

ADDRESS: 3630 BLUE BONNET BOULEVARD
HOUSTON TX. 77025

METES AND BOUNDS

BEING A TRACT OF 0.1947 ACRES (8,480 S.F.) OF LAND IN THE P. W. ROSE SURVEY AND BEING PART OF LOTS TWENTY-FIVE (25) AND TWENTY-FOUR (24) IN BLOCK ELEVEN (11) OF A RE-SUBDIVISION OF THE SEVEN (7) LOTS OF THE SEVEN (7) LOTS TRACT, IN THE CITY OF HOUSTON IN HARRIS COUNTY, TEXAS, CONTAINED IN MAP NO. 17, IN VOLUME 23, PAGE 42, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS, AND ALSO PART OF THE 0.1947 ACRE TRACT IS BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS TO WIT:

BEING AND A PIPED TOP IRON PIPE FOUND IN THE SOUTH LINE OF LOT 23 AND THE NORTH LINE OF BLUE BONNET STREET (60.0' R.O.W.) MARKING THE SOUTHWEST CORNER AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT.

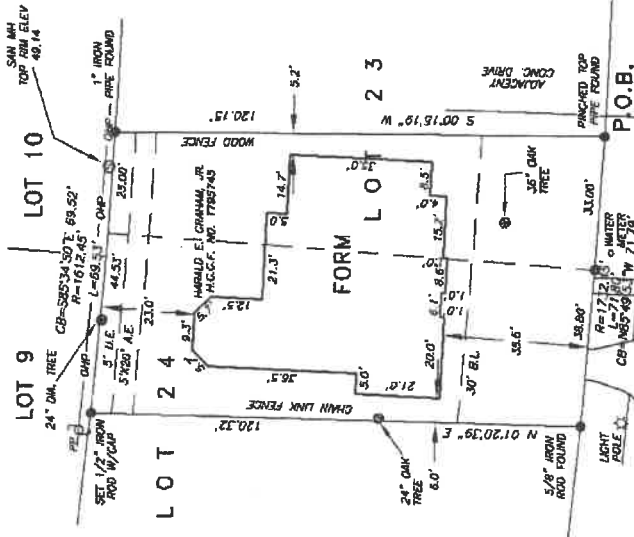
THENCE, IN A WESTERLY DIRECTION ALONG THE SOUTH LINES OF LOTS 23 AND 24, THE NORTH RIGHT CORNER OF LOT 24, THE NORTH LINE OF LOT 24, AND THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT, A DISTANCE OF 120.15 FEET TO A 1" IRON ROD SET IN THE SOUTH LINE OF LOT 9, THE NORTH LINE OF LOT 24, AND THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT.

THENCE, IN A SOUTHWESTERLY DIRECTION ALONG THE SOUTH LINE OF LOT 24, LOT 23 AND ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1,012.45 FEET, AN ARC LENGTH OF 69.52 FEET AND A CHORD BEARING OF SOUTH 85°34'50" EAST, A DISTANCE OF 60.52 FEET TO A 1" IRON PIPE FOUND MARKING THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT.

THENCE, SOUTH 07°13'19" WEST, A DISTANCE OF 120.15 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT AND CONTAINING 0.1947 ACRES (8,480 S.F.) OF LAND.

FORM SURVEY OF A
0.1947 ACRE (8,480 SQ. FT.)
PART OF LOTS 23 AND 24
BLOCK 11 RESUBDIVISION OF
BRAES HEIGHTS ADDITION SECTION 2

ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 23, PAGE 42, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS



GENERAL NOTES

- A. THIS PROPERTY APPEARS TO GEOMATICALLY LIE WITHIN THE 100 YEAR FLOOD PLAIN AS ESTABLISHED BY THE U.S. DEPT. OF HOUSING & URBAN DEVELOPMENT, COMMUNITY/PANEL NO. 48201C 0800 L MAP DATE: 6-18-2007 ZONE AE
- B. BEARINGS BASED ON RECORDED PLAT.
- C. THIS SURVEY WAS PREPARED WITHOUT A TITLE COMMITMENT. OTHER EASEMENTS AND/OR BUILDING LINES MAY AFFECT THIS TRACT.



I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENDEAVORS OR CLAIMS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON.

Don Ted Maler
DON TED MALER REGISTERED
PROFESSIONAL LAND SURVEYOR
LICENSE NO. 4342
DRAWING NO. 11-002-B
03-22-2011

DT MALER & ASSOCIATES

10134 HAMMERT BLVD 118 HOUSTON TEXAS 77060
PHONE: 713-558-8817 FAX: 713-516-0129

SCALE: 1" = 30'

