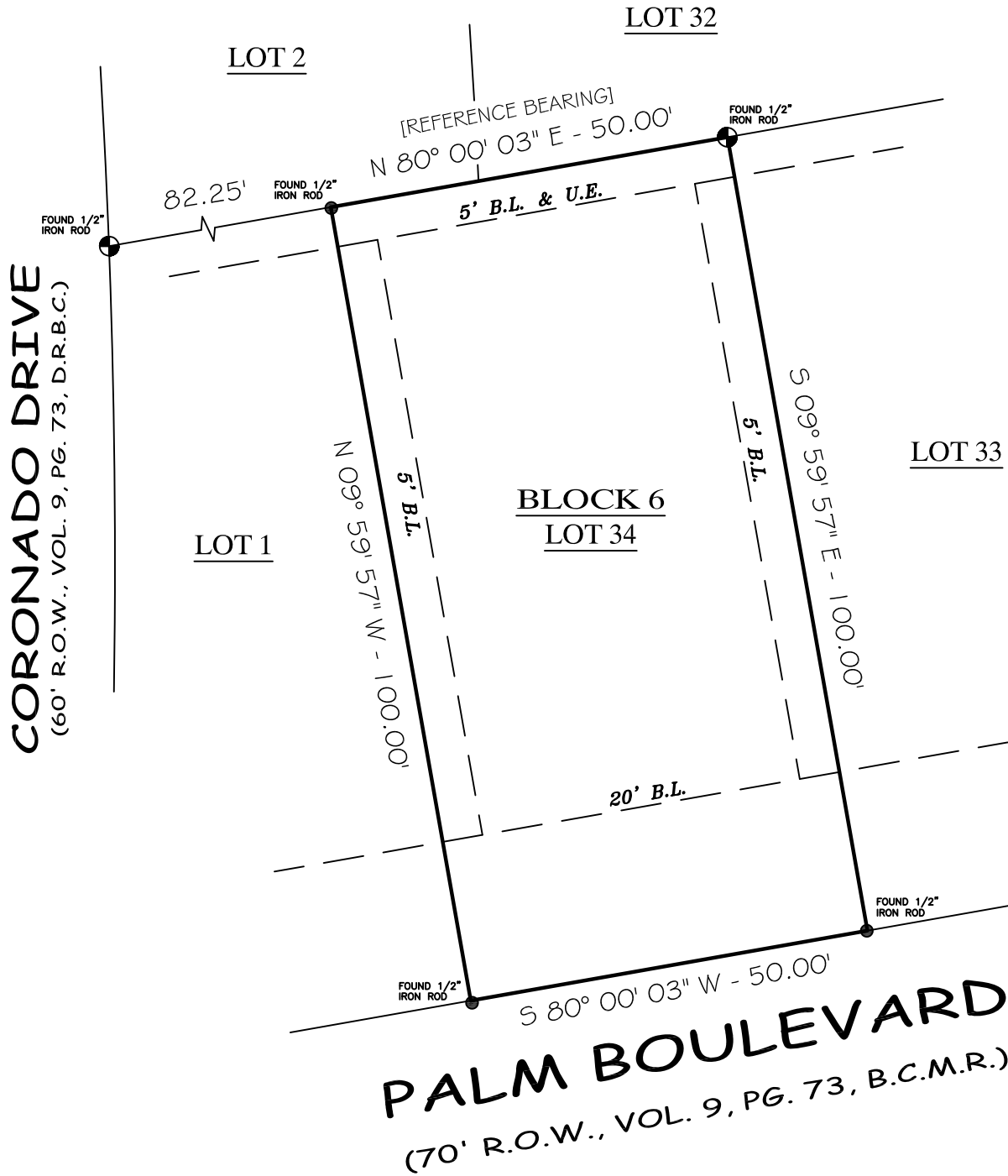
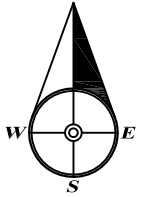


FIRM REGISTRATION NO. 10156700

P.O. BOX 3344, LAKE JACKSON, TEXAS. 77566 (979) 299-3373

**Surveying & Mapping,
LLC**



LOT 34, BLOCK 6
TREASURE ISLAND S/D

COMMUNITY NO: 485458 PANEL NO: 0675 SUFFIX: 1 ZONE: VE BASE: 16' MAP REVISED: 05/04/92

I have consulted the HUD-FIA Flood Hazard Boundary Map in the above described property and it IS in a designated flood hazard area. The plat hereon is a true, correct and accurate representation of the property as determined by survey. The lines and dimensions of said property being as indicated by the plat; the size, location and type of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back and distances from property lines are as indicated. There are no encroachments, conflicts, or protrusions, except as shown.

NOTES:

- 1) BUILDING SET-BACK LINES AND EASEMENTS PER PLAT & VOL. 835, PG. 695 D.R.B.C.
- 2) REFERENCE BEARING BASED ON THE NORTH LINE OF LOTS 1 AND 34, BEING - N 80° 00' 03" E.

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR, THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP OR PLAT AND MAY NOT CONSTITUTE ALL ENCUMBRANCES OF RECORD.

ALL BUILDING LINES, EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED BY BUILDER BEFORE COMMENCING CONSTRUCTION.

PREPARED EXCLUSIVELY FOR: DAVE COEN

This is to certify that I have made an on the ground survey of the property located at:
PALM BOULEVARD NEAR THE CITY OF FREEPORT, TEXAS.

Lot 34, Block 6, Treasure Island, Section #1, a subdivision of 80.83 acres out of a 294 acre tract known as San Luis Island, out of the S. F. Austin Penninsular League, Abstract 29, Brazoria County, Texas, according to the map or plat thereof recorded in Volume 9, Page 73 of the Plat Records of Brazoria County, Texas.

Client: DAVE COEN

Drawn by: BWB
Job No.: 2020-0886
Request: DAVE COEN
Book No: PPO162
Scale: 1" = 20'
Date: 10/02/20

LEGEND	
	GRAVEL
	WOOD DECK
	COVERED
	CONCRETE
	U.E.
	B.L.
	CONTROLLING MONUMENT
	CORNER
	U.E. UTILITY EASEMENT
	A.E. AERIAL EASEMENT
	B.L. BUILDING LINE
	R.O.W. RIGHT-OF-WAY
	I.R. IRON ROD
	I.P. IRON PIPE
	FND. FOUND

George K. Lane, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6086