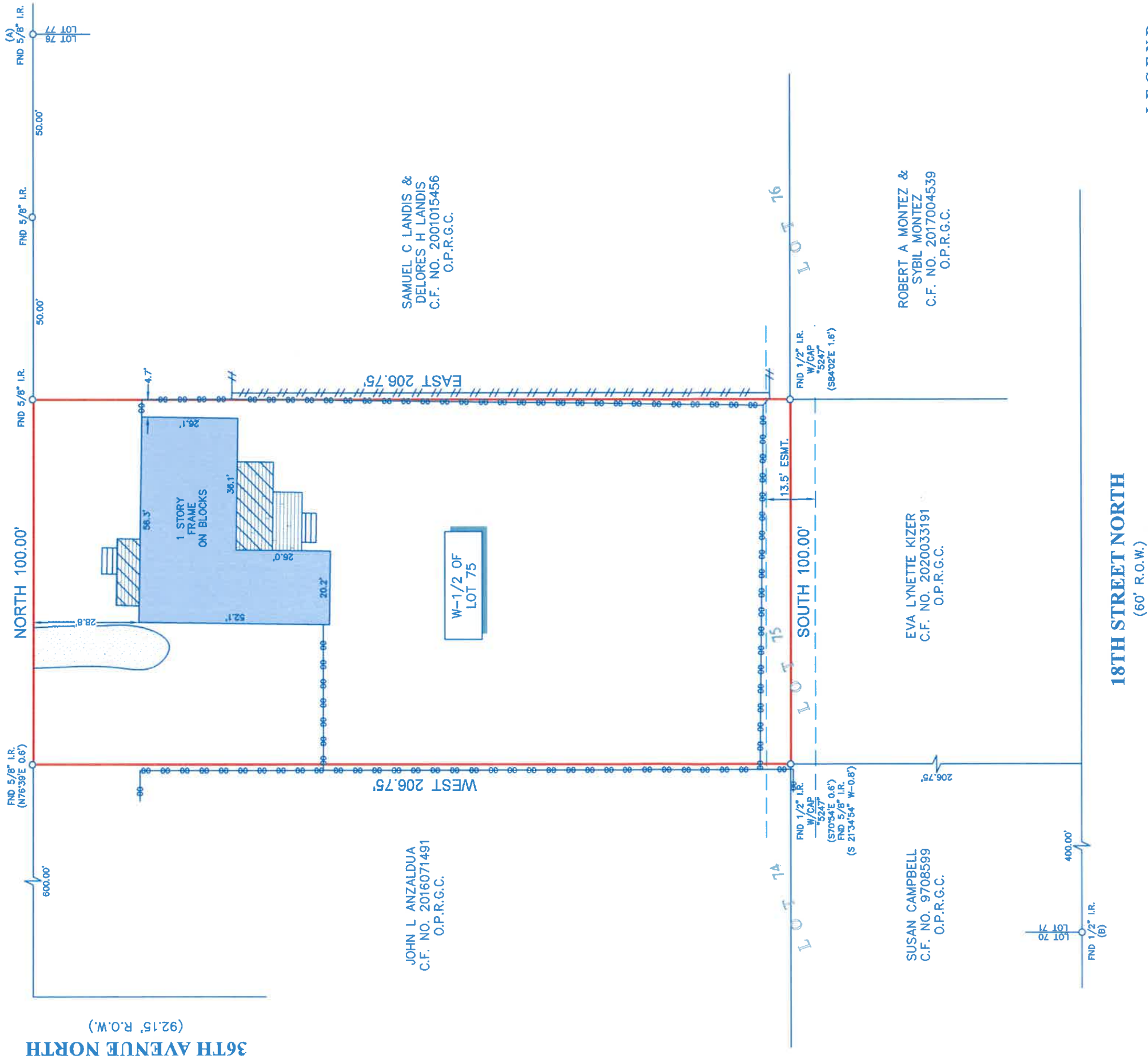




SCALE 1"=30'

19TH STREET NORTH (60' R.O.W.)



NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW IN THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINE SHOWN ON THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
5. THERE ARE NO EASEMENTS, DRAINAGE OR OTHER RIGHTS RESERVED TO THE SURVEYOR.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON FEBRUARY 19, 2021, UNDER G.F. NO. 1127348.

LEGAL DESCRIPTION: THE WEST 1/2 OF LOT 75, OF AMBURN BOAT BASIN SUBDIVISION, AN ADDITION IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN/UNDER VOLUME 254-A, PAGE 55 AND TRANSFERRED TO PLAT RECORD 3, MAP NO. 10, IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS.

CLIENT: ALBERTO A. MEDELLIN
ADDRESS: 3818 19TH STREET NORTH



SURVEYOR'S CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON FEBRUARY 22, 2021 AND THAT THIS PLAT SUBSTANTIALLY ACCURATELY REPRESENTS THE BOUNDARY OF THE SUBJECT PROPERTY. THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

Richard Fussell
RICHARD FUSSELL
P.L.S. # 4148



TITLE COMPANY:

Survey 1, Inc.
Your Land Survey Company

G.F. #: 1127348
ISSUE DATE: FEBRUARY 19, 2021
www.survey1inc.com
survey1@survey1inc.com
Firm Registration No. 100759-00
P.O. Box 2543 | Alvin, TX 77512
(281)393-1382 | Fax (281)393-1383



TECH: MA
FIELD CREW: JU
DATE: FEB. 27. 2021
JOB#: SB
FINAL CHECK: MA
DRAFTER: MA
2-93516-21