

LINE	BEARING	DISTANCE	DEED BEARING	DEED DISTANCE
L1	N 87°59'06" E	172.55'	EAST	172.55'
L2	S 87°59'13" W	172.55'	EAST	172.55'
L3	N 87°59'06" E	172.54'	EAST	172.54'
L4	S 87°59'13" W	172.71'	N 89°59'53" E	172.54'

- NOTES:**
- This survey has been performed in conjunction with the Commitment for Title Insurance prepared by Chicago Title Insurance Company under G.F. No. CTH-COM-CT121748885, effective September 12, 2021 and issued September 22, 2021. No research of the Public Records of Waller County regarding easements or encumbrances was performed by Edminster, Hinshaw, Russ & Associates, Inc. d/b/a EHRA.
 - The basis of Bearings shown hereon is referenced to the Texas Coordinate System of 1983, South Central Zone, as determined by GPS measurements.
 - Easement listed in Schedule B, Item 10 e is being shown and labeled on the survey. The recording information in the title report list it under Volume 91, Page 433, but the document is recorded under Page 553.
 - For Additional information about the subject tract, see Schedule B, Items 10 f through 10 o regarding certain leases that might affect the subject tract. This survey does not attempt to show these types of interests.
 - This tract lies within the Katy Gas Field and is subject to that ordinance listed in Schedule B, Item n.
 - This tract might be subject to two Hilcorp Pipelines, based on information shown on the Texas Railroad Commission Records. The approximate location of the pipeline is being shown on the survey.
 - This survey does not determine the location of wetlands, fault lines, toxic waste, cemeteries, landfills, dumps or any other environmental issues, should any exist.
 - Edminster, Hinshaw, Russ & Associates, Inc. d/b/a EHRA, has not been provided with construction plans showing the location of underground utilities. Underground utilities may exist which are not shown hereon.
 - The acreage totals as shown hereon are based on the mathematical closure of the courses and distances reflected on this survey. It does not include the tolerances that may be present due to the positional accuracy of the boundary monumentation.
 - Fences shown hereon with dimensional ties are shown where they were physically measured. The fence line may meander between measured locations.
 - According to the Federal Emergency Management Agency Flood Insurance Rate Map, Harris County, Texas, Community Panel No. 4847300375E, dated February 18, 2009, the subject property shown hereon lies within unshaded "Zone X" (areas determined to be outside the 0.2% annual chance floodplain).
- This flood statement does not imply that the property or structures thereon will be free from flooding or flood damage. On rare occasions floods can and will occur and flood heights may be increased by man-made or natural causes. The location of the flood zone was determined by scaling from said FEMA map. The actual location, as determined by elevation contours, may differ. Edminster, Hinshaw, Russ & Associates, Inc. d/b/a EHRA, assumes no liability as to the accuracy of the location of the flood zone limits. This flood statement shall not create liability on the part of Edminster, Hinshaw, Russ & Associates, Inc. d/b/a EHRA.
- For additional information about the Subject Tract, see the metes and bounds description prepared separately.

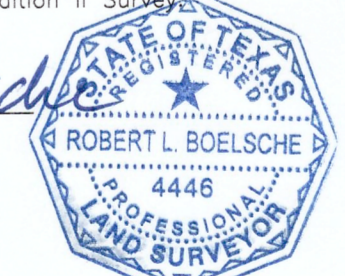
LEGEND

- | | | | |
|-----------|--------------------------------|-----|--------------------------------|
| AC | Acre | --- | Ditch Flowline |
| B.C.C.F. | Brazoria County Clerk's File | --- | Ditch Highbank |
| B.C.D.R. | Brazoria County Deed Records | --- | Easement |
| B.C.P.R. | Brazoria County Plat Records | --- | Flag Pole |
| B/W | Barb Wire | --- | Gravel |
| C.I.R. | Capped Iron Rod | --- | Houston Lighting and Power Co. |
| CM | Concrete Monument | --- | Iron Pipe |
| CMR | Corrugated Metal Pipe | --- | Iron Rod |
| D/W | Driveway | --- | Light Standard |
| ESMT | Easement | --- | Meter Pole |
| FND | Fund | --- | Overhead Electric Line |
| FND | Fund | --- | Point of Beginning |
| GR | Gravel | --- | Point of Commencing |
| H.L. & P. | Houston Lighting and Power Co. | --- | PP |
| I.P. | Iron Pipe | --- | RCP |
| I.R. | Iron Rod | --- | Reinforced Concrete Pipe |
| LS | Light Standard | --- | Right-of-Way |
| MP | Meter Pole | --- | Telephone Pedestal |
| OHEL | Overhead Electric Line | --- | Utility Easement |
| POB | Point of Beginning | --- | Underground Electric Line |
| POC | Point of Commencing | --- | Water Well |
| PP | Point of Beginning | --- | |
| R.Q.W. | Right-of-Way | --- | |
| TPD | Telephone Pedestal | --- | |
| U.E. | Utility Easement | --- | |
| U.E.L. | Underground Electric Line | --- | |
| WW | Water Well | --- | |

TRACT NUMBER	GROSS AREA	NET AREA
TRACT 1	4.305 ACRES	4.186 ACRES
TRACT 2	23.58 ACRES	22.93 ACRES
TRACT 3	4.303 ACRES	4.184 ACRES
TOTAL	32.188 ACRES	31.30 ACRES

We, Edminster, Hinshaw, Russ and Associates, Inc. acting by and through Robert L. Boelsche, a Texas Registered Professional Land Surveyor, hereby certify that this survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1A, Condition II Survey.

Robert L. Boelsche
 Robert L. Boelsche
 Registered Professional Land Surveyor
 Texas Registration No. 4446



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**LAND TITLE SURVEY OF
3 TRACTS OF LAND IN THE
FRED EULE SURVEY,
ABSTRACT NO. 376,
WALLER COUNTY, TEXAS**

DATE: October 13, 2021	SCALE: 1" = 100'	JOB NO.: 211-511-04
DWG. NAME: 21151104V-PBLT01-32 ACRES.dwg	DRAWING NO.: NONE	