

ADDRESS: 3601 WAKEFOREST STREET

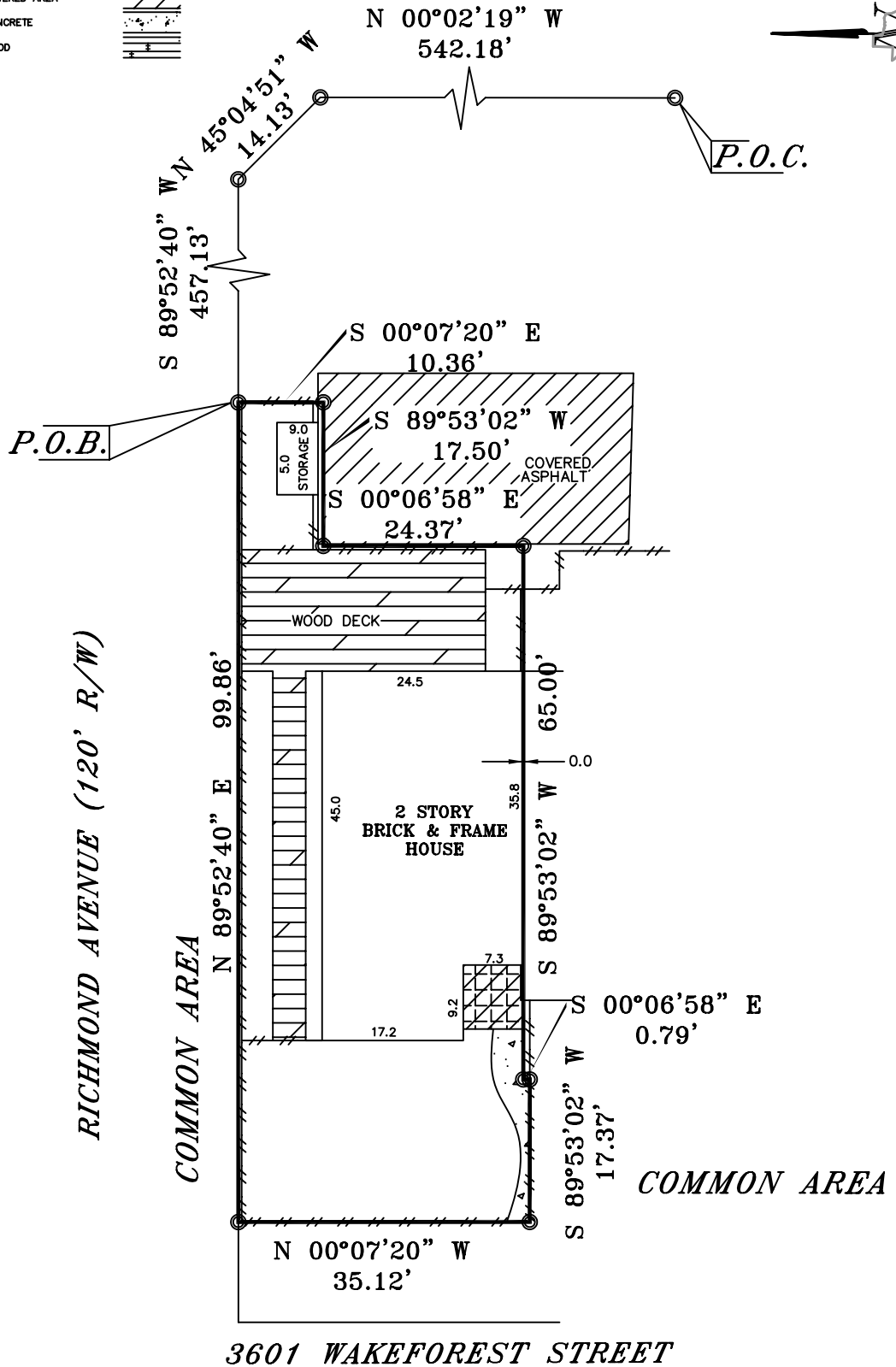
GRAPHIC SCALE



LEGEND

IRON ROD  
UTILITY EASEMENT  
BUILDING LINE  
AERIAL EASEMENT  
WOOD FENCE  
WIRE FENCE  
CHAIN LINK FENCE

IR  
U.E.  
B.L.  
A.E.  
7/7  
X  
90  
COVERED AREA  
CONCRETE  
WOOD



LEGAL DESCRIPTION

Unit 3601 of MADISON PLACE TOWNHOUSES, an unrecorded subdivision being out of B.W.H. Apartments, as recorded in Volume 198, Page 1 of the Map Records of Harris County, Texas, said tract being more particularly described by metes and bounds as attached.

THIS PROPERTY IS SUBJECT TO THE FOLLOWING:  
RESTRICTIONS - V-198, P-1 HCMR AND CF#S G080780, R474537, S464578, S537526, U156240, Y318134, 20110505438, 20120277720 AND 20120364977 OPRHC.  
AGREEMENT WITH HL&P CO. PER CF# D808833.  
AGREEMENT FOR CABLE TV SYSTEM PER CF# N515797 AND S238293.  
GRANT OF EASEMENT BY COMCAST OF HOUSTON, LLC AND MADISON PLACE HOW PER CF# 20100197281 OPRHC.  
EASEMENT FOR COMMON AREAS PER CF# D739673, D755009, D951300 AND G080780.



BUYER JASON MEDLEY & EMILY MEDLEY  
JOB# 1408029  
GF# 14015677  
DATE 8-15-2014

-ALL BEARINGS ARE BASED ON THE MAP OR PLAT OF RECORDS IF THE SUBJECT PROPERTIES LIES IN A RECORDED SUBDIVISION OF SAID COUNTY.  
-THIS SURVEY IS CERTIFIED FOR THE TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNER.  
-SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS, DEEDS, RESTRICTIONS OR BUILDING LINES THAT MAY APPLY TO SUBJECT PROPERTY.

Any reference to the 100 year flood plain of flood hazard zones are an estimate based on the data shown on the Flood Insurance Rate Map provided by FEMA and should not be interpreted as a study or determination of the flooding propensities of this property. According to the Flood Insurance Rate Map for HARRIS COUNTY, Dated JUNE, 18, 2007, Map No. 48201G 0860 L, the property described lies within "ZONE X" outside the 500 yr. flood. Flood information is based on graphic plotting only due to inherent inaccuracies on FEMA maps, we can not assume responsibility for exact determination.

ELEVATION EXPRESS LAND SURVEYS  
WWW.ELEVATIONEXPRESSLANDSURVEYS.COM  
1450 W. GRAND PARKWAY SOUTH  
SUITE G-158  
KATY, TX 77494  
281-674-5685

I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, IS CORRECT AND THERE ARE NO ENCROACHMENTS EXCEPT SHOWN AS WAS DONE BY ME OR UNDER MY SUPERVISION, AND CONFORMS TO OR EXCEEDS THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

PROPERTY ADDRESS: 3601 Wakeforest St., Houston, TX 77098

FIELD NOTES

JOB# 1408029

METES & BOUNDS:

Exhibit "A"

Legal description of land:

Unit 3601 of MADISON PLACE TOWNHOUSES, an unrecorded subdivision being Out of B.W.H. Apartments, as recorded in Volume 198, Page 1 of the Map Records of Harris County, Texas, said tract being more particularly described by metes and Bounds as follows:

COMMENCING at a 5/8 inch rod found for the most Easterly Southwest corner of Said B.W.H. Apartments;

THENCE North 00°02'19"West, 542.18 feet to a 5/8 inch iron rod found for a cut-back corner in the westerly line of Lake Street (based on a width of 60.00 feet);

THENCE North 45°04'51"West, 14.13 feet along a cut-back line to a 5/8 inch iron Rod found for the corner in the southerly line of Richmond Avenue (based on a width of 120.00 feet);

THENCE South 89°52'40" West, 457.13 feet along Southerly line of Richmond Avenue to the POINT OF BEGINNING of the tract herein described;

THENCE South 00°07'20" East, 10.36 feet to a fence corner for the Southeasterly Corner of the tract herein described;

THENCE South 89°53'02" West, 17.50 feet along a fence to a point for corner;

THENCE South 00°06'58" East, 24.37 feet to a point for the Southeasterly corner of The tract herein described;

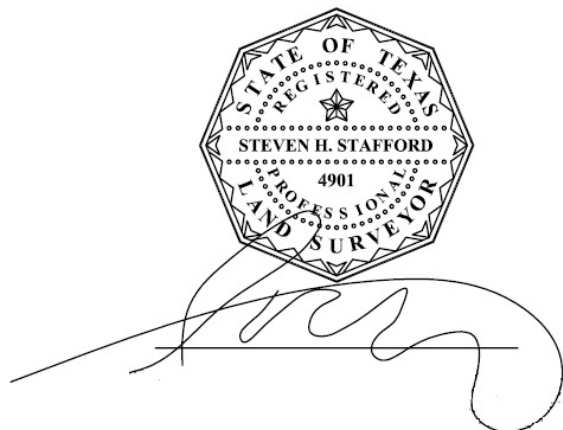
THENCE South 89°53'02" West, 65.00 feet to a point for the corner of the tract herein Described;

THENCE South 00°06'58" East, 0.79 feet to a point for the corner of the tract herein Described;

THENCE North 88°50'22" West, 17.37 feet to a fence corner for the Southwesterly Corner of the tract herein described;

THENCE North 00°07'20" West, 35.12 feet to a point for the Northwesterly corner of The tract herein described;

THENCE North 89°52'40" East, 99.86 feet to the TRUE POINT OF BEGINNING of the Tract herein described.



Steven H. Stafford  
R.P.L.S. 4901  
DATE: 8/15/2014  
ELEVATION EXPRESS LAND SURVEYS

