



FIRM REGISTRATION NO. 10156700

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

**Surveying & Mapping
POINT
LLC.**

LUKE & SUSAN L. JONES
CALLED 10.79 ACRE TRACT
CCFN 2017-059668
O.R.B.C.

ELZA STEVEN WAYNE
CALLED 5.833 ACRE TRACT
CCFN 1994-044903
O.R.B.C.

S 89° 58' 50" E - 940.24'

GRAVEL ROAD TO C.R. 288

1.408 ACRE
80' ACCESS ESMNT
VOL. 1436, PG. 480
D.R.B.C.

10.68 ACRES

TRINIDAD GARZA
CALLED 10.68 ACRE TRACT
CCFN 2013-036506
O.R.B.C.

MARK & BONNIE COUGHLIN
CALLED 11.72 ACRE TRACT
CCFN 2001-011029
O.R.B.C.

ZONE "AO"
DEPTH: 1 FOOT

ZONE "AE"
BASE: 16 FEET

P.O.B.

1.184 ACRE
80' ACCESS ESMNT
VOL. 1436, PG. 480
D.R.B.C.

N 89° 58' 50" W - 939.89'
[REFERENCE BEARING]

DIRT ROAD TO C.R. 288

LEE F. & CINDY S. ULLRICH
"TRACT II"
CALLED 4.61 ACRES
CCFN 2003-000234
O.R.B.C.

LEE F. & CINDY S. ULLRICH
"TRACT I"
CALLED 4.80 ACRES
CCFN 2003-000234
O.R.B.C.

PREGNANCY HELP CENTER OF BRAZOSPORT
CALLED 9.002 ACRES
CCFN 2008-042128
O.R.B.C.

10.68 ACRES

JARED E. GROCE SURVEY, A 66

COMMUNITY NO: 485458 PANEL NO: 0610 SUFFIX: H ZONE: AO DEPTH: 1' MAP REVISED: 6/5/89

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 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. * ZONE AE BASE 16' SW Corner Above.

NOTES:

1. BEARINGS BASED ON SOUTH LINE OF CALLED 10.68 ACRE TRACT BEING - N 89° 58' 50" W.

ABSTRACT AND TITLE INFORMATION WAS PROVIDED BY: STEWART TITLE COMPANY
THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. BEARINGS ARE BASED ON THE RECORDED MAP OR PLAT. G.F. NO. 889661 DATED: 08/23/2020

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: STEWART TITLE COMPANY
This is to certify that I have made an on the ground survey of the property located at:
OFF COUNTY ROAD 288 NEAR THE CITY OF ANGLETON, TEXAS.
Being a 10.68 acre tract of land situated in the Jared E. Groce Survey, Abstract 66, Brazoria County, Texas and being more fully described by metes and bounds attached hereto.

Drawn by: SPP/GKL
Job No.: 2020-0774
Request: STEWART TITLE
Book No: PP162
Scale: 1" = 120'
Date: 10/08/2020

LEGEND	
	GRAVEL
	COVERED
	CONCRETE
	CHAIN-LINK
	WOOD FENCE
	IRON FENCE
	CONTROLLING MONUMENT
	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
	D.E. DRAINAGE E'SMNT



Borrower(s): LUIS LANUZA
MARIBEL LANUZA

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

