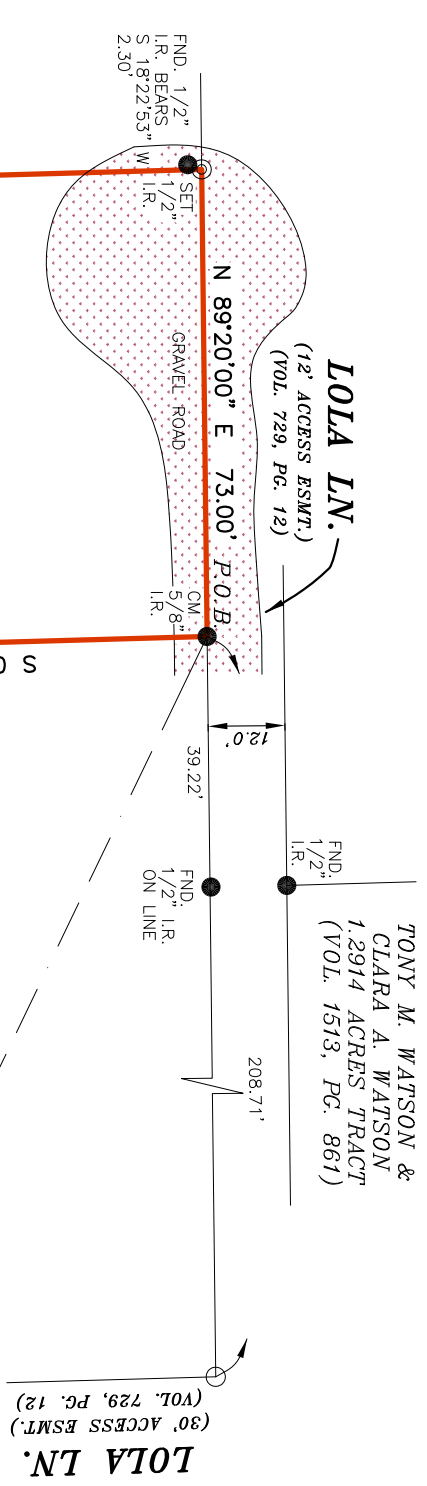


0.194 ACRE TRACT
FORT BEND COUNTY, TEXAS



LOLA LN.
(12' ACCESS ESM.T.)
(VOL. 729, PG. 12)

TONY M. WATSON &
CLARA A. WATSON
1.2914 ACRES TRACT
(VOL. 1513, PG. 861)

VACANT LOT
0.194 ACRE TRACT
OR 8,446 SQ. FT.
(CF NO. 2022064500
DESCRIBED IN
VOL. 729, PG. 12)

JOHNNIE L. LOGANS
0.5 ACRE TRACT
(VOL. 2549, PG. 1642)

EZEKIEL H. SMITH
0.5 ACRE TRACT
(VOL. 531, PG. 365)

NARVIN R. LOGANS
0.1497 ACRE TRACT
(VOL. 2533, PG. 2554)

FLOOD INFORMATION
FIRM: 48157C PANEL: 0140 L
REV. DATE: 04/02/2014
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.

LOLA LN.
(30' ACCESS ESM.T.)
(VOL. 729, PG. 12)

LEGEND

- These standard symbols will be found in the drawing.
- BOUNDARY LINE
 - - - EASEMENT LINE
 - - - OVERHEAD ELECTRIC
 - SET 1/2" IRON ROD WITH CAP
 - PROPERTY CORNER
 - FOUND IRON ROD
 - FOUND IRON PIPE
 - POWER POLE
 - CONTROL MONUMENT

BEING A 0.194 ACRE TRACT OF LAND OUT OF THE WILLIAM NORTON LEAGUE, ABSTRACT 652, FORT BEND COUNTY, TEXAS, BEING OUT OF THE CONTROL PART OF A 5,3567 ACRE TRACT, ITSELF BEING LOCATED IN THE NORTH PORTION OF THE SOUTH 10 ACRES OF LOT 3 OF THE J.M. FROST SUBDIVISION AS RECORDED ON PAGE 46 OF THE LEGAL AND COURT SURVEY RECORD BOOK, OFFICE OF THE COUNTY CLERK, FORT BEND COUNTY, TEXAS, AND VOL. 531, PG. 358, DEED RECORDS OF FORT BEND COUNTY, TEXAS, (D.R.F.B.C.T.), SAID 0.194 ACRE TRACT BEING THE SAME TRACT OF LAND DESCRIBED BY DEED RECORDED IN CF. NO. 2022064500, OFFICIAL PUBLIC RECORDS, FORT BEND COUNTY, TEXAS (O.P.R.F.B.C.T.), SAID 0.194 ACRE TRACT BEING DESCRIBED BY METES AND BOUNDS IN DEED RECORDED IN VOL. 729, PG. 12, (D.R.F.B.C.T.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 5/8" iron rod found in a gravel road on the South line of a 12' Access Easement as referenced and shown in said Vol. 729, Pg. 12, known as Lola Lane (hereon to be referred to as Lola Lane), at the Northwest corner of a 0.5 acre tract described in Vol. 2549, Pg. 1642, (D.R.F.B.C.T.), for the Northeast corner of this tract, from which a 1/2" iron rod found at the East common corner of said 0.5 acre tract described in Vol. 2549, Pg. 1642 and a 0.5 acre tract described in Vol. 531, Pg. 365, (D.R.F.B.C.T.), bears S64°17'25"E (BEARING BASIS), a distance of 234.87 feet.

THENCE S01°36'20"E, along the East line of this tract, passing at a distance of 104.35 feet, a calculated point at the West common corner of said 0.5 acre tract described in Vol. 2549, Pg. 1642 and said 0.5 acre tract described in Vol. 531, Pg. 365, a total distance of 115.71 feet to a 1/2" iron rod set on the West line of said 0.5 acre tract described in Vol. 531, Pg. 365, at the Northeast corner of a 0.1497 acre tract described in Vol. 2533, Pg. 2554, (D.R.F.B.C.T.), for the Southeast corner of this tract.

THENCE S89°20'00"W, along the South line of this tract, passing the Northwest corner of said 0.1497 acre tract, for a total distance of 73.00 feet to a 1/2" iron rod set for the Southwest corner of this tract.

THENCE N01°36'20"W, along the West line of this tract, a distance of 115.71 feet to a 1/2" iron rod set in a gravel road, on the South line of said Lola Lane, for the Northwest corner of this tract, from which a 1/2" iron rod found for reference bears S18°22'53"W, a distance of 2.30 feet.

THENCE N89°20'00"E, along the South line of said Lola Lane, a distance of 73.00 feet to the **POINT OF BEGINNING** of this tract and containing 0.194 acres of land, more or less.

I, **DONALD MATT COOKSTON**, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to **POST OAK TITLE**

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 0.194 ACRE PARCEL OF LAND** recorded in Clerk's File **2022064500**, of the Map/Deed and Plat Records of **FORT BEND** County, Texas located in the **WILLIAM NORTON SURVEY, A-62** Borrower/Owner: **EVELYN SUCHIL** Address: **LOLA LN., RICHMOND, TX 77406** GF No. **22-100133-01**

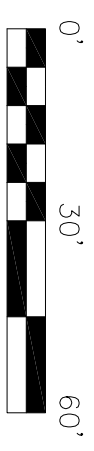
SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: _____ PROPERTY PHOTOGRAPH: _____



LAND TITLE SURVEY

JOB NO.:	2208036157	NO.	REVISION	DATE
DATE:	08/18/22			
DRAWN BY:	CL/MU			
APPROVED BY:	DMC			

GRAPHIC SCALE



MARIA MONTEJANO
1.012 ACRES TRACT
(A.K.A. TRACT 4 & 5)
(VOL. 2334, PG. 55)

FIRM REGISTRATION NO. 10190700

DONALD MATT COOKSTON, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 4733

Overland Consortium Inc.
Surveyors

Tel: 281.940.8869 Fax: 281.207.6476

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

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.
THE EASEMENTS SHOWN ON THIS DRAWING ARE THE BEST INTERPRETATION OF THE SURVEYORS BASED ON THE INFORMATION AVAILABLE TO US AT THE TIME OF THE DRAWING.
THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY WFG NATIONAL TITLE INSURANCE COMPANY GF NO. 22-100133-01 ISSUED ON 07/13/22.
THE SURVEYOR IS NOT RESPONSIBLE FOR ANY ABSTRACTING OR FUTURE DEVELOPMENT STIPULATIONS, FUTURE DEVELOPMENT IS THE RESPONSIBILITY OF ENGINEERS/ARCHITECT. EASEMENTS AND SETBACKS ARE ONLY LIMITED TO WHAT IS DECLARED IN THE TITLE COMMITMENT PRESENTED TO OSC AT THE TIME OF THE SURVEY ORDER.
NO RECORDED BUILDINGS LINES FOUND. FUTURE DEVELOPMENTS SHOULD REFER TO JURISDICTIONAL AGENCIES FOR REQUIREMENTS.
THERE EXIST EASEMENTS AS RECORDED IN VOLUME 1012, PAGE 451, VOLUME 1107, PAGE 97, OFFICIAL RECORDS, FORT BEND COUNTY, TEXAS.