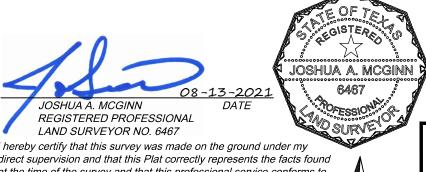
"A" WELLIESTE BRAZORIA COUNTY, TEXAS 5/8" I.R. W/ CAP 5/8" I.R. W/ CAP STAMPED "RPLS 6467" RESERVE "A" N87° 39' 08"E ~ 115.00' STAMPED "RPLS 6467 RESERVE "A" $N03^{\circ} 16' 46''W \sim 369.37$ $503^{\circ} 16' 46"E \sim 408.74$ LOT-1 **1.03 ACRES** LOT-2 50' FRONT B.L. (TYP.) 5/8" I.R. W/ CAP STAMPED "RPLS 6467 LIMITS OF RIGHT-OF-WAY DEDICATION N73° 33' 02"W~122.15' 5/8" I.R. W/ CAP STAMPED "RPLS 6467" 15' U.E. SURVEYOR'S NOTES: CENTERLINE OF ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD-83, U.S. SURVEY FEET. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS (SF= 0.999885). SCOTT AVENUE 60' RIGHT-OF WAY THE PROPERTY SURVEYED FULLY LIES IN ZONE "X" (UNSHADED) ACCORDING TO THE FEMA FIRM MAP# $48039C0130H,\, DATED\, JUNE\,05,\, 1989.$ THIS SURVEY DID NOT RELY UPON A CURRENT TITLE COMMITMENT. LEGEND FOUND MONUMENT (AS NOTED) IRON ROD I.R BUILDING SETBACK LINE B.L UTILITY EASEMENT U.E OFFICIAL RECORDS OF BRAZORIA COUNTY, TEXAS COUNTY CLERKS FILE NUMBER JOSHUA A. MCGINN O.R.B.C.T. 6467 C.C.F.#



direct supervision and that this Plat correctly represents the facts found at the time of the survey and that this professional service conforms to the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1B Survey as specified by Condition III.



SOUTH POINT SURVEYING, PLLC LAND SURVEYING SERVICES

3221 S. MAIN STREET, PEARLAND, TX 77581 PHONE: 281-489-5656 WWW.SP-SURVEYING.COM TBPLS# 10194401



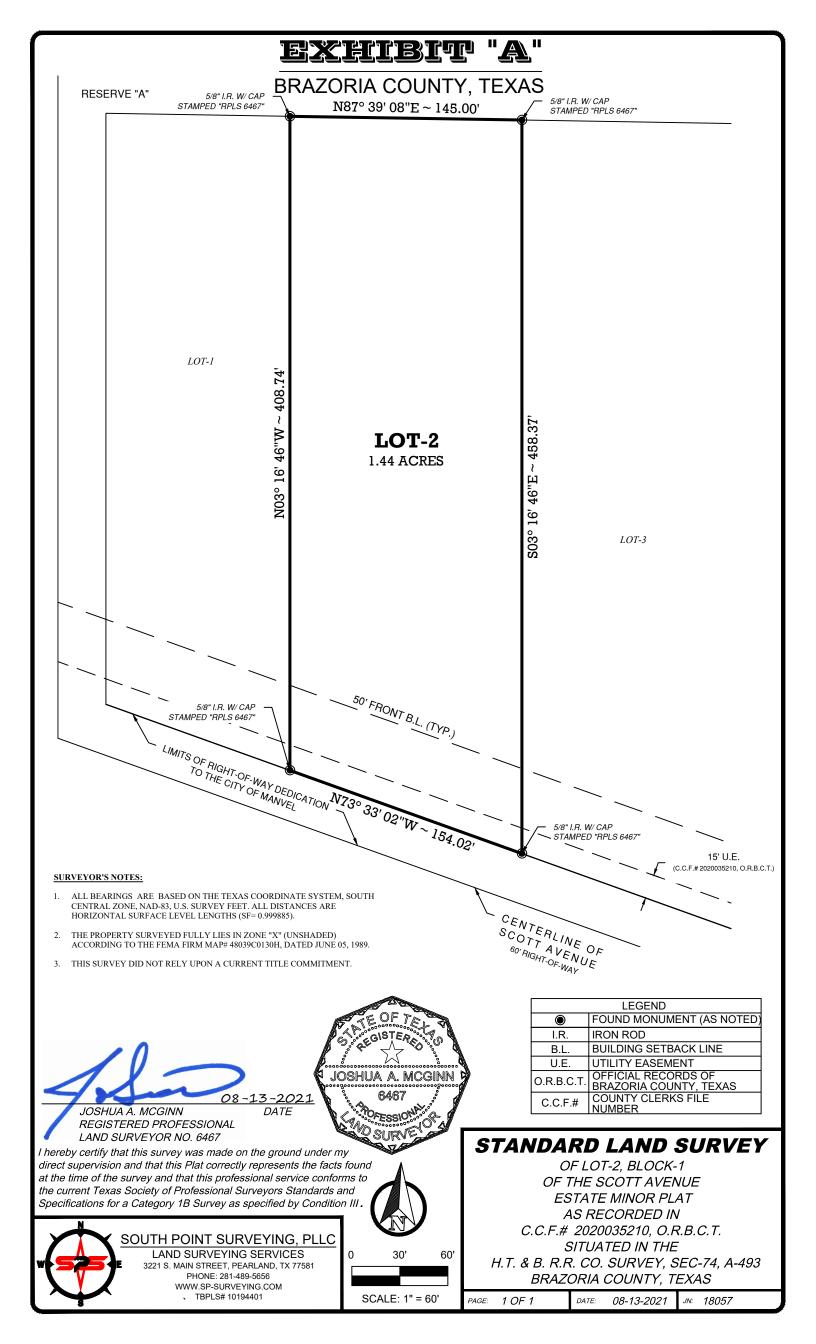


SCALE: 1" = 60"

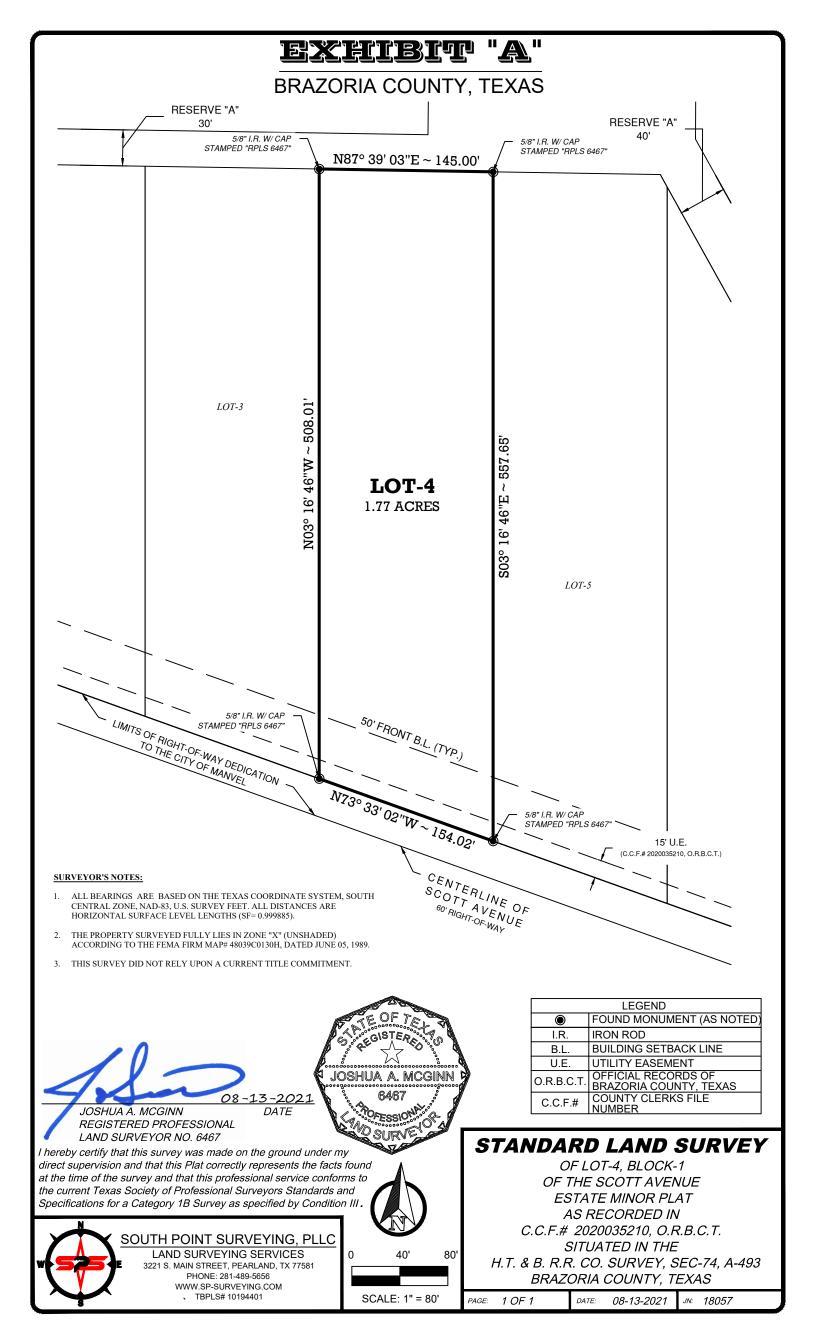
STANDARD LAND SURVEY

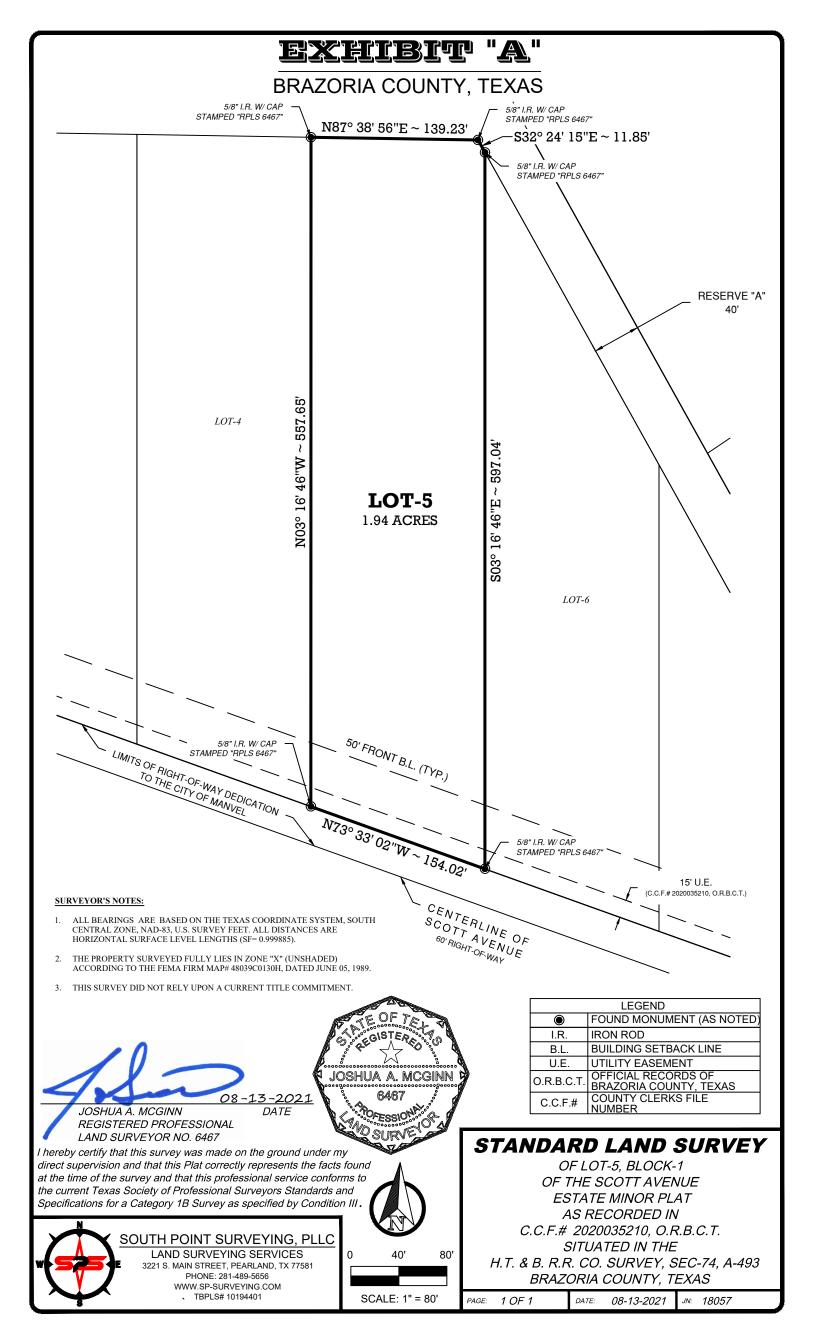
OF LOT-1, BLOCK-1 OF THE SCOTT AVENUE **ESTATE MINOR PLAT** AS RECORDED IN C.C.F.# 2020035210, O.R.B.C.T. SITUATED IN THE H.T. & B. R.R. CO. SURVEY, SEC-74, A-493 BRAZORIA COUNTY, TEXAS

1 OF 1 08-13-2021 JN: 18057



"A" WISITHSE BRAZORIA COUNTY, TEXAS RESERVE "A" 30' 5/8" I.R. W/ CAP STAMPED "RPLS 6467" 5/8" I.R. W/ CAP STAMPED "RPLS 6467" N87° 39' 08"E ~ 145.00' LOT-2 $N03^{\circ} 16' 46"W \sim 458.37$ $46"E \sim 508.01$ LOT-3 **1.61 ACRES** 16, LOT-4 50' FRONT B.L. (TYP.) 5/8" I.R. W/ CAP STAMPED "RPLS 6467" LIMITS OF RIGHT-OF-WAY DEDICATION N73° 33' 02' 5/8" I.R. W/ CAP STAMPED "RPLS 6467" 154.02 15' U.E. (C.C.F.# 2020035210, O.R.B.C.T.) CENTERLINE OF SCOTT AVENUE 60' RIGHT-OF WAY SURVEYOR'S NOTES: ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD-83, U.S. SURVEY FEET. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS (SF= 0.999885). THE PROPERTY SURVEYED FULLY LIES IN ZONE "X" (UNSHADED) ACCORDING TO THE FEMA FIRM MAP# $48039\!C0130H$, DATED JUNE 05, 1989. THIS SURVEY DID NOT RELY UPON A CURRENT TITLE COMMITMENT. LEGEND FOUND MONUMENT (AS NOTED) IRON ROD I.R BUILDING SETBACK LINE B.L UTILITY EASEMENT U.E OFFICIAL RECORDS OF BRAZORIA COUNTY, TEXAS COUNTY CLERKS FILE NUMBER JOSHUA A. MCGINN O.R.B.C.T. 6467 -2021 C.C.F.# JOSHUA A. MCGINN DATE REGISTERED PROFESSIONAL SURVE LAND SURVEYOR NO. 6467 STANDARD LAND SURVEY hereby certify that this survey was made on the ground under my direct supervision and that this Plat correctly represents the facts found OF LOT-3, BLOCK-1 at the time of the survey and that this professional service conforms to OF THE SCOTT AVENUE the current Texas Society of Professional Surveyors Standards and **ESTATE MINOR PLAT** Specifications for a Category 1B Survey as specified by Condition III. AS RECORDED IN C.C.F.# 2020035210, O.R.B.C.T. SOUTH POINT SURVEYING, PLLC SITUATED IN THE LAND SURVEYING SERVICES 0 40' 80 H.T. & B. R.R. CO. SURVEY, SEC-74, A-493 3221 S. MAIN STREET, PEARLAND, TX 77581 PHONE: 281-489-5656 WWW.SP-SURVEYING.COM BRAZORIA COUNTY, TEXAS TBPLS# 10194401 SCALE: 1" = 80' 1 OF 1 08-13-2021 JN: 18057





"A" WELLIESTE BRAZORIA COUNTY, TEXAS 5/8" I.R. W/ CAP STAMPED "RPLS 6467" SURVEYOR'S NOTES: ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD-83, U.S. SURVEY FEET. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS (SF= 0.999885). THE PROPERTY SURVEYED FULLY LIES IN ZONE "X" (UNSHADED) ACCORDING TO THE FEMA FIRM MAP# 48039C0130H, DATED JUNE 05, 1989. THIS SURVEY DID NOT RELY UPON A CURRENT TITLE COMMITMENT. 5/8" I.R. W/ CAP STAMPED "RPLS 6467 $N03^{\circ} 16' 46"W \sim 597.04'$ LOT-5 RESERVE "A" 40' LOT-6 **1.64 ACRES** $S03^{\circ} 16' 46''E \sim 388.68$ LOT-7 LIMITS OF RIGHT-OF-WAY DEDICATION 50' FRONT B.L. (TYP.) N73° 33' 02"W ~ 154.12' 5/8" I.R. W/ CAP STAMPED "RPLS 6467" 15' U.E. CENTERLINE OF (C.C.F.# 2020035210, O.R.B.C.T.) SCOTT AVENUE LEGEND FOUND MONUMENT (AS NOTED) IRON ROD I.R BUILDING SETBACK LINE B.L UTILITY EASEMENT U.E OFFICIAL RECORDS OF BRAZORIA COUNTY, TEXAS COUNTY CLERKS FILE NUMBER JOSHUA A. MCGINN O.R.B.C.T 6467 -2021 C.C.F.# JOSHUA A. MCGINN DATE REGISTERED PROFESSIONAL SURVE LAND SURVEYOR NO. 6467 STANDARD LAND SURVEY I hereby certify that this survey was made on the ground under my direct supervision and that this Plat correctly represents the facts found OF LOT-6, BLOCK-1 at the time of the survey and that this professional service conforms to OF THE SCOTT AVENUE the current Texas Society of Professional Surveyors Standards and ESTATE MINOR PLAT Specifications for a Category 1B Survey as specified by Condition III. AS RECORDED IN C.C.F.# 2020035210, O.R.B.C.T. SOUTH POINT SURVEYING, PLLC SITUATED IN THE LAND SURVEYING SERVICES 80 H.T. & B. R.R. CO. SURVEY, SEC-74, A-493 3221 S. MAIN STREET, PEARLAND, TX 77581 PHONE: 281-489-5656 WWW.SP-SURVEYING.COM BRAZORIA COUNTY, TEXAS TBPLS# 10194401 SCALE: 1" = 80' 1 OF 1 08-13-2021 JN: 18057

