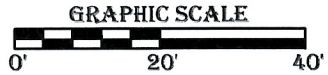
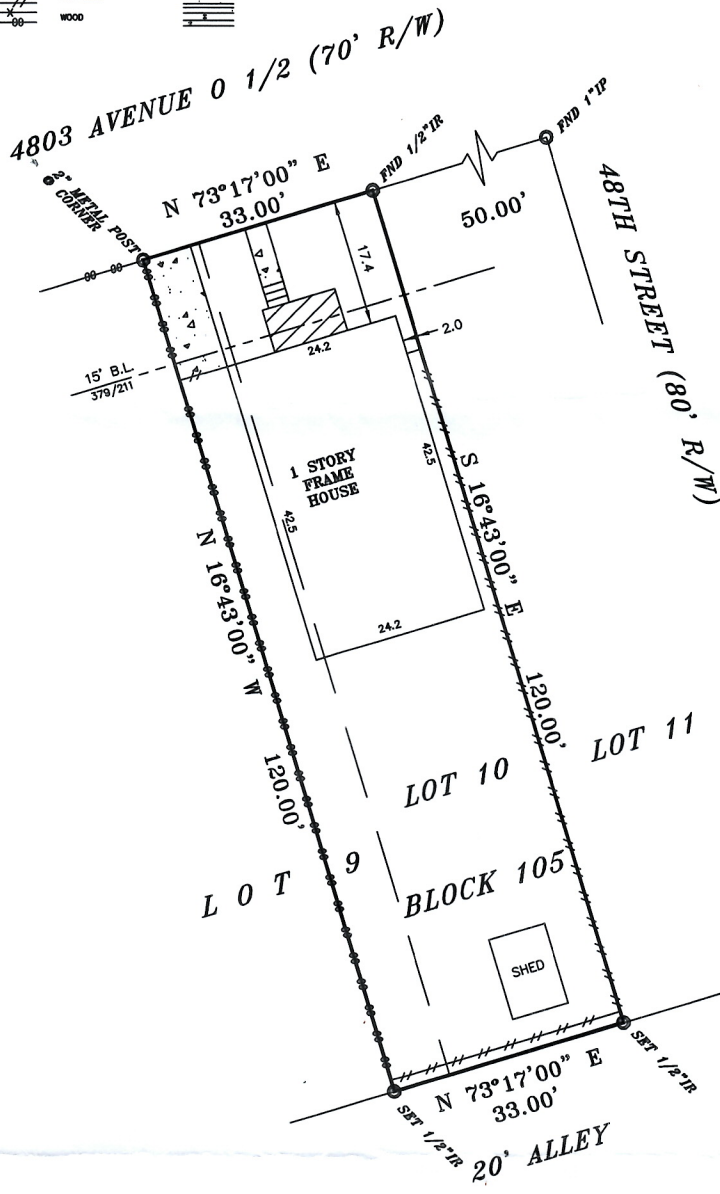


ADDRESS: 4803 AVENUE O 1/2



LEGEND

IRON ROD	IR	COVERED AREA	
UTILITY EASEMENT	U.E.	CONCRETE	
BUILDING LINE	B.L.	WOOD	
AERIAL EASEMENT	A.E.		
WOOD FENCE	W		
WIRE FENCE	WF		
CHAIN LINK FENCE	CL		



LEGAL DESCRIPTION  
 LOT TEN (10) AND EAST EIGHT (8) FEET OF LOT NINE (9), IN BLOCK ONE HUNDRED FIVE (105), OF DENVER RESURVEY IN THE CITY AND COUNTY OF GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 91, PAGE 196 IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS.

THIS PROPERTY IS SUBJECT TO THE FOLLOWING:  
 RESTRICTIONS - V-91, P-196 CCGC AND V-379, P-211 GCGR.  
 ZONING ORDINANCES PER CITY OF GALVESTON, TEXAS.



ELEVATION EXPRESS LAND SURVEYS  
 FIRM NO. 10191800  
 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.

BUYER VALIANT INVESTMENT PROPERTIES, INC.  
 JOB# 1809007  
 GF# 235953  
 DATE 9-10-2018 REV. 10-5-2018  
 \*ALL BEARINGS ARE BASED ON THE MAP OR PLAT OF RECORD. IF THE SUBJECT PROPERTY LIES IN A RECORDED SUBDIVISION OF SAID COUNTY MENTIONED IN LEGAL DESCRIPTION, IN THE CASE WHERE A LEGAL DESCRIPTION MENTIONS NO RECORDED PLAT OR HAS AN ATTACHED METES AND BOUNDS ALL BEARINGS ARE BASED ON TEXAS SOUTH CENTRAL GPS COORDINATE SYSTEM 4204, NAVD83, 2011 ADJ. GEODATA, UNLESS OTHERWISE NOTED.  
 \*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 RULING LINES THAT MAY APPLY TO SUBJECT PROPERTY. NO RESEARCH WAS DONE FOR SUCH EASEMENTS OR RESTRICTIONS BY ELEVATION EXPRESS LAND SURVEYS. THEREFORE IS NOT RESPONSIBLE FOR SHOWING SUCH EASEMENTS OR RESTRICTIONS. EASEMENTS SHOWN ON SURVEY ARE RELATED TO NOTES FROM OR SHOWN ON A RECORDED PLAT OF LEGAL DESCRIPTION AND/OR ARE MENTIONED IN SCHEDULE "B" OF PROVIDED TITLE COMMITMENT.

Any reference to the 100 year flood plan 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 GALVESTON COUNTY, Dated 12-6-2002, Map No. 485459002ZE, the property described lies within "ZONE AE" of the 500 yr. flood. Flood information is based on graphic platting only due to inherent inaccuracies on FEMA maps, we can not assume responsibility for exact determination.