

POINT OF BEGINNING
 60' R.O.W. (Vol. 39, Pg. 36 HCMR)

J. D. TAYLOR SURVEY
 ABSTRACT 72
 Harris County, Texas

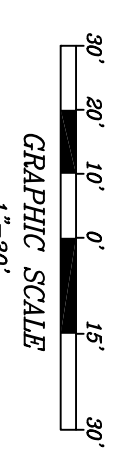
FOREST GLEN
 (Vol. 39, Pa. 56 HCMR)

LOT 48
 FOREST GLEN, LLC.
 (HCC# 20130145367)

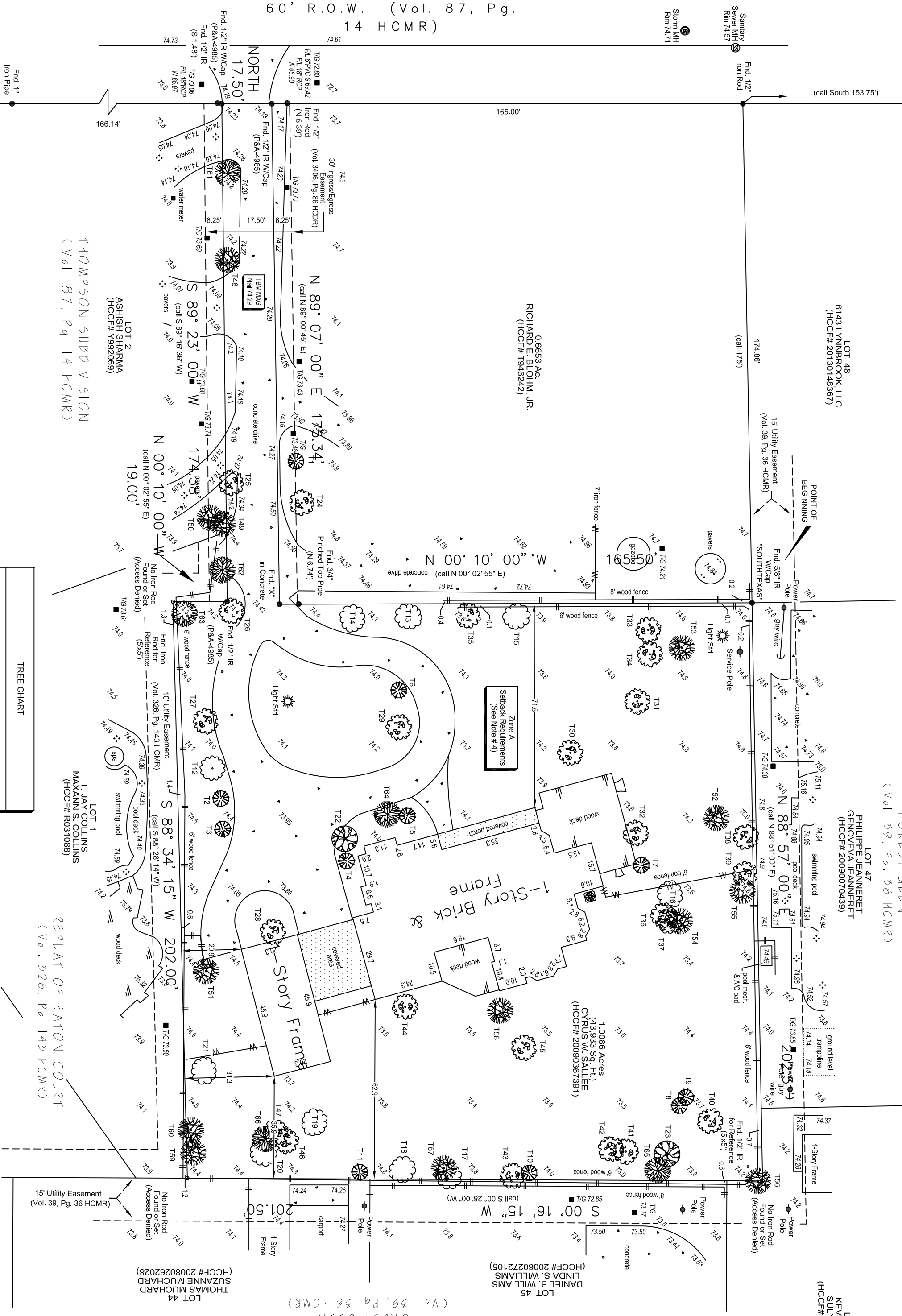
LOT 47
 PHILIPPE JEANNERET
 GENEVA, SWITZERLAND
 (HCC# 20090070439)

LOT 46
 KEVIN DILLON
 SULLY, ILLINOIS
 (HCC# 20070899404)

320 Bunker Hill Road



BUNKER HILL ROAD
 60' R.O.W. (Vol. 87, Pg. 14 HCMR)



NOTES:

- Elevations based on Piney Point Village Benchmark No. 5, Elevation = 61.48 NAVD88 (2001 Adjustment).
- Tread subject to an ingress/egress easement 30 feet in width along a portion of the West line as set forth in Volume 3406, Page 86 of the Deed Records of Harris County, Texas.
- Fences do not follow boundary lines as shown above.
- Tread subject to any and all zoning ordinances or proposed zoning ordinances including those for the City of Bunker Hill Village, Texas. Tread lies within Zone A per the Zoning Map of the City of Bunker Hill, Setback lines for main residence shall be 50 feet from the front lot line, 20 feet from the side lot line, 25 feet from the rear lot line (1-Story), and 40 feet from the rear lot line (2-Story). Accessory structures shall be placed no nearer than 10 feet to any side or rear lot line. Maximum lot coverage shall not exceed 45%, including all hard surfacing. Additional restrictions apply and should be investigated prior to any planning or construction.
- Tread may be subject to certain requirements pertaining to front, side and rear setback lines and also architectural provisions such as eaves, overhangs, ledges, etc., in relation to easements and/or building lines and should be verified prior to any planning or construction.
- Surveyor has not abstracted this property or reviewed restrictive covenants. This survey was performed without the benefit of a current title opinion and is subject to any facts a full and accurate title search may disclose. All easements, building lines, zoning setbacks, restrictions and covenants of record may not be shown.
- All bearings are based on the East right of way line of Bunker Hill Road (North).

PROB & FELD
 ASSOCIATES

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TREE CHART

T1	12' Crape Myrtle	T34	16' Oak Tree
T2	12' Crape Myrtle	T35	10' Oak Tree
T3	12' Crape Myrtle	T36	12' Oak Tree
T4	6' Crape Myrtle	T37	10' Oak Tree
T5	6' Crape Myrtle	T38	16' Oak Tree
T6	6' Crape Myrtle	T39	16' Oak Tree
T7	6' Crape Myrtle	T40	20' Oak Tree
T8	4' Crape Myrtle	T41	6' Oak Tree
T9	3' Crape Myrtle	T42	14' Oak Tree
T10	6' Crape Myrtle	T43	10' Oak Tree
T11	8' Crape Myrtle	T44	18' Oak Tree
T12	18' Hackberry Tree	T45	22' Oak Tree
T13	18' Hackberry Tree	T46	22' Oak Tree
T14	18' Hackberry Tree	T47	22' Oak Tree
T15	18' Hackberry Tree	T48	12' Oak Tree
T16	18' Hackberry Tree	T49	16' Pine Tree
T17	14' Hackberry Tree	T50	16' Pine Tree
T18	8' Hackberry Tree	T51	16' Pine Tree
T19	18' Hackberry Tree	T52	16' Pine Tree
T20	6' Hackberry Tree	T53	28' Pine Tree
T21	6' Hackberry Tree	T54	20' Pine Tree
T22	6' Hackberry Tree	T55	20' Pine Tree
T23	5' Magnolia Tree	T56	18' Pine Tree
T24	6' Oak Tree	T57	18' Pine Tree
T25	6' Oak Tree	T58	16' Pine Tree
T26	18' Oak Tree	T59	10' Pine Tree
T27	22' Oak Tree	T60	22' Pine Tree
T28	24' Oak Tree	T61	3' Tree
T29	16' Oak Tree	T62	5' Tree
T30	16' Oak Tree	T63	5' Tree
T31	22' Oak Tree	T64	8' Tree
T32	6' Oak Tree	T65	8' Tree
T33	12' Oak Tree	T66	12' Tree

APPROXIMATE LOT COVERAGE (6/22/016)	
LOT	43,933 SQ. FT.
RESIDENCE	5,271 SQ. FT.
PAVING	7,966 SQ. FT.
WOOD DECKS	1,077 SQ. FT.
% LOT COVERAGE	(0.3122) or 31%

PLAT OF PROPERTY

FOR: **CYRUS W. SALLIE**
 AT: **320 BUNKER HILL ROAD • BUNKER HILL VILLAGE, TX**
 LGI: **A TRACT OR PARCEL OF LAND CONTAINING 1,0086 ACRES, (43,933 SQ. FT.), LOCATED IN THE JOHN D. TAYLOR SURVEY, ABSTRACT 72, HARRIS COUNTY, TEXAS.**
 (metes & bounds attached)

SCALE: **1" = 30'**
 DATE: **1/23/2014** REVISED DATE: **5/2/2016**
 This Property DOES NOT lie within the designated 100 year Floodplain.
 PANEL NO.: **48201C 0645 L**
 ZONE: **X** EFF. DATE: **6/18/07**
 BASE FLOOD ELEVATION: **N/A**
 LOCATED BY GRAPHIC PLOTTING ONLY AND NOT RESPONSIBLE FOR ACTUAL DETERMINATION.
 THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH TITLE COMMITMENT PROVIDED BY: **NO TITLE COMMITMENT WAS PROVIDED**
 G/F#: _____ ALL ESMT/ BUILDING LINES MAY NOT BE SHOWN.

EMAIL COPY
NOT TO BE RECORDED FOR ANY PURPOSE

JOB # **1565-010** DRAWN BY: **D/ AAS**

A tract or parcel of land containing 1,0086 acres (43,933 square feet) located in the John D. Taylor Survey, Abstract 72, Harris County, Texas, and being part of that certain 3 acre tract of land conveyed to Katherine Bland McGar as recorded in Volume 2716, Page 203 of the Deed Records of Harris County, Texas, said 1,0086 acre tract being that same certain tract of land conveyed to Cyrus W. Sallie as recorded under Harris County Clerk's File No. 20090367291, said 1,0086 acre tract being more particularly described by metes and bounds as follows with bearings based on the East right of way line of Bunker Hill Road.

COMMENCING at a point for corner being the intersection of the East right of way line of Bunker Hill Road (60 feet in width as recorded in Volume 87, Page 14 of the Map Records of Harris County, Texas), and the South right of way line of Forest Glen, (60 feet in width as recorded in Volume 39, Page 36 of the Map Records of Harris County, Texas), said point for corner also being the Northwest corner of Lot 48 of Forest Glen, an addition in Harris County, Texas, according to the map or plat thereof as recorded in Volume 39, Page 36 of the Map Records of Harris County, Texas;

THENCE South, along the said East right of way line of Bunker Hill Road, a call distance of 153.75 feet to a point for corner being the Southwest corner of said Lot 48, same being the Northwest corner of that certain 0.8533 acre tract of land conveyed to Richard E. Blom, Jr. as recorded under Harris County Clerk's File No. 1946242;

THENCE North 88 degrees 57 minutes 00 seconds East, along the South line of said Lot 48 and with the North line of said Blom tract, a distance of 174.85 feet, (call 175.00 feet), to a found 5/8 inch iron rod with cap (SOUTHTEXTS) marking the Northeast corner of said Blom tract and the common South corner of Lot 48 and Lot 47 of Forest Glen, said found 5/8 inch iron rod also marking the **POINT OF BEGINNING** and the most Northerly Northwest corner of the herein described tract;

THENCE North 88 degrees 57 minutes 00 seconds East, (call North 88 degrees 51 minutes 00 seconds East), along the South line of Lot 47 and a portion of Lot 46 of Forest Glen, a distance of 202.51 feet to a point for corner being a point for angle in the West line of said Lot 46, said point for corner also being the Northeast corner of the herein described tract;

THENCE North 88 degrees 57 minutes 00 seconds East, (call North 88 degrees 28 minutes 00 seconds East), along the South line of Lot 47 and a portion of Lot 46 of Forest Glen, a distance of 202.51 feet to a point for corner being a point for angle in the North line of said Lot 1, said point for corner also being a point for corner being the herein described tract;

THENCE South 00 degrees 15 minutes 15 seconds West, (call South 00 degrees 02 minutes 55 seconds West), along the West line of Lot 46, a distance of 175.50 feet to a point for corner being the Northwest corner of Lot 2 of Thompson Subdivision, an addition in Harris County, Texas, according to the map or plat thereof as recorded in Volume 87, Page 14 of the Map Records of Harris County, Texas, combining for a total distance of 19.00 feet to a found 1/2 inch iron rod with cap (P&A-495) marking for angle of the herein described tract;

THENCE South 89 degrees 23 minutes 00 seconds West, (call South 89 degrees 16 minutes 36 seconds West), passing at 25.00 feet a point for corner being the Northeast corner of that certain tract of land conveyed to Ashish Sharma as recorded under Harris County Clerk's File No. Y9920169, continuing for a total distance of 174.38 feet to a found 1/2 inch iron rod with cap (P&A-495) lying in the said East right of way line of Bunker Hill Road, a found 1/2 inch iron rod bears South, a distance of 1.48 feet, said found 1/2 inch iron rod with cap marking the most Westerly Southwest corner of the herein described tract;

THENCE North, along the said East right of way line of Bunker Hill Road, a distance of 17.50 feet to a found 1/2 inch iron rod with cap marking the Southwest corner of said Blom tract, a found 1/2 inch iron rod bears North, a distance of 5.39 feet, said found 1/2 inch iron rod with cap also marking the most Westerly Northwest corner of the herein described tract;

THENCE North 89 degrees 07 minutes 00 seconds East, (call North 89 degrees 00 minutes 45 seconds East), along the South line of said Blom tract, a distance of 175.34 feet to a found "X" in concrete marking the Southeast corner of said Blom tract, said found "X" in concrete also marking a point for angle of the herein described tract;

THENCE North 00 degrees 10 minutes 00 seconds West, (call North 00 degrees 02 minutes 55 seconds East), along the East line of said Blom tract, passing at a found 1/2 inch dished top pipe, contributing for a total distance of 165.50 feet to the **POINT OF BEGINNING** and containing 1,0086 acres, (43,933 square feet), of land.