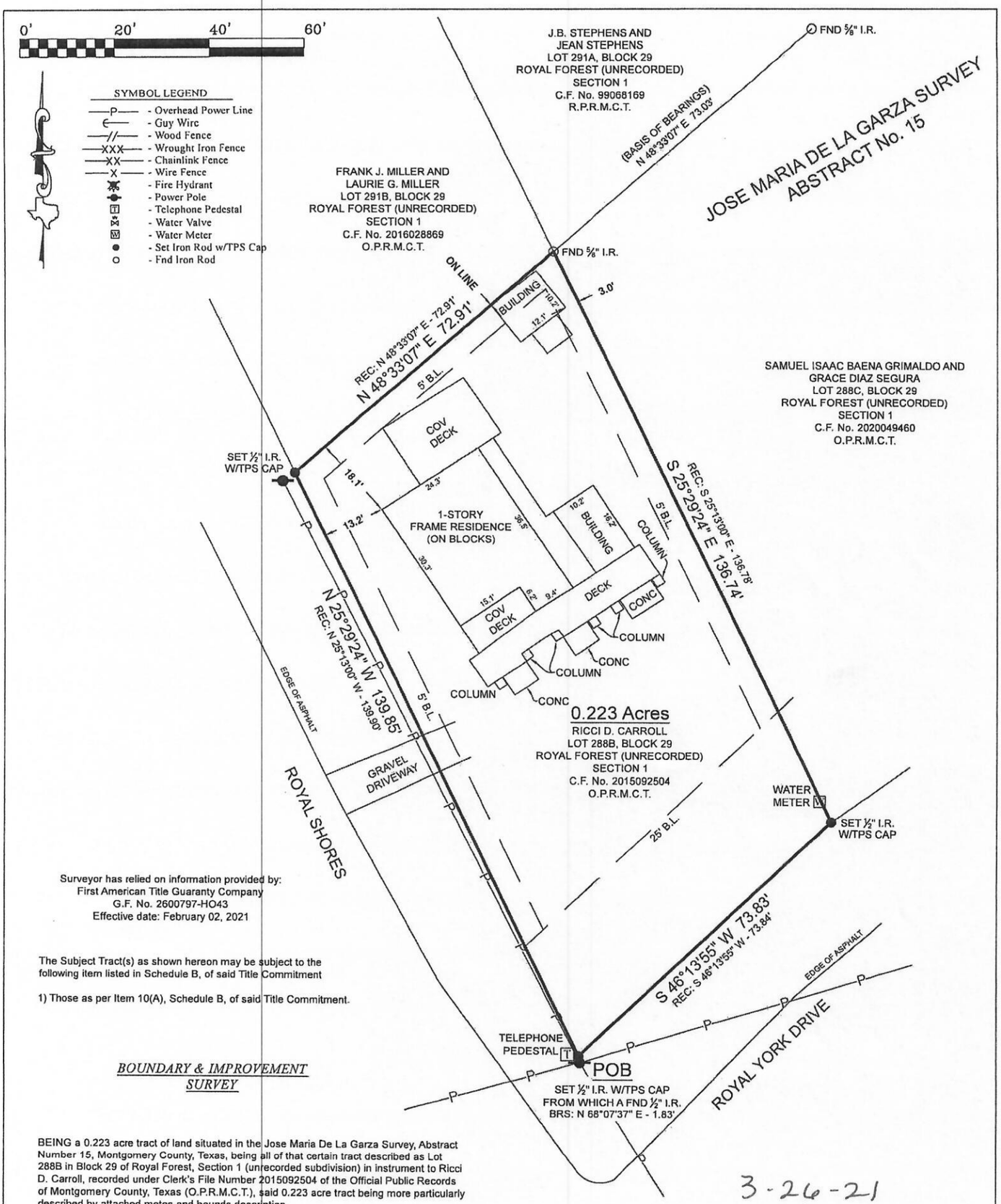

Surveyor has relied on information provided by:
First American Title Guaranty Company
G.F. No. 2600797-HO43
Effective date: February 02, 2021

The Subject Tract(s) as shown hereon may be subject to the following item listed in Schedule B, of said Title Commitment

1) Those as per Item 10(A), Schedule B, of said Title Commitment.

BOUNDARY & IMPROVEMENT SURVEY

BEING a 0.223 acre tract of land situated in the Jose Maria De La Garza Survey, Abstract Number 15, Montgomery County, Texas, being all of that certain tract described as Lot 288B in Block 29 of Royal Forest, Section 1 (unrecorded subdivision) in instrument to Ricci D. Carroll, recorded under Clerk's File Number 2015092504 of the Official Public Records of Montgomery County, Texas (O.P.R.M.C.T.), said 0.223 acre tract being more particularly described by attached metes and bounds description.

3-26-21
K. PD

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Panel No. 48339C0250G having an effective date 8/18/2014.

Job No.: F127-1048
Scale: 1"=20'
Date: 3/11/2021
Drawn By: DJC
Field Crew: VL
Revised:

Purchaser Raul Diaz Irrevocable Trust
Address 10717 Royal York Dr., Conroe, Tx 77303
Lot 288B, Block 29, Section 1
Survey Jose Maria De La Garza, A 15
Area 0.223 Acres
Subdivision Royal Forest (unrecorded)
Cabinet _____, Sheet _____, _____ Records
Montgomery County, Texas

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey substantially conforms to the current Texas Society of Professional Surveyors Standards and Specification for a Category 1A, Condition II Survey.

STATE OF TEXAS
REGISTERED
CAREY A. JOHNSON
6524
PROFESSIONAL
LAND SURVEYOR

Carey A. Johnson
Registered Professional Land Surveyor No. 6524

TEXAS PROFESSIONAL SURVEYING, LLC
3032 N. FRAZIER STREET - CONROE, TX 77303
PH (936)756-7447 - FAX (936)756-7448
www.surveyingtexas.com
FIRM REGISTRATION No. 100834-00

Basis of Bearings based on the recorded deed of the subject property.