

G.F. No. 1795016 - Buyer: Land Avion, LLC

Lots Thirteen (13), Fourteen (14), Fifteen (15), Sixteen (16), Seventon (17), Eighteen (18), Nineteen (19), Twenty (20), Twenty-one (21), Twenty-two (22), Twenty-three (23) and Twenty-four (24), in Block One Hundred Twenty-Three (123), in San Leon Townsite, in Galveston County, Texas, according to the map or plat thereof recorded in Volume 8, Page 17 of the Map Records of Galveston County, Texas.

BROADWAY (100' R.O.W.)

SCALE
1" = 40'

FD. 1/2" I.R. 1/2" I.R. FD.
@ 24th St.

3/8" I.R. W/CAP FD.

Note: Easements in Vol. 1633, Pg. 322, Vol. 1573, Pg. 507 and Vol. 1407, Pg. 553 DO NOT affect this tract.

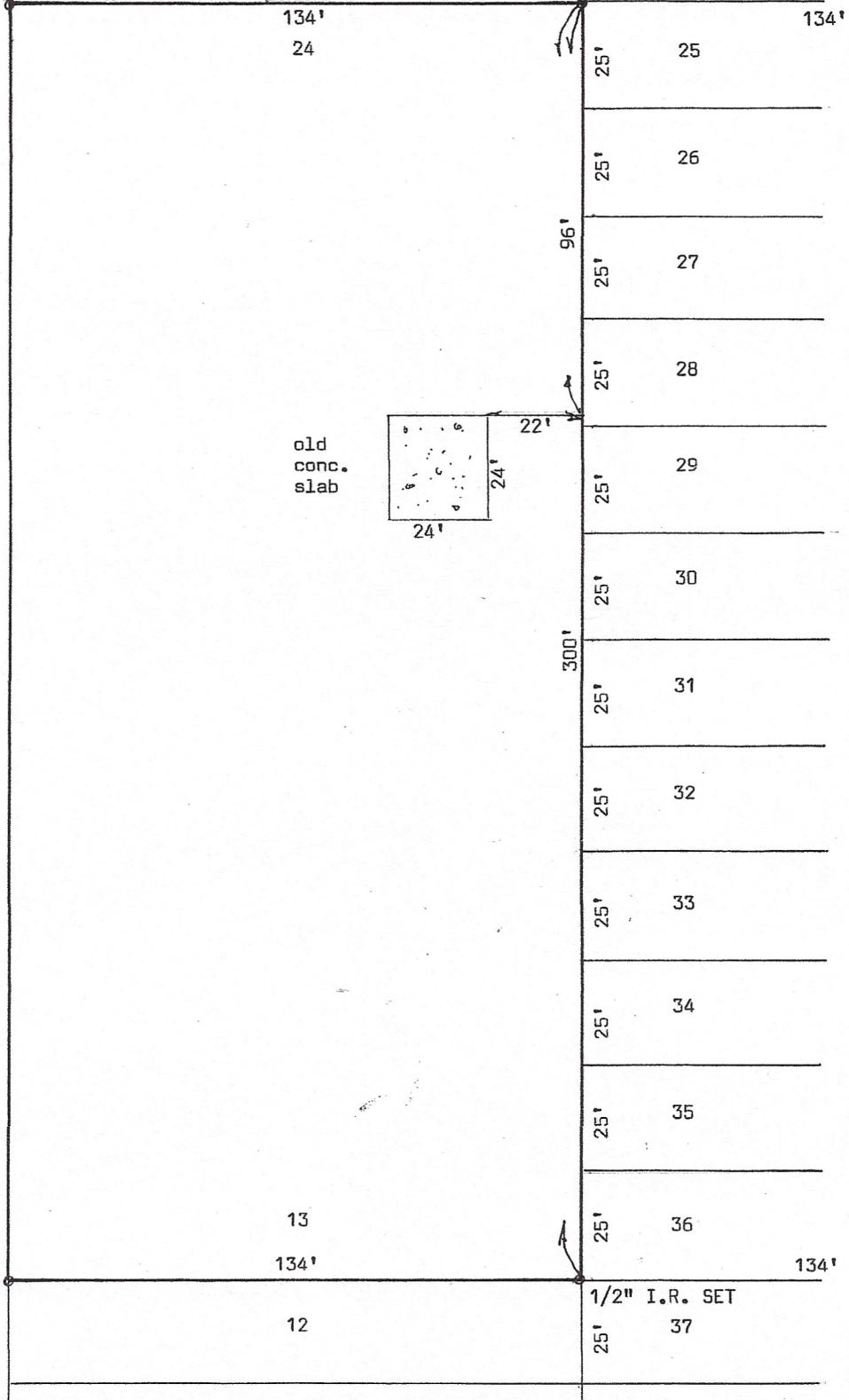
21ST STREET (60' R.O.W.) - not open

300'

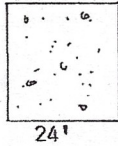
1/2" I.R. SET

300'

1/2" I.R. SET



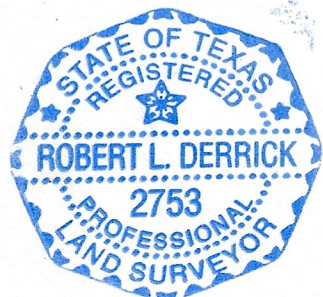
old
conc.
slab



I hereby certify that this is a plat on the above property indicating improvements thereon which was prepared under my supervision from a survey made on the ground on August 30, 2022.

Subject property DOES lie within the 100 year flood plain; Property lies in Zone AE, elevation 14' according to Map No. 485470 0256 G.

Derrick Surveying
13016 Elizabeth Drive
Santa Fe, Texas 77510
409-925-7221
Firm No. 10105300



Robert L. Derrick

Robert L. Derrick

Job No. 12109