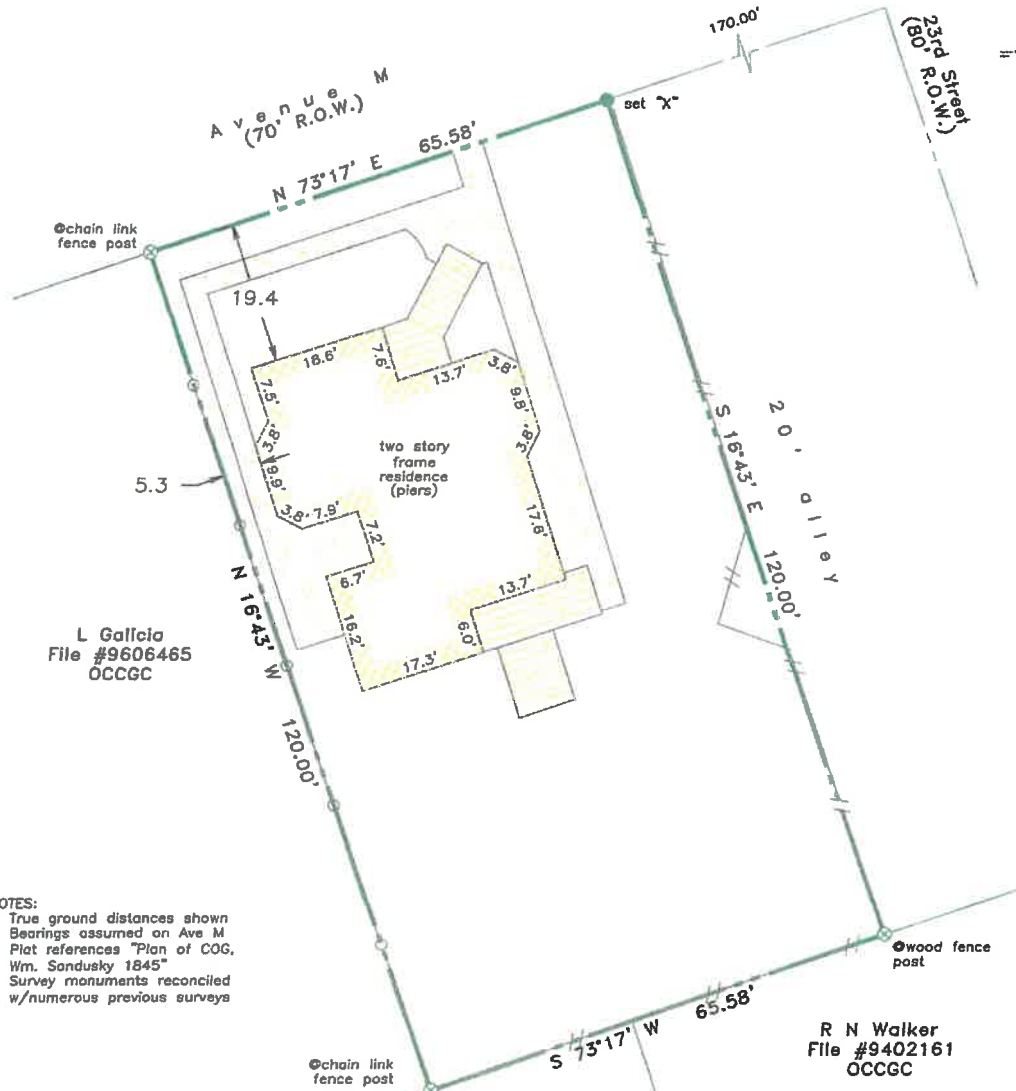


NATIONAL FLOOD INSURANCE PROGRAM
 FIRM Zone AE
 Panel 0026-E
 Community #485469
 December 6, 2002



NOTES:
 - True ground distances shown
 - Bearings assumed on Ave M
 - Plat references "Plan of COG. Wm. Sandusky 1845"
 - Survey monuments reconciled w/numerous previous surveys

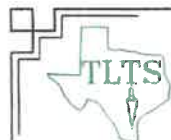
Scale: 1" = 20'
 10 Feet 0 10 20 30

LAND TITLE SURVEY OF A TRACT OF LAND out of the Northeast Block of Outlot 17, in the City and County of Galveston, Texas, being more particularly described in the Field Notes attached.

Subject property: 2319 Avenue M Galveston County, Texas To Edward Monteith and Eve Monteith; I hereby certify that this survey was made on the ground under my direct supervision and that this plat correctly represents the facts found at the time of the survey.



Laurence C. Wall
 RPLS #4814
 April 8, 2016



TLTS, Inc.
 TEXAS LAND TITLE SURVEYORS
 1801 Moody Avenue
 Galveston, Texas 77550
 (409) 765-8883



TLTS, Inc.
TEXAS LAND TITLE SURVEYORS

FIELD NOTES

THE STATE OF TEXAS, §

§

COUNTY OF GALVESTON §

A TRACT OF LAND being part of the Northeast Block of Outlot 17 in the City and County of Galveston, Texas containing 0.181 acre (7,870 square feet) of land and being more particularly described by metes and bounds as follows;

COMMENCING at the northeast corner of the Northeast Block of Outlot 17, being the intersection of the South line of Avenue M (70 foot width) and the West line of 23rd Street (80 foot width);

THEN S 73° 17' W along the South line of Avenue M, 170.00 feet to an "X" chiseled in concrete for the POINT OF BEGINNING;

THEN S 16° 43' E, 120.00 feet to a wood fence post;

THEN S 73° 17' W, 65.58 feet to a chain link fence post;

THEN N 16° 43' W, 120.00 feet to a chain link fence post in the South line of Avenue M;

THEN N 73° 17' E along Avenue M, 65.58 feet to the POINT OF BEGINNING, containing 0.181 acre (7,870 square feet) of land.

This description has been prepared in conjunction with the survey plat attached hereto. Bearings described are assumed based on the right-of-way of Avenue M. Distances are true ground distances.

Laurence C. Wall
RPLS #4814
April 8, 2016

