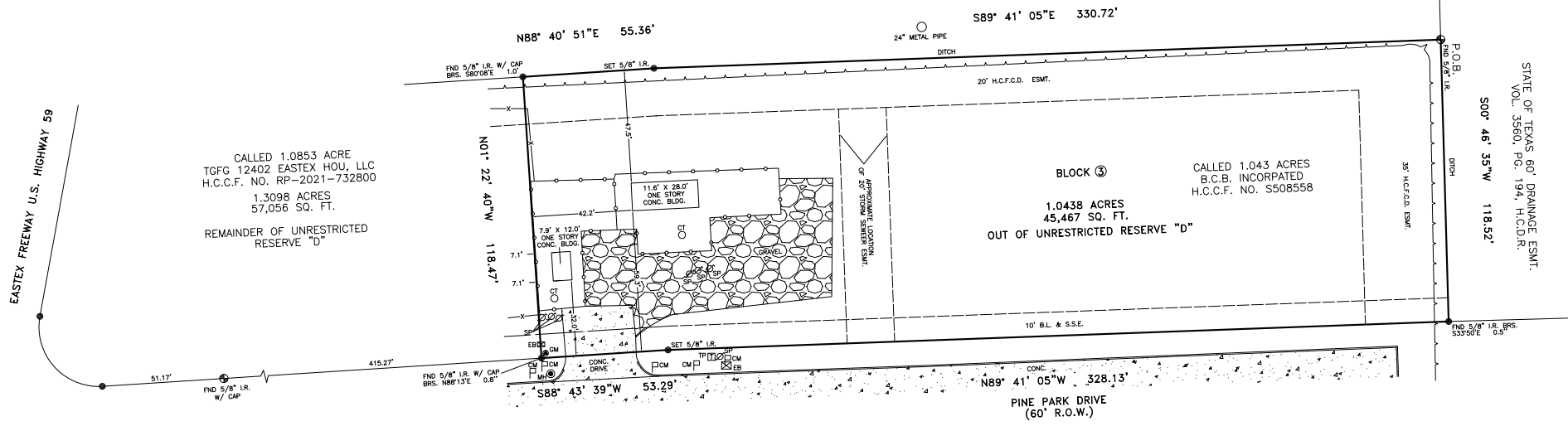


SCALE: 1" = 30'

LEGEND:

- U.E. — UTILITY EASEMENT
- W.L.E. — WATERLINE EASEMENT
- R.O.W. — RIGHT OF WAY
- B.L. — BUILDING LINE
- P.L. — PROPERTY LINE
- ⊙ — CONTROLLING MONUMENT
- SP — SERVICE POLE
- EB — ELECTRIC BOX
- CM — CABLE MARKER
- MB — MANHOLE
- CT — CELL TOWER
- FH — FIRE HYDRANT
- WM — WATER METER
- EM — ELECTRIC METER
- GM — GAS METER
- PP — POWER POLE
- CP — CABLE PEDESTAL
- P.M. — PIPELINE MARKER
- TP — TELEPHONE PEDESTAL
- < — CALLED DISTANCE
- ( ) — MEASURED DISTANCE

STATE OF TEXAS 70' DRAINAGE ESMT.  
VOL. 3560, PG. 194, H.C.D.R.



CALLED 1.0853 ACRE  
TGGF 12402 EASTEX HOU, LLC  
H.C.C.F. NO. RP-2021-732800  
1.3098 ACRES  
57,056 SQ. FT.  
REMAINDER OF UNRESTRICTED  
RESERVE "D"

BLOCK 3  
CALLED 1.0438 ACRES  
45,467 SQ. FT.  
OUT OF UNRESTRICTED RESERVE "D"  
B.C.B. INCORPORATED  
H.C.C.F. NO. S508558

- NOTES:
1. BEARINGS BASED ON PLAT.
  2. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT, SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS IF ANY.
  3. EASEMENT AND BUILDING LINES PER RECORDED PLAT.
  4. SURVEYOR HAS NOT ABSTRACTED SUBJECT PROPERTY. THERE MAY BE EASEMENTS, BUILDING LINES AND OTHER MATTERS OF RECORD NOT SHOWN HEREON.

THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.

**BOUNDARY SURVEY**  
1.0438 ACRES (45,467 SQUARE FEET)  
OUT OF UNRESTRICTED RESERVE "D" IN  
BLOCK 3 OF PINE VILLAGE PLAZE  
VOLUME 338, PAGE 62, H.C.M.R.  
HARRIS COUNTY, TX

F.I.R.M. NO. 462016 PANEL 0495L  
EFFECTIVE DATE 05/13/22 ZONE X  
FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THIS INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RISK ONLY AND IS NOT INTENDED TO VERIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

SURVEYED FOR: WELDON BAILEY  
ADDRESS: 5206 PINE PARK DRIVE HOUSTON, TEXAS 77039  
FIELDWORK: 04/12/22  
TITLE COMPANY: N/A  
G.F. NO.: N/A  
G.F. EFFECTIVE DATE: N/A  
JOB NO.: 107763

CERTIFICATION  
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY SHOWING ANY IMPROVEMENTS, FROM LEGAL DESCRIPTIONS SUPPLIED BY CLIENT. THIS SURVEY IS ONLY CERTIFIED FOR BOUNDARY AND THIS TRANSACTION ONLY. SURVEYOR DID NOT ABSTRACT PROPERTY, EASEMENTS, BUILDING LINES, ETC. SHOWN ARE AS IDENTIFIED BY THE TITLE COMMITMENT.

**GGC SURVEY, PLLC**  
PLM Number 1016090  
8114 Golden Harbor Missouri City, TX 77459  
TEL (832)729-7264 ggc@survey.com  
www.ggc-survey.com



Georg R. Lardizabal, Registered Professional Land Surveyor No. 6051  
04/14/22