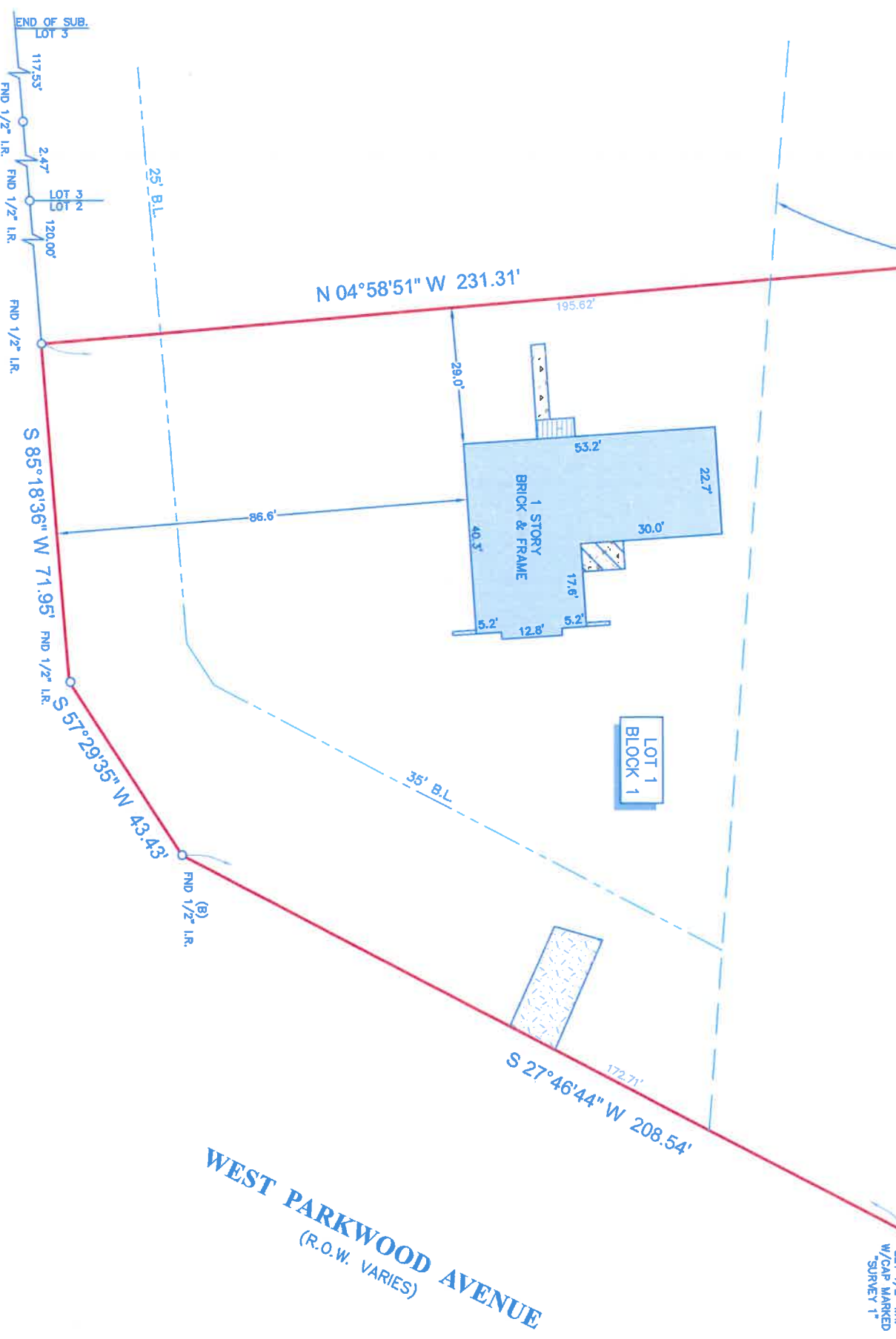


SCALE 1"=30'



150 AMERICAN CANAL COMPANY EASEMENT
VOL. 1493, PG. 422 AND VOL. 1543, PG. 599 G.C.D.R.

S 85°45'54" E 226.23'



CANAL DRIVE
(60' R.O.W.)

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JUNE 23, 2021, UNDER G.F. NO. 1219518.

LEGAL DESCRIPTION: LOT 1, IN BLOCK 1, OF FINAL PLAT OF CANAL VISTA, AN ADDITION TO THE CITY OF FRIENDSWOOD IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN/UNDER CLERK'S FILE NO. 2018054299 IN THE OFFICIAL PUBLIC RECORDS OF THE REAL PROPERTY OF GALVESTON COUNTY, TEXAS.

CLIENT: CHRISTOPH PROPERTIES, INC. A TEXAS CORPORATION

ADDRESS: 3004 WEST PARKWOOD AVENUE

TITLE COMPANY:

stewart
title guaranty company

LEGEND

	CONCRETE
	COVERED AREA
	WOOD DECK
	BRICK WALL
	ASPHALT



SURVEYOR'S CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A SURVEY CONDUCTED BY ME OR UNDER MY SUPERVISION ON THE DATE SHOWN HEREON. I HAVE COMPLIED WITH THE STANDARDS OF THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, AND THAT THERE ARE NO ENCUMBRANCES OR PEDICTIONS EXCEPT AS SHOWN.

Richard Russell
RHS 4148



Survey 1, Inc.
The Land Survey Company

STACY DE LA RUA	ISSUE DATE:	JUNE 23, 2021
G.F. # 1219518	FIELD CREW:	JF
www.survey1inc.com	TECH:	AH
survey1@survey1inc.com	FINAL CHECK:	
Firm Registration No. 100759-00	DATE:	7-06-21
P.O. Box 2543 Alvin, TX 77512	JOB#	6-98911-21
(281)393-1382 Fax (281)393-1383		