

**DESCRIPTION OF A TRACT OF LAND CONTAINING
0.2257 ACRES (9,833 SQUARE FEET) SITUATED
IN THE J.L. STANLEY SURVEY, ABSTRACT 700
HARRIS COUNTY, TEXAS**

Being a tract of land containing 0.2257 acres (9,833 square feet), situated in the J.L. Stanley Survey, Abstract 700, Harris County, Texas, being Lots 28 & 29, in Block 1, of Liberty Road Manor, Section 18, an unrecorded subdivision in Harris County, Texas, being a tract of land conveyed unto Strativentures Inc. by deed recorded under County Clerk's File No. RP-2021-502660 of the Official Public Records of Harris County, Texas. Said 0.2257-acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a found 5/8-inch iron rod at the intersection of Ritz Street (60 feet wide) and Eastland Street (60 feet wide) for the northeast corner and POINT OF BEGINNING of the said tract herein described;

THENCE South 01°04'00" West, along the west right-of-way line of said Eastland Street, a distance of 123.00 feet to a found 5/8-inch iron rod for the southeast corner of the said tract herein described;

THENCE South 88°58'30" West, a distance of 80.00 feet to a set 1/2-inch iron rod with cap marked "SURVEY 1" for the southwest corner of the said tract herein described;

THENCE North 01°04'00" East, a distance of 123.00 feet to a set 1/2-inch iron rod with cap marked "SURVEY 1" in the south right-of-way line of said Ritz Street for the northwest corner of the said tract herein described;

THENCE North 88°58'30" East, along the south right-of-way line of said Ritz Road, a distance of 80.00 feet to the POINT OF BEGINNING and containing 0.2257 acres (9,833 square feet), more or less.

Note: This metes and bounds description is referenced to a survey drawing prepared by Survey 1, Inc. (Firm Registration No. 100758-00) dated September 20, 2021, job number 9-102269-21.



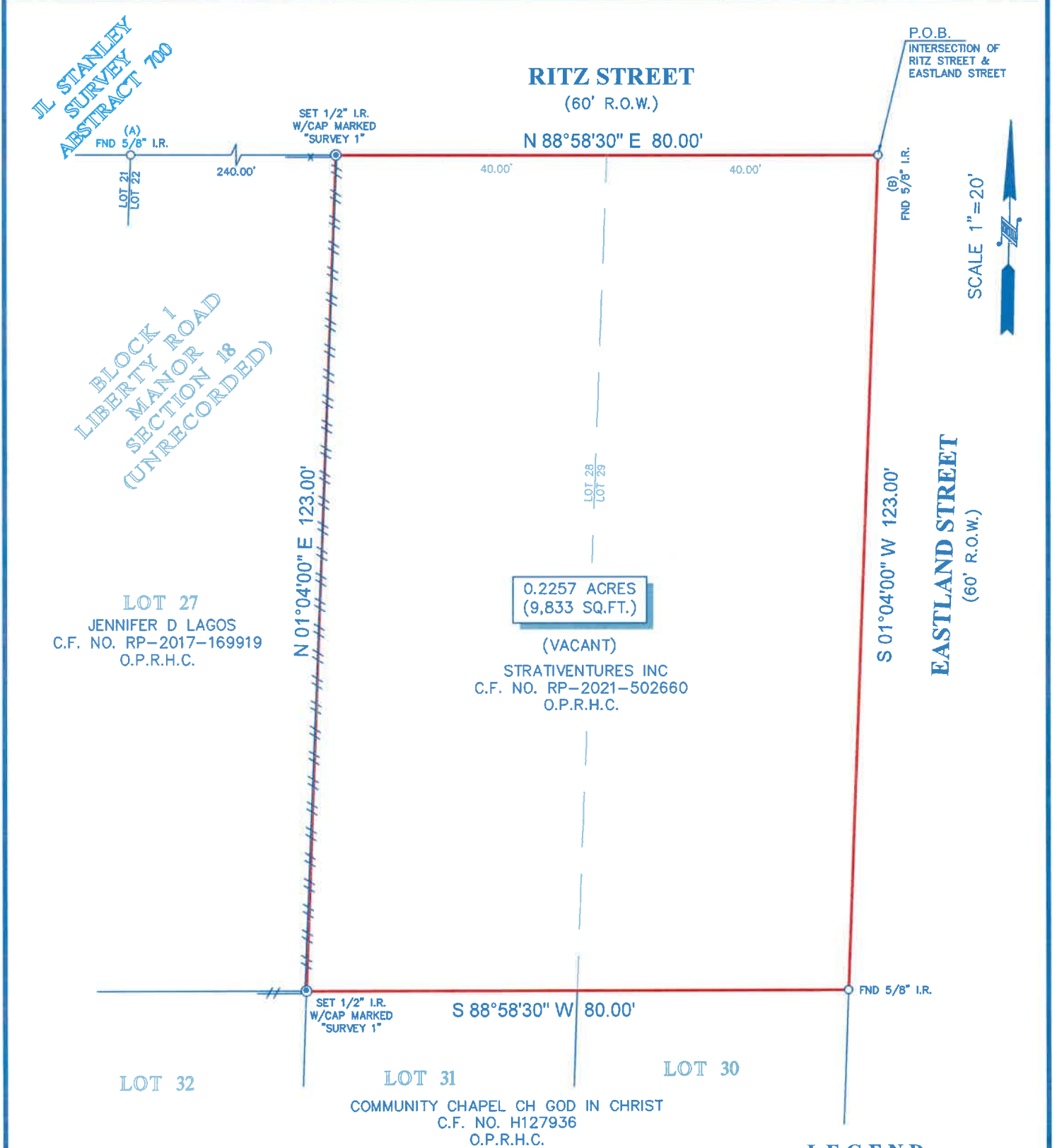
A handwritten signature in blue ink, appearing to be "R. Fussell", written over a light blue grid background.



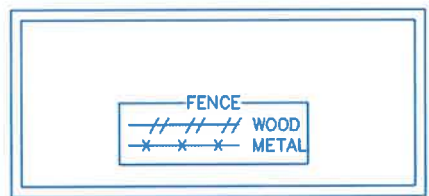


TITLE COMPANY:

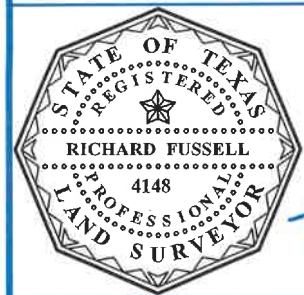
 832-742-9959
 G.F. #: 70-200898 ISSUE DATE: SEPTEMBER 13, 2021



LEGEND



LEGAL DESCRIPTION: A TRACT OF LAND CONTAINING 0.2257 ACRES (9,833 SQUARE FEET) SITUATED IN THE JL STANLEY SURVEY, ABSTRACT 700, HARRIS COUNTY, TEXAS, BEING LOTS 28 & 29, IN BLOCK 1, OF LIBERTY ROAD MANOR, SECTION 18, AN UNRECORDED SUBDIVISION, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS.



SURVEYORS CERTIFICATE:
 IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON SEPTEMBER 15, 2021 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

Richard Fussell
 RICHARD FUSSELL
 RPLS# 4148

CLIENT: 7992 RITZ, LLC
ADDRESS: 7992 RITZ STREET
 www.survey1inc.com
 survey1@survey1inc.com

FIELD CREW: CD **TECH:** AH
DRAFTER: MC(V)/RM **FINAL CHECK:** SF
DATE: SEP. 17, 2021
JOB# 9-102269-21

Survey 1, Inc.
 Your Land Survey Company
 Firm Registration No. 100758-00
 P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382