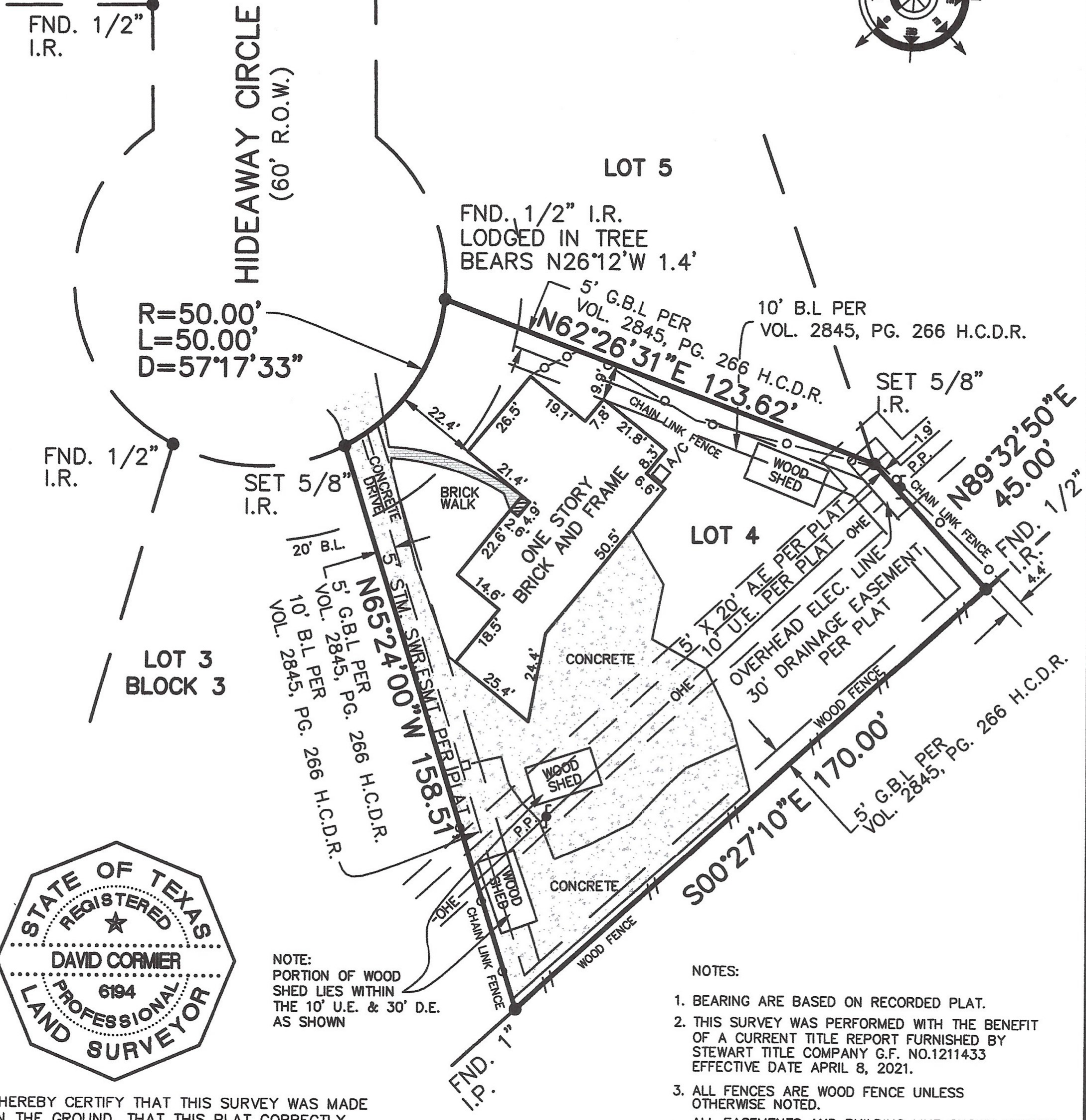
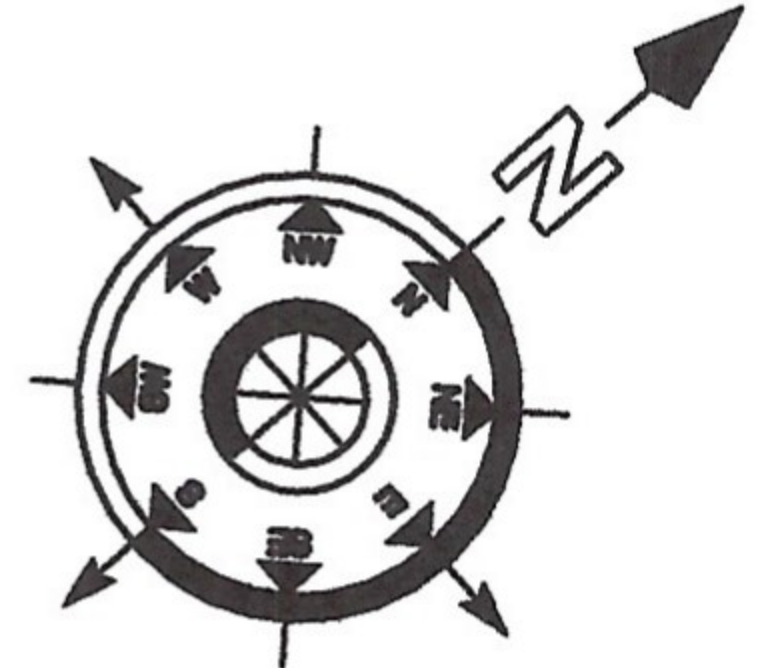


SUBJECT PROPERTY IS LOCATED WITHIN THE 100 YEAR FLOOD PLAIN DESIGNATED FLOOD HAZARD AREA ZONE "AE" AS PER F.I.R.M. MAP No. 48201C0845 M DATED MAY 02, 2019. THE INFORMATION IS BASED ON GRAPHIC PLOTTING ONLY. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

BRAES BAYOU DRIVE  
(R.O.W. VARIES)



NOTE:  
PORTION OF WOOD SHED LIES WITHIN THE 10' U.E. & 30' D.E. AS SHOWN

- NOTES:
1. BEARING ARE BASED ON RECORDED PLAT.
  2. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A CURRENT TITLE REPORT FURNISHED BY STEWART TITLE COMPANY G.F. NO.1211433 EFFECTIVE DATE APRIL 8, 2021.
  3. ALL FENCES ARE WOOD FENCE UNLESS OTHERWISE NOTED.
  4. ALL EASEMENTS AND BUILDING LINE SHOWN HEREON WERE CALLED OUT ON THE FURNISHED TITLE REPORT.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY 1A, CONDITION II TSPS LAND TITLE SURVEY.

DAVID CORMIER  
PROFESSIONAL LAND SURVEYOR  
REG. NO. 6194

5/15/21

BOUNDARY SURVEY  
LEGAL DESCRIPTION

LOT 4, BLOCK 3  
BRAEBURN VALLEY, SECTION 1  
VOL. 46, PG. 20 H.C.M.R.

TITLE CO.: STEWART TITLE COMPANY  
G.F. NO.: 1211433  
BORROWER: TRIDENT REALTY INVESTMENTS, LLC  
ADDRESS: 4 HIDEAWAY CIRCLE  
HOUSTON, TEXAS 77074

**DAVID CORMIER**  
206 Kees Circle  
LaFayette, Louisiana 70506  
(337) 258-6167

DATE: MAY 13, 2021  
SCALE: 1"=40'  
FILE No.: 2021-116  
DRAWN BY: RV  
CHECKED BY: DC