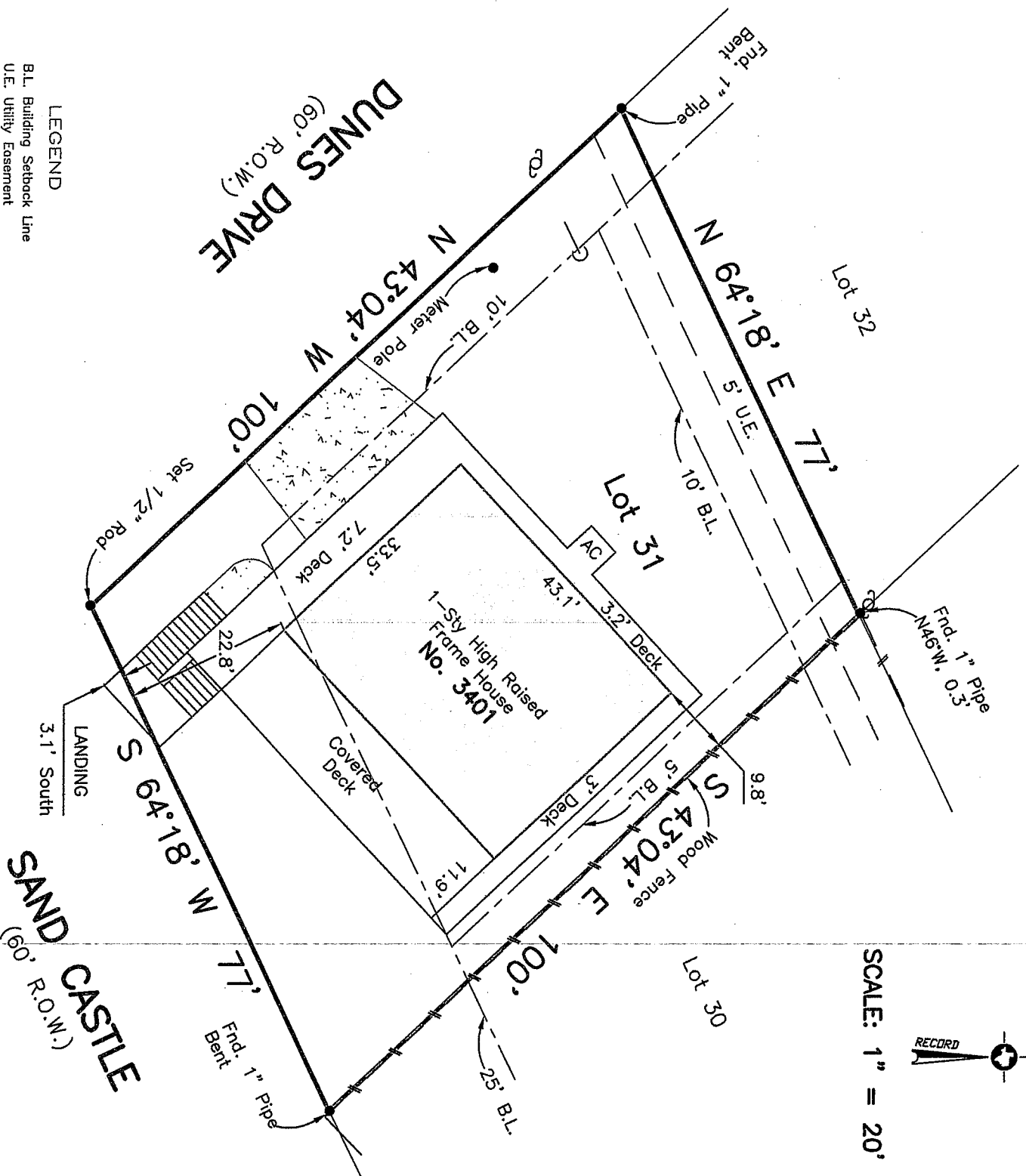


SCALE: 1" = 20'



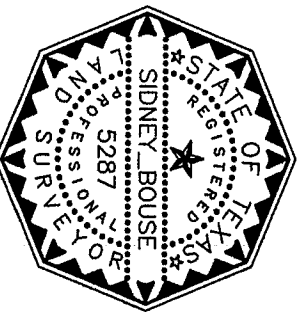
LEGEND
 B.L. Building Setback Line
 U.E. Utility Easement
 Power Pole
 Guy Wire

Survey of Lot 31 of THE DUNES, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 16, Page 28 of the Map Records in the Office of the County Clerk of Galveston County, Texas.

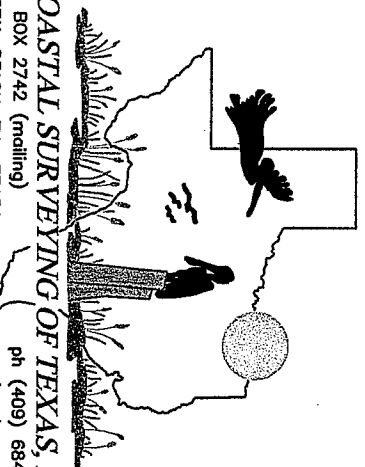
I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.


 Sidney Bouse

Registered Professional
 Land Surveyor No. 5287



SURVEY DATE	May 2, 2013
FILE No.	7070-0000-0031-000
DRAFTING	jdk
JOB No.	13-0380



COASTAL SURVEYING OF TEXAS, INC.
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 CRISTAL BEACH, TX 77650
 975 LAZY LANE WEST, CRISTAL BEACH
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 fx (409) 684-6112

- NOTES:
- 1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
 - 2) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).
 - 3) Bearings based on Monumentation of East line of Subdivision being the Northeast corner Lot 40 and Southeast corner Lot 29.
 - 4) Surveyed without benefit of a Title Report.