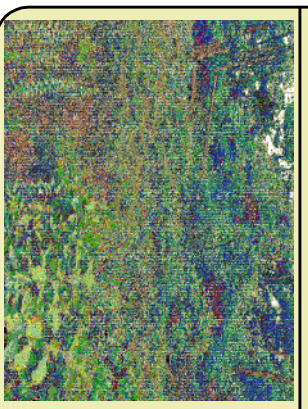


GF NO. 2722362-H043 FIRST AMERICAN TITLE
 ADDRESS: EAST WILLIAMS ROAD
 CONROE, TEXAS 77303
 BORROWER: TEXAS LIBERTY HOLDINGS, LLC

1.5708 ACRES
TRACT 13
PEACH CREEK VILLAGE
SECTION 2

AN UNRECORDED SUBDIVISION IN THE
 T.G. STEWART SURVEY, A-529
 MONTGOMERY COUNTY, TEXAS
 (SEE ATTACHED METES AND BOUNDS DESCRIPTION)

NOTE: EASEMENT PER VOL. 664, PG. 144.
 NOTE: MAY BE SUBJECT TO DEED RESTRICTIONS AND/OR
 ADDITIONAL GOVERNMENTAL BUILDING REQUIREMENTS.



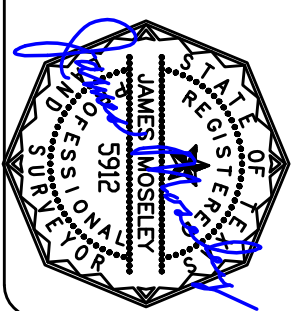
THIS PROPERTY DOES NOT LIE WITHIN THE
 100 YEAR FLOOD PLAIN AS PER FIRM
 PANEL NO. 48339C 0275 G
 MAP REVISION: 08/18/2014
 ZONE X
 BASED ONLY ON VISUAL EXAMINATION OF MAPS.
 INACCURACIES OF FEMA MAPS PREVENT EXACT
 DETERMINATION WITHOUT DETAILED FIELD STUDY.

A SUBSURFACE INVESTIGATION
 WAS BEYOND THE SCOPE OF THIS SURVEY

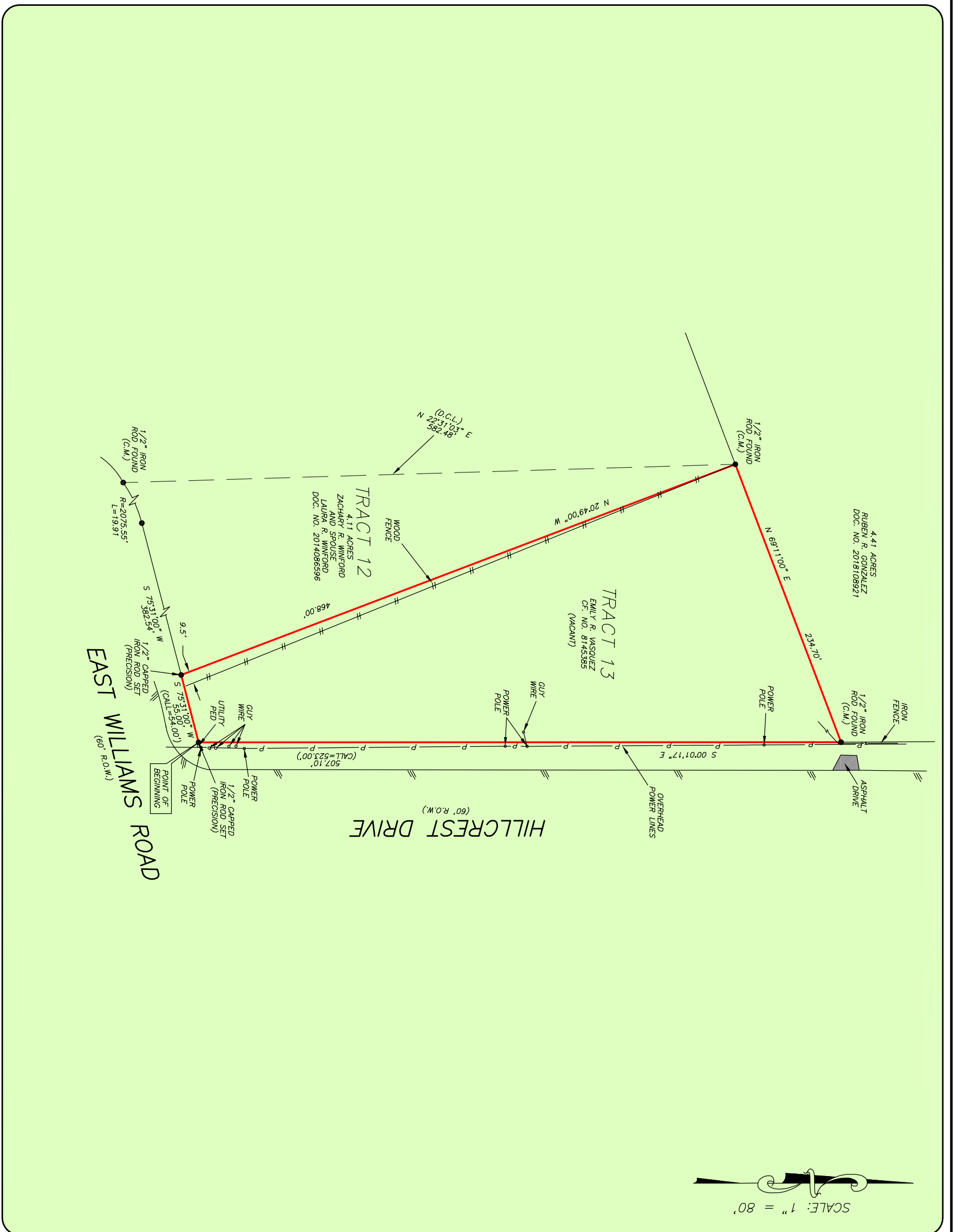
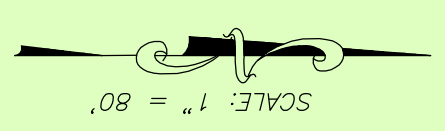
D.C.L. = DIRECTIONAL CONTROL LINE
 RECORD BEARING: OF. NO. 8145385
 CERTIFIED TO: TEXAS LIBERTY HOLDINGS, LLC
 AND FIRST AMERICAN TITLE

I HEREBY CERTIFY THAT THIS SURVEY
 WAS MADE ON THE GROUND THAT THIS
 FOUND OBJECTS, THE RESULTS AND THAT
 THIS PROFESSIONAL SERVICE CONFORMS TO
 THE CURRENT TEXAS SOCIETY OF PROFESSIONAL
 SURVEYORS STANDARDS AND SPECIFICATIONS
 FOR A CATEGORY 1A CONDITION II SURVEY.

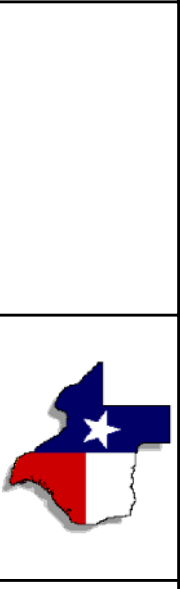
JAMES E. MOSELEY
 PROFESSIONAL LAND SURVEYOR
 NO. 5912
 JOB NO. 22-04143
 JUNE 21, 2022



DRAWN BY: RE



RACHEL JEFFCOAT
 936-494-0990



PRECISION
 surveyors

1-800-LANDSURVEY
 www.precisionsurveyors.com
 281-496-1586 FAX 281-496-1867
 950 THREEHUNDRED STREET SUITE 150 HOUSTON, TEXAS 77079 1777 NE LOOP 410 SUITE 600 SAN ANTONIO, TEXAS 78217
 FIRM NO. 10063700

STATE OF TEXAS

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§
§

COUNTY OF MONTGOMERY

A TRACT OR PARCEL OF LAND CONTAINING 1.5708 ACRES, (68,423 SQUARE FEET), BEING TRACT 13, PEACH CREEK VILLAGE, SECTION 2, AN UNRECORDED SUBDIVISION SITUATED IN THE T. G. STEWART SURVEY, ABSTRACT NUMBER 529, MONTGOMERY COUNTY, TEXAS, SAID 1.5708 ACRE TRACT OF LAND BEING THAT CERTAIN CALLED 1.62 ACRE TRACT OF LAND AS CONVEYED TO EMILY R. VASQUEZ BY INSTRUMENT RECORDED IN DOCUMENT NO. 8145385 OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS: (BEARING BASIS: DOCUMENT CF NO. 8145385 OF THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, TEXAS).

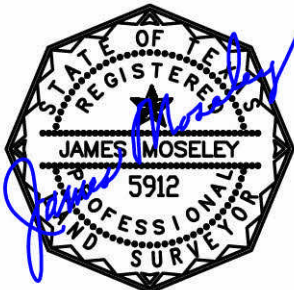
BEGINNING at a capped, (Precision Surveyors), iron rod set for the intersection of the west right-of-way line of Hillcrest Drive, (60.00 Foot Right-of-Way), with the north right-of-way line of East Williams Road, (60.00 Foot Right-of-Way), same being the southeast corner and the POINT OF BEGINNING of the herein described tract;

Thence, S 75°31'00" W, along the north right-of-way line of East Williams Road, a distance of 55.00 feet, (Call 54.00 feet), to a capped, (Precision Surveyors), iron rod set for the southeast corner of that certain called 4.11 acre tract of land as conveyed to Zachary R. Winford and Spouse, Laura R. Winford by instrument recorded in Document No. 2014086596 of the Official Public Records of Montgomery County, Texas, same being the southwest corner of the herein described tract;

Thence, N 20°49'00" W, along the common line of said 4.11 Acre Tract, a distance of 468.00 feet to a 1/2" iron rod found on the common line of that certain called 4.11 acre tract of land as conveyed to Ruben R. Gonzalez by instrument recorded in Document No. 2018108921 of the Official Public Records of Montgomery County, Texas, for the northeast corner of said 4.11 Acre Tract, same being the northwest corner of the herein described tract;

Thence, N 69°11'00" E, along the common line of said Gonzalez Tract, a distance of 234.70 feet to a 1/2" iron rod found on the west right-of-way line of Hillcrest Drive for the southeast corner of said Gonzalez Tract, same being the northeast corner of the herein described tract;

Thence, S 00°01'17" E, along the west right-of-way line of Hillcrest Drive, a distance of 507.10 feet, (Call 523.00 feet), to the POINT OF BEGINNING and containing 1.5708 acres or 68,423 square feet of land, more or less.



James E. Moseley
Registered Professional Land Surveyor,
No. 5912
Job No. 22-04143
June 21, 2022

See Drawing Attached