10.3748 = Restricted

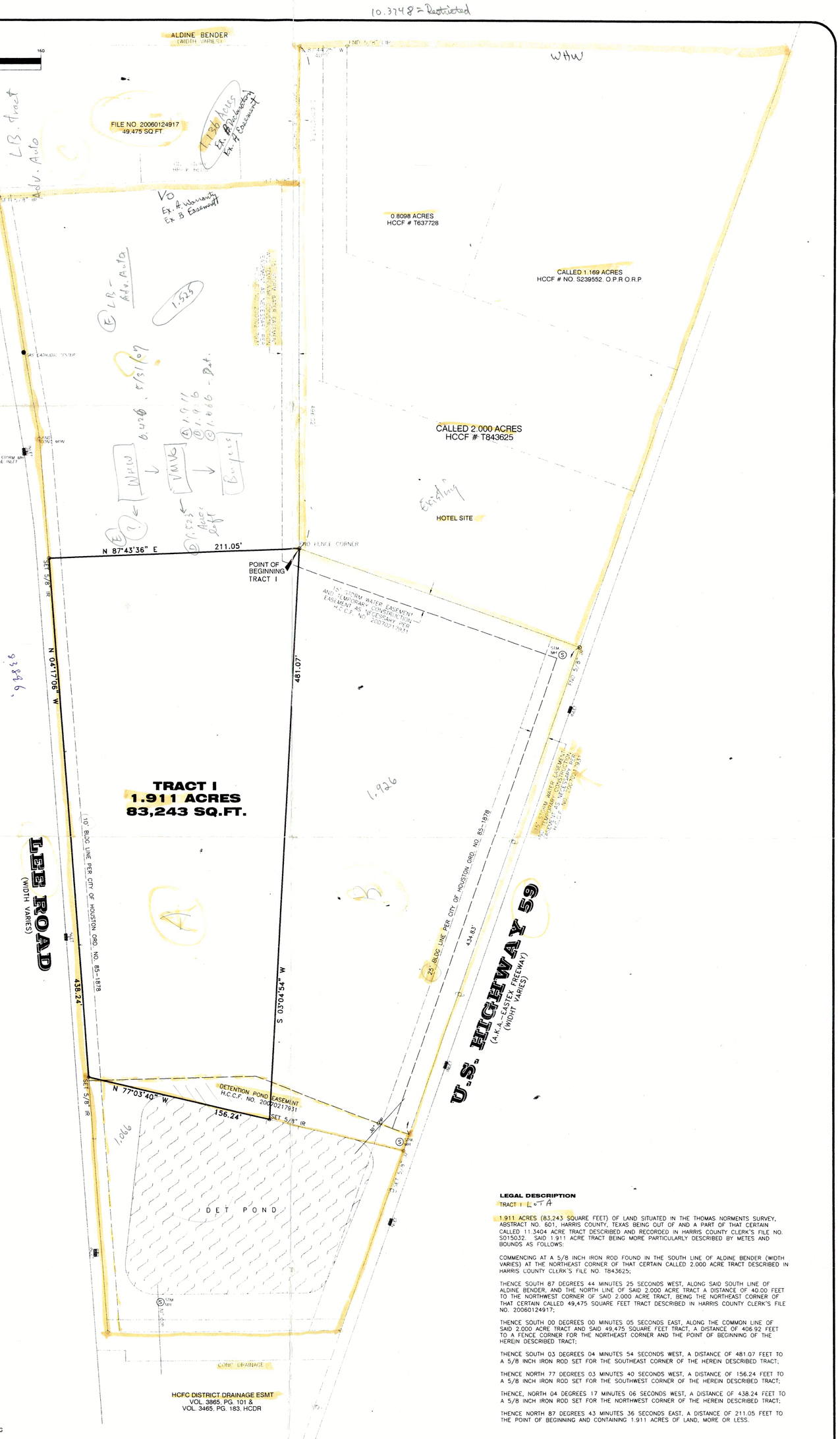
GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

NORTH

LEGEND:
AC – ACRES
A/C – AIR CONDITION
AE – AERIAL EASEMENT
BL – BUILDING LINE
BLDG – BUILDING
CB – CATCH BASIN
CONC – CONCRETE
CABLE – CABLE BOX
ELEC – ELECTRIC
ESMT – EASEMENT
FC – FILM CODE
FH – FIRE HYDRANT
FND – FOUND
GM – GAS METER
HL&P – HOUSTON LIGHTING & POWER
IP – IRON PIPE
IR – IRON ROD
LP – LIGHT POST
HCCF – HARRIS COUNTY CLERKS FILE
HCDR – HARRIS COUNTY DEED RECORDS
HCMR – HARRIS COUNTY MAP RECORDS
MH – MANHOLE
POB – POINT OF BEGINNING
POC – POINT OF COMMENCING
PP – POWER POLE
PS – PARKING SPACES
ROW – RIGHT OF WAY
SQ. FT. – SQUARE FEET
TEL – TELEPHONE
UE – UTILITY EASEMENT
WM – WATER METER
WV – WATER VALVE
BARBED WIRE FENCE
CHAIN LINK FENCE
CONCRETE
COVERED CONCRETE
OVERHEAD ELECTRIC LINES
WOOD FENCE
WROUGHT IRON FENCE
GUY WIRE
(R) – RECORDED DATA
(M) – MEASURED DATA



LEGAL DESCRIPTION
TRACT I Lot A

1.911 ACRES (83,243 SQUARE FEET) OF LAND SITUATED IN THE THOMAS NORMENTS SURVEY, ABSTRACT NO. 601, HARRIS COUNTY, TEXAS BEING OUT OF AND A PART OF THAT CERTAIN CALLED 11.3404 ACRE TRACT DESCRIBED AND RECORDED IN HARRIS COUNTY CLERK'S FILE NO. S015032. SAID 1.911 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A 5/8 INCH IRON ROD FOUND IN THE SOUTH LINE OF ALDINE BENDER (WIDTH VARIES) AT THE NORTHEAST CORNER OF THAT CERTAIN CALLED 2.000 ACRE TRACT DESCRIBED IN HARRIS COUNTY CLERK'S FILE NO. T843625;

THENCE SOUTH 87 DEGREES 44 MINUTES 25 SECONDS WEST, ALONG SAID SOUTH LINE OF ALDINE BENDER, AND THE NORTH LINE OF SAID 2.000 ACRE TRACT A DISTANCE OF 40.00 FEET TO THE NORTHWEST CORNER OF SAID 2.000 ACRE TRACT, BEING THE NORTHEAST CORNER OF THAT CERTAIN CALLED 49.475 SQUARE FEET TRACT DESCRIBED IN HARRIS COUNTY CLERK'S FILE NO. 20060124917;

THENCE SOUTH 00 DEGREES 00 MINUTES 05 SECONDS EAST, ALONG THE COMMON LINE OF SAID 2.000 ACRE TRACT AND SAID 49.475 SQUARE FEET TRACT, A DISTANCE OF 406.92 FEET TO A FENCE CORNER FOR THE NORTHEAST CORNER AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 03 DEGREES 04 MINUTES 54 SECONDS WEST, A DISTANCE OF 481.07 FEET TO A 5/8 INCH IRON ROD SET FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE NORTH 77 DEGREES 03 MINUTES 40 SECONDS WEST, A DISTANCE OF 156.24 FEET TO A 5/8 INCH IRON ROD SET FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTH 04 DEGREES 17 MINUTES 06 SECONDS WEST, A DISTANCE OF 438.24 FEET TO A 5/8 INCH IRON ROD SET FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE NORTH 87 DEGREES 43 MINUTES 36 SECONDS EAST, A DISTANCE OF 211.05 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.911 ACRES OF LAND, MORE OR LESS.

NOTES:
1. ALL BEARINGS AND STREET RIGHT OF WAYS ARE BASED ON SOUTHEAST LINE OF CALLED 2.000 ACRE TRACT (N 19°16'21" E)(HCCF # T843625)
2. SURVEYOR DID NOT ABSTRACT PROPERTY. SURVEY BASED ON LEGAL DESCRIPTIONS SUPPLIED BY THE CLIENT.
3. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.
4. THE WORD CERTIFY IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF.
5. SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY.
6. THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.
7. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF TITLE REPORT. CERTAIN EASEMENTS AND/OR BUILDING LINES MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON. THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. THIS SURVEY DONE WITHOUT BENEFIT OF DEED. OWNER SHOULD OBTAIN A TITLE COMMITMENT BEFORE DESIGN OR CONSTRUCTION COMMENCES.
8. THERE IS A NONEXCLUSIVE EASEMENT ON, OVER, ACROSS SAID PROPERTY FOR USE BY THE 49.475 SQUARE FEET TRACT TO THE NORTH PER HCCF # 20070217931.

FLOOD NOTE:

PROPERTY IS NOT IN THE 100 YEAR FLOOD ZONE, IT IS IN ZONE X
ACCORDING TO F.I.R.M. MAP NO. 48201C 0495J , DATE 11-6-96
BY GRAPHING PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

SURVEYOR'S CERTIFICATION

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.

I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only. Surveyor did not abstract property. Easements, building lines, etc. shown are as identified by N/A

GF N/A of N/A

STATE OF TEXAS REGISTERED FRED W. LAWTON 2321 PROFESSIONAL LAND SURVEYOR

Fred W. Lawton, Registered Professional Land Surveyor No. 2321

SURVEY OF

1.911 ACRES (83,243 SQUARE FEET) OF LAND SITUATED IN THE THOMAS NORMENTS SURVEY, ABSTRACT NO. 601, HARRIS COUNTY, TEXAS BEING OUT OF AND A PART OF THAT CERTAIN CALLED 11.3404 ACRE TRACT DESCRIBED AND RECORDED IN HARRIS COUNTY CLERK'S FILE NO. S015032.

ADDRESS:

REVISIONS:

NO.	DATE	DESCRIPTION

JOB NO: 470-07
DATE: 06-08-07
SCALE: 1" = 40'
SHEET 1 OF 3

SOUTH TEXAS SURVEYING ASSOCIATES, INC.
11281 Richmond Ave. Bldg J, Suite 101, Houston, Texas 77082
(281) 556-6918 FAX (281) 556-9331

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