

**0.0350 Acre (1,526 Square Feet)**  
**Obediance Smith Survey, Abstract Number 696**  
**Harris County, Texas**

**BEING** a parcel of land containing 0.0350 acre (1,526 Sq. Ft.) out of and a part of that tract described under Clerk's File No. T585000, Deed Records, Harris County, Texas (D.R.H.C.T.), being Lot 10 and the east 12-1/2 feet of Lot 9, and the adjoining southeast 25 feet by 62-1/2 feet of Lot 12, Block 4, Montlew Place, of record in Volume 385, Page 139, Deed Records, Harris County, Texas; and being more particularly described by metes and bounds as follows:

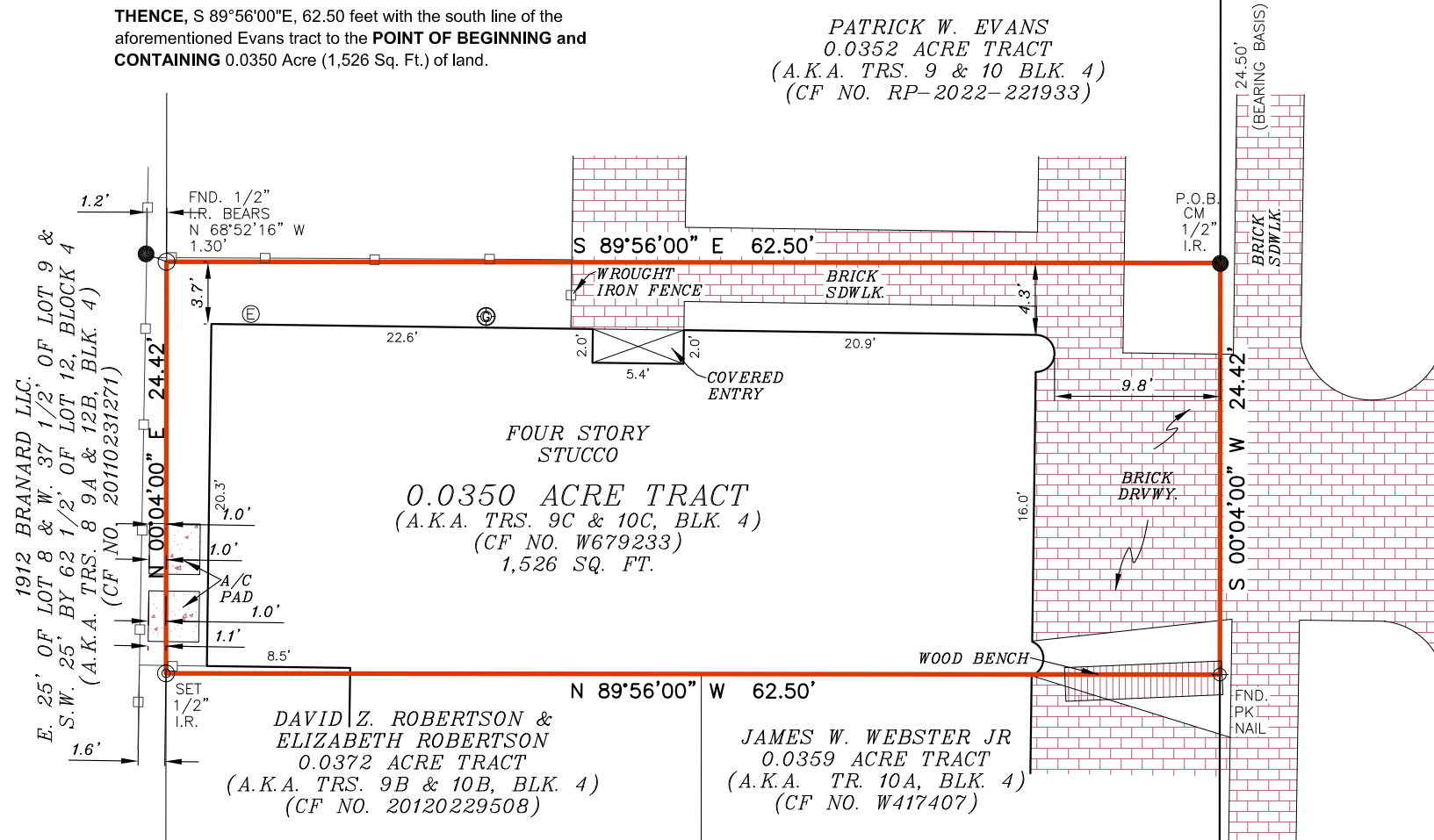
**BEGINNING** at a 1/2-inch iron rod found in the west right-of-way (R.O.W.) line of Hazard Street (60 feet wide) marking the southeast corner of that called 0.0352 acre tract conveyed to Patrick W. Evans by deed of record under Clerk's File No. RP-2022-221933, D.R.H.C.T., and marking the northeast corner of the herein described tract of land;

**THENCE**, S 00°04'00"W, 24.42 feet with the west R.O.W. line of said Hazard Street to a PK-nail found marking the southeast corner of the herein described tract;

**THENCE**, S 82°56'00"W, 62.50 feet in part with the north line of that called 0.0359 acre tract conveyed to James W. Webster, Jr. by deed of record under Clerk's File No. W417407, D.R.H.C.T. to a 1/2-inch iron rod with cap stamped "OSC" set marking the southwest corner of the herein described tract;

**THENCE**, N 00°04'00"E, 24.42 feet with the east line of that tract conveyed to 1912 Branard LLC by deed of record under Clerk's File No. 20110231271, D.R.H.C.T. to the northwest corner of the herein described tract from which a 1/2-inch iron rod bears N 68°52'16"W, 1.30 feet;

**THENCE**, S 89°56'00"E, 62.50 feet with the south line of the aforementioned Evans tract to the **POINT OF BEGINNING** and **CONTAINING** 0.0350 Acre (1,526 Sq. Ft.) of land.



**CHRISTOPHER A. MITCHELL**  
**0.0360 ACRE TRACT**  
**(A.K.A. TR. 12C, BLK. 4)**  
**(CF NO. 20110541876)**

**PATRICK W. EVANS**  
**0.0352 ACRE TRACT**  
**(A.K.A. TRS. 9 & 10 BLK. 4)**  
**(CF NO. RP-2022-221933)**

**DAVID Z. ROBERTSON & ELIZABETH ROBERTSON**  
**0.0372 ACRE TRACT**  
**(A.K.A. TRS. 9B & 10B, BLK. 4)**  
**(CF NO. 20120229508)**

**JAMES W. WEBSTER JR**  
**0.0359 ACRE TRACT**  
**(A.K.A. TR. 10A, BLK. 4)**  
**(CF NO. W417407)**

**LEGEND**

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- WROUGHT IRON FENCE
- SET 1/2" IRON ROD WITH CAP
- PROPERTY CORNER
- FOUND IRON ROD
- ELECTRIC METER
- GAS METER
- CONTROL MONUMENT

**SURVEYOR'S NOTE(S):**  
 THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

NO RECORDED BUILDING LINES FOUND. FUTURE DEVELOPMENTS SHOULD REFER TO JURISDICTIONAL AGENCIES FOR REQUIREMENTS.

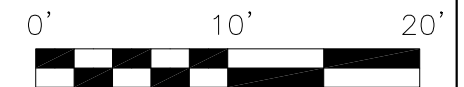
THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY \_\_\_\_\_ GF NO. \_\_\_\_\_ ISSUED ON MM/DD/22.

THIS SURVEY IS PRODUCED WITHOUT THE ADDITION OF RESEARCH FROM A TITLE OR A TITLE ABSTRACT COMPANY. THEREFORE, ADDITIONAL DEED OR REAL PROPERTY RESTRICTIONS, SUCH AS EASEMENTS OR SETBACKS, MAY APPLY THAT ARE NOT GRAPHICALLY OR OTHERWISE SHOWN, AND/OR LISTED ON THIS SURVEY. THE RESTRICTIONS, ADDRESSED HEREON, ARE AS ALREADY KNOWN TO THE UNDERSIGNED, TO AFFECT THIS SUBDIVISION. THEIR DEPICTIONS ARE NOT MEANT TO REPRESENT ALL POSSIBLE ESMTS. AND SETBACKS THAT MAY APPLY TO THIS LOT.

**FLOOD INFORMATION**  
 FIRM: 48201C PANEL: 0860 L  
 REV. DATE: 06/18/2007  
 ZONE: "x"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS, THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

**GRAPHIC SCALE**



I, **RODRIC R REESE**, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to **ALLEGIANCE TITLE COMPANY** and that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey.  
 Description: **BEING A 0.0350 ACRE PARCEL OF LAND** recorded in Clerk's File **W679233**, of the Map/Deed and Plat Records of **HARRIS** County, Texas, located in the **OBEDIANCE SMITH SURVEY, A-696**  
 Borrower/Owner: **CLAUDIA T. MOUSSIS**  
 Address: **3916 HAZARD ST., HOUSTON, TX 77098** GF No. --

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN:

PROPERTY PHOTOGRAPH:



**LAND TITLE SURVEY**

JOB NO.:	NO.	REVISION	DATE
2209036795			
DATE:	09/28/22		
DRAWN BY:	IK		
APPROVED BY:	RRR		



FIRM REGISTRATION NO. 10190700  
 THIS SURVEY IS CONTRACTED TO RODRIC R REESE, RPLS  
 PHONE NUMBER 713-647-1315

**RODRIC R REESE**, R.P.L.S.  
 Registered Professional Land Surveyor  
 Registration No. **5883**

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**Overland Consortium Inc.**  
**Surveyors**

Tel: 281-940-8869 Fax: 281-207-6476

999 E. BASSE ROAD, SUITE 180 BOX 521, SAN ANTONIO, TEXAS 78212