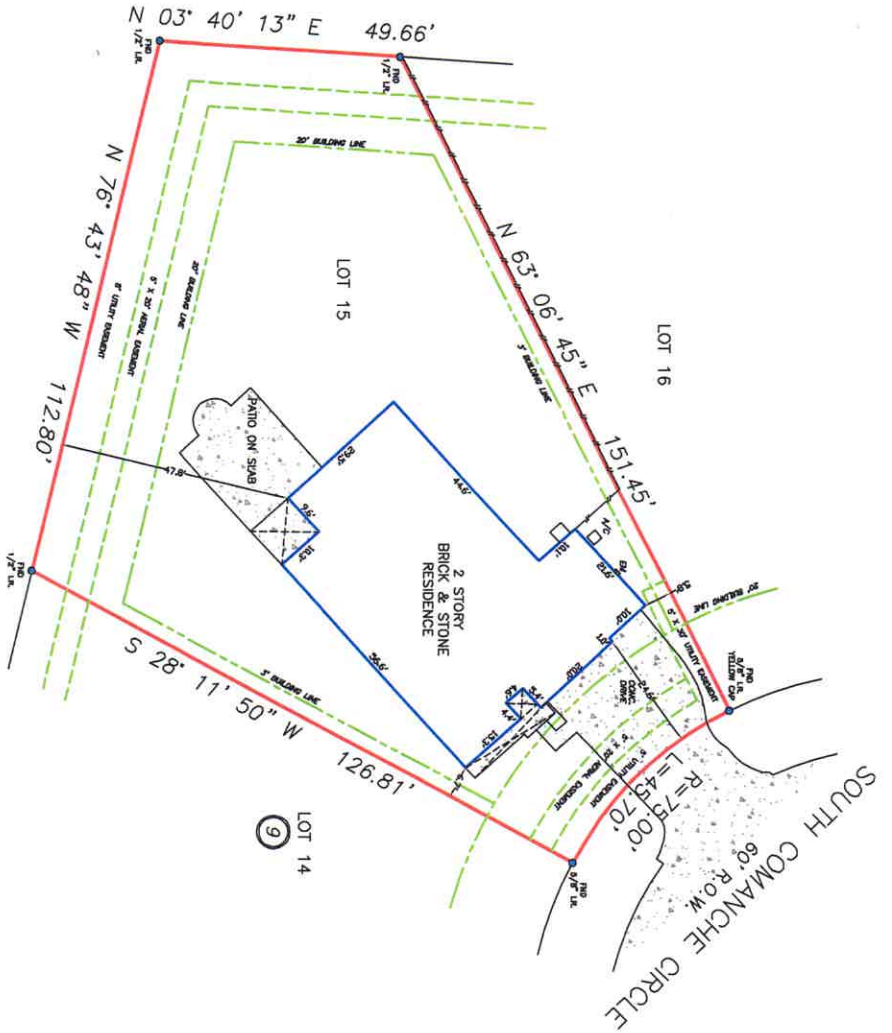


GOLF COURSE



GOLF COURSE

BOUNDARY SURVEY OF
 LOT 15, BLOCK 9, OF TEXAS NATIONAL SUBDIVISION, SECTION TWO, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET B, SHEET 35 OF THE PLAT RECORDS OF MONTGOMERY COUNTY, TEXAS.

SURVEY SOLUTIONS OF TEXAS

Professional Land Surveying
 FIRM NUMBER 10194375
 5206 IRVINGTON BLVD., SUITE D1
 HOUSTON, TEXAS 77009
 713-834-2277

FILE NO. 48130 PANEL 0240 G
 REVISION DATE 08/28/21 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 FIRM'S ACCURACY.
 SURVEYED FOR: BRANDON M. VANAUER

ADDRESS: 8992 SOUTH COMANCHE CIRCLE, WILUS, TEXAS 77378
 TITLE OR FIRST PRIORITY TITLE OF TEXAS
 OF NO: 2011172-CM
 G.F. EFFECTIVE DATE: 04/10/2020
 JOB NO.: 061120

CERTIFICATION
 I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE INFORMATION AND DATA SUPPLIED TO ME BY THE CLIENT. I AM NOT PROVIDING ANY GUARANTEE OF ACCURACY FOR ANY PURPOSES OTHER THAN THAT FOR WHICH THIS SURVEY IS ONLY CERTIFIED FOR BOUNDARY AND THIS TRANSACTION ONLY. SIGNATURE AND NOT ABBREVIATED PROPERTY, EASEMENTS, BUILDING LINES, ETC. SHOWN ARE AS DERIVED BY THE TITLE COMMITMENT.

Xavier Chapa
 XAVIER CHAPA, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2568



- NOTES:**
1. BEARINGS BASED ON PLAT.
 2. THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN GRANTED, EXPRESS OR IMPLIED, TO COPY THE SURVEY AS IS NECESSARY IN CONNECTION WITH THE ORIGINAL TRANSACTION.
 3. EASEMENTS AND BUILDING LINES PER RECORDED PLAT.

4. A 5 FOOT UTILITY EASEMENT ALONG THE REAR PROPERTY LINE TOGETHER WITH AN UNRESTRICTED AERIAL EASEMENT 5 FEET WIDE FROM A PLANE 20 FEET ABOVE THE GROUND UPWARD, LOCATED ADJACENT THERETO, AND 20 FOOT BUILDING SETBACK LINE ALONG THE FRONT PROPERTY LINE, AS REFLECTED ON THE RECORDED PLAT.
5. A 5 FOOT UTILITY EASEMENT ALONG THE FRONT PROPERTY LINE, TOGETHER WITH AN UNRESTRICTED AERIAL EASEMENT 5 FEET WIDE FROM A PLANE 20 FEET ABOVE THE GROUND UPWARD, LOCATED ADJACENT THERETO, AS REFLECTED ON THE RECORDED PLAT.
6. A 5 FOOT BUILDING SETBACK LINE ALONG THE REAR PROPERTY LINE, AS SET FORTH IN INSTRUMENT RECORDED IN VOLUME 983, PAGE 552, DEED RECORDS OF MONTGOMERY COUNTY, TEXAS.
7. A 3 FOOT BUILDING SETBACK LINE ALONG THE SIDE PROPERTY LINES, AS SET FORTH IN INSTRUMENT RECORDED IN VOLUME 983, PAGE 552, DEED RECORDS OF MONTGOMERY COUNTY, TEXAS.
8. THE FOLLOWING RESTRICTOR COMPLAINTS RECORDED IN CABINET B, SHEET 35 OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS, VOLUME 983, PAGE 542 OF THE DEED RECORDS OF MONTGOMERY COUNTY, TEXAS AND THOSE RECORDED UNDER MONTGOMERY COUNTY CLERK'S FILE NO(S): 8210199, 8217744, 8438111, 9760035, 20011151770, 2010083347, 2010083348, 201109797, 2012114240, 2015089171, 2014075793, 2014075792, 2017071063 AND 2017077181.
9. DRAINAGE EASEMENT 15 FEET WIDE ALONG EITHER SIDE OF THE CENTRALLINE OF ALL NATURAL DRAINAGE COURSES
10. A STREET LIGHTING CHARGE AS SET FORTH IN INSTRUMENT RECORDED UNDER MONTGOMERY COUNTY CLERK'S FILE NO. 8217744.