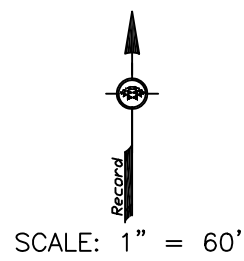


STARBOARD LANE
(Private 60' R.O.W. Esmt.)
(G.C.F.N. 8327328, 8327330 & 8427709)

BLOCK 13



Survey of Lot 2 of BEATTY'S SUBDIVISION PARTIAL REPLAT WILLIAMS BLOCK, a subdivision in Galveston County, Texas, according to the map or plat thereof as recorded under Galveston County Clerk's File Number 2022052398 in the Official Public Records of Real Property of Galveston County, Texas.

Brene Addison
Brene Addison
Registered Professional
Land Surveyor No. 6598



This property is subject to an electric transmission line easement as recorded under Galveston County Clerk's File No. 8542506.

I hereby certify that on the above date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	North	7.18'

NOTES:
 1) This property is subject the zoning ordinances and/or the building regulations of the City of Dickinson.
 2) This property lies within "other flood areas" Zone X as established by the FEMA Flood Insurance Rate Map No. 48167C0235G, dated August 15, 2019.
 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA and/or the local power company.
 4) Bearings are based on the monumentation of the West right-of-way line of Starboard Lane.

Surveyed without the benefit of a title commitment. This property may be subject to matters of record not shown hereon that might be revealed by title report or title commitment.

Legend:
 - \ \ - Wood Fence
 - O - Plastic Fence
 - x x - Metal Fence
 (N.T.S.) Not to Scale
 --- Building Line
 B.L. Building Setback Line

TRICON LAND SURVEYING, LLC
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 T.B.P.E.L.S. Firm No. 10194309

Drafting: LP Parcel ID: 287428
 Surveyed for: Chad Williams

