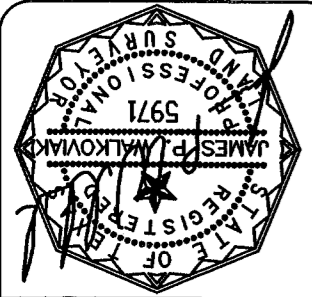


Stewart
+ the
KRISTAL SAME MONTEFORTE
281-374-8700



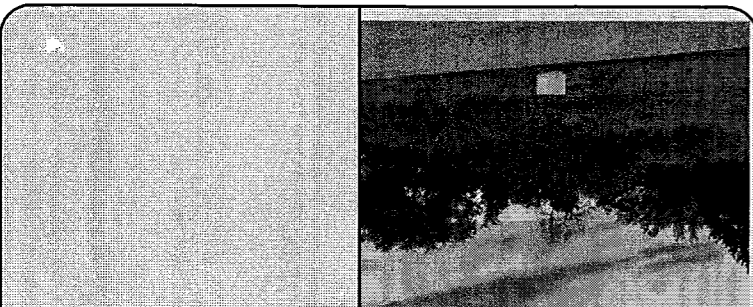
PRECISION
surveyors

281-496-1586
210-829-4941
210-829-1555
FAX 281-496-1867
1777 NE LOOP 410 SUITE 800 SAN ANTONIO, TEXAS 78217
FIRM NO. 10063700
1-800-LANDSURVEY
www.precisionsurveyors.com



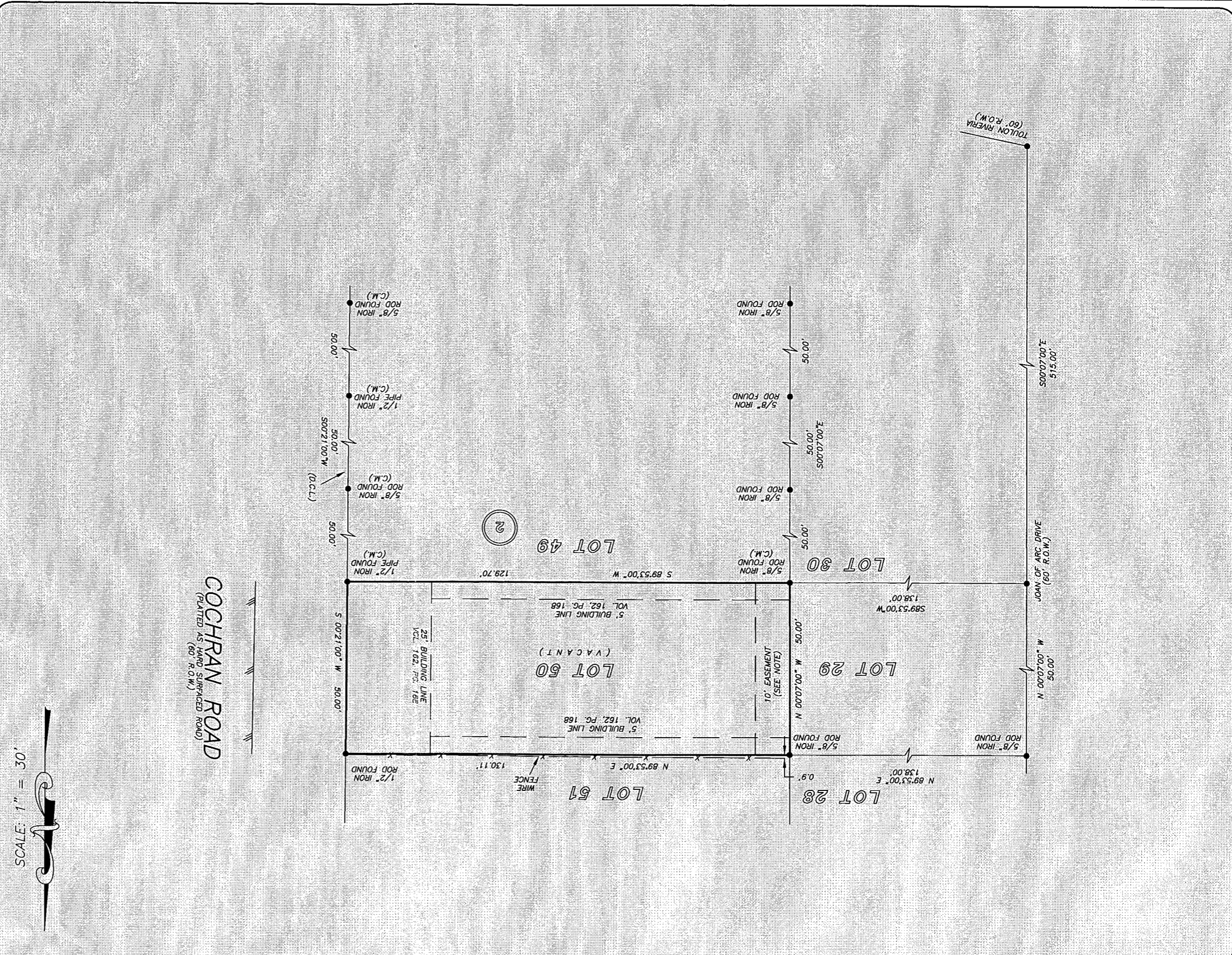
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND REFERENCED TO THE COMMITMENT WAS RELEASD UPON IN PREPARATION OF THIS SURVEY.
JAMES P. WALKOVAK
PROFESSIONAL LAND SURVEYOR
NO. 5971
JOB NO. 2021-08395
DECEMBER 13, 2021

D.C.L. = DIRECTIONAL CONTROL LINE
RECORD BEARING: VOL. 160, PG. 109, W.C.D.R.
DRAWN BY: PR
A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY
BASED ONLY ON VISUAL EXAMINATION OF MAPS, INACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY.
THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FIRM MAP REVISION: 05/16/2019
PANEL NO. 48472C 0155 F
MAP NO. 48472C 0155 F
ZONE X



NOTE: AN EASEMENT 10 FEET WIDE ALONG THE REAR PROPERTY LINE FOR THE USE OF PUBLIC UTILITIES FOR THE PURPOSE OF INSTALLING, USING, REPAIRING AND MAINTAINING PUBLIC UTILITIES, WATER, SEWER LINE, ELECTRIC LIGHTING AND TELEPHONE POLES, PIPE LINES AND DRAINAGE DITCHES AS PER VOL. 162, PG. 168.
NOTE: RIGHT OF WAY EASEMENT GRANTED TO SAN BERNARD ELECTRIC CORPORATION INC AS PER VOL. 411, PG. 850.
NOTE: MAY BE SUBJECT TO DEED RESTRICTIONS AND/OR ADDITIONAL GOVERNMENTAL BUILDING REQUIREMENTS.

GF NO. 1513232 STEWART TITLE
ADDRESS: COCHRAN ROAD
PRAIRIE VIEW, TEXAS 77445
BORROWER: RUBEN GUEVARA
VILLA-CAPRI
LOT 50, BLOCK 2
ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 160, PAGE 109 OF THE DEED RECORDS OF DEED COUNTY, TEXAS



SCALE: 1" = 30'

COCHRAN ROAD
(PLATTED AS HARD SURFACED ROAD)
60' R.O.W.