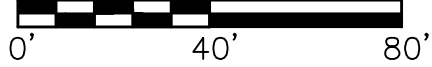


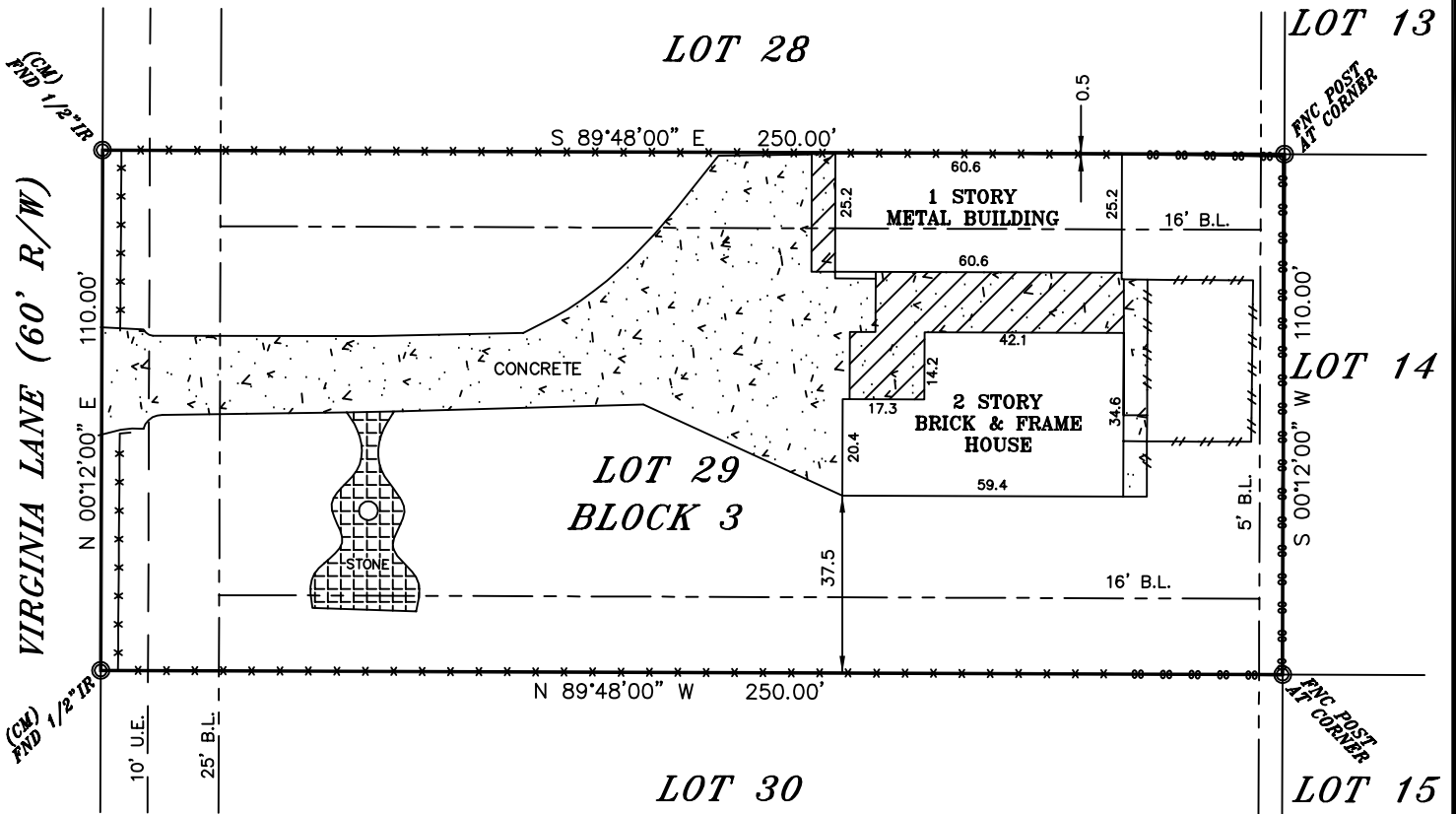
ADDRESS: 25171 VIRGINIA LANE, PORTER, TX 77365

GRAPHIC SCALE



LEGEND

IRON ROD	IR	COVERED AREA	
UTILITY EASEMENT	U.E.	CONCRETE	
BUILDING LINE	B.L.	WOOD	
AERIAL EASEMENT	A.E.	CONTROL MONUMENT	(CM)
WOOD FENCE			
WROUGHT IRON			
METAL FENCE			
GARAGE BUILDING LINE	G.B.L.		
WATER LINE EASEMENT	W.L.E.		

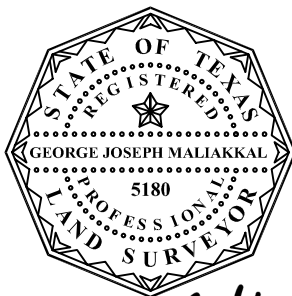


LEGAL DESCRIPTION

LOT TWENTY-NINE (29), IN BLOCK THREE (3), OF VIRGINIA ESTATES, A SUBDIVISION OF 68.75 ACRES IN THE N.S. SCHNITZ SURVEY, A-699, MONTGOMERY COUNTY, TEXAS AS SHOWN ON THE MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 327 OF THE MAP RECORDS OF MONTGOMERY COUNTY, 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



George J. Maliakkal

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 PATRICIA JACQUELINE ALMARAZ
 JOB# 2104030
 GF# CTH-FRW-CTT21738616K
 DATE 4/16/2021

-ALL BEARINGS ARE BASED ON THE MAP OR PLAT OF RECORD, IF THE SUBJECT PROPERTIES 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, (NAVD80, 2001 ADJ) GEOID99, 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 BUILDING 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 plain 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 MONTGOMERY COUNTY, Dated 08/18/2014, Map No. 48339C0750H, the property described lies within "ZONE X" of the 100 yr. Flood. Flood information is based on graphic plotting only due to inherent inaccuracies on FEMA maps, we can not assume responsibility for exact determination.