47.0FT.

STRUCTURES BUILT ON LOTS IN THE DESIGNATED FLOOD PLAIN, MUST BE ELEVATED TO 24" ABOVE THE BASE FLOOD ELEVATION. NO BUILDING PERMITS WILL BE ISSUED IN A FLOODWAY. CONTACT THE FLOOD PLAIN ADMINISTRATOR'S OFFICE AND/OR CITY FOR MORE SPECIFIC INFORMATION.

BEARING REFERENCE

DEED CALL (B.C.C.F. No. 01-048966)

PROPERTY DESCRIPTION

OF A 5.003 ACRE TRACT (CALLED 5.0005 ACRES), OUT OF A CALLED 10.2 ACRE TRACT, RECORDED IN B.C.C.F. No. 97-015539 AND BEING LOT 538 OF THE EMIGRATION LAND COMPANY SUBDIVISION, SITUATED IN THE CHARLES M. HAYS SURVEY, SECTION 4, ABSTRACT 532, BRAZORIA COUNTY, TEXAS AND BEING THAT SAME TRACT RECORDED IN B.C.C.F. No. 01-048966. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT A POINT IN THE CENTERLINE OF 60' COUNTY RD. 65, MARKING THE NORTHEAST CORNER OF HEREIN DESCRIBED TRACT AND THE SOUTHEAST CORNER OF A CALLED 2.58 ACRE TRACT, RECORDED IN B.C.C.F. No. 97-038623.

THENCE, S. 00°39'00" E., ALONG THE CENTERLINE OF SAID COUNTY RD. 65, A DISTANCE OF 434.69' TO A POINT IN SAID CENTERLINE, MARKING THE SOUTHEAST CORNER OF HEREIN DESCRIBED TRACT AND THE NORTHEAST CORNER OF A CALLED 2.58 ACRE TRACT, RECORDED IN B.C.C.F. No. 08-046066.

THENCE S. 90°00'00" W., WITH THE COMMON LINE OF HEREIN DESCRIBED TRACT AND SAID 2.58 ACRE TRACT, AT 30.00' PASS A 5/8" IRON ROD W/"1718" CAP SET FOR REFERENCE CORNER, CONTINUING FOR A TOTAL DISTANCE OF 503.89' TO A 1/2" IRON ROD FOUND IN THE EAST LINE OF A CALLED 14.98 ACRE TRACT, RECORDED IN B.C.C.F. No. 05-059309, MARKING THE SOUTHWEST CORNER OF HEREIN DESCRIBED TRACT AND THE NORTHWEST CORNER OF SAID 2.58 ACRE TRACT.

THENCE N. 00°00'00" W., WITH THE COMMON LINE OF HEREIN DESCRIBED TRACT AND SAID 14.98 ACRE TRACT, A DISTANCE OF 434.67' TO A 5/8" IRON ROD FOUND, MARKING THE NORTHWEST CORNER OF HEREIN DESCRIBED TRACT, THE NORTHEAST CORNER OF SAID 14.98 ACRE TRACT, THE SOUTHEAST CORNER OF A CALLED 1.76 ACRE TRACT, RECORDED IN VOLUME 1465, PAGE 424, B.C.D.R. AND THE SOUTHWEST CORNER OF A CALLED 2.50 ACRE TRACT, RECORDED IN B.C.C.F. No. 03-079358.

THENCE N. 90°00'00" E., PARALLEL TO THE SOUTH LINE OF HEREIN DESCRIBED TRACT AT 468.96' PASS A 5/8" IRON ROD W/"1718" CAP SET FOR REFERENCE CORNER, CONTINUING FOR A TOTAL DISTANCE OF 498.96' TO THE POINT OF BEGINNING OF HEREIN DESCRIBED TRACT. CONTAINING 5.003 ACRES OF LAND.