

644 Villa Drive Crystal Beach, TX 77650



SCALE: 1" = 60'

CAMINO DRIVE
(Private 60' WIDE)

VILLA DRIVE
(10.f - Private 60' WIDE)
TBM=7.17

Lot 44
Edge of Pavement
Fnd. 1/2" Rod (disturbed) 7.15
Fnd. 1/2" Rod "Coastal Surveying" 7.27
Fnd. 1/2" Rod 7.12
Fnd. 1/2" Rod 7.52
Fnd. 1/2" Rod 7.36
Fnd. 1/2" Rod 7.53
Fnd. 1/2" Rod 7.44
Fnd. 1/2" Rod 7.33
Fnd. 1/2" Rod 7.24
Fnd. 1/2" Rod 7.47
Fnd. 1/2" Rod 7.23
Fnd. 1/2" Rod 7.44
Fnd. 1/2" Rod 7.24
Fnd. 1/2" Rod 7.28
Fnd. 1/2" Rod 7.47
Fnd. 1/2" Rod 7.59
Fnd. 1/2" Rod 7.80

Zone: VE
BFE: 17'
COBRA

Zone: VE
BFE: 18'
COBRA

Zone: VE
BFE: 19'
COBRA

NOTES:

1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency and lies within the designated coastal barriers.

2) According to the FEMA FIRM Community Number 48167C, Panel No. 0316 G, effective date August 15, 2019, this property lies within Zone VE with a Base Flood Elevation of 17', 18' & 19' (as measured to the lowest horizontal structural member).

3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).

4) All bearings shown hereon are based upon the Texas Coordinate System of 1983, South Central Zone 4204.

5) Title Company: Stewart Title
File No. 1186564

SUBJECT TO SCHEDULE B: (1) Restrictions Vol. 18/Pg. 588 GCMR and GCCFN(s) 9601322, 9823979, 2000030801, 2009048695 & 2013037373 OPRGCTx, (10.b) Dune Protection Esmt., (10.f) Roadway Dedication GCCFN 9447507 OPRGCTx & (10.g) OSSF GCCFN 2010020859 OPRGCTx (blanket esmt).
DO NOT APPLY: (10.e) Gulf State U.E. GCCFN 9506747 OPRGCTx & (10.j) Drainage Esmt.

For: Valerie K. Trang and Michaeline Perez-Guzman

LEGEND

	Power Pole
	Telephone Box
+ 5.67'	Elevation (Typ.)
— OHUL —	Overhead Utility Esmt.
	Approx. FEMA Flood Line as of August 15, 2019

Per Plat (GCMR)
30' Front B.L.
160' Beach Front B.L.

B.L.=Building Line
B.A.E.=Beach Access Esmt.

Survey of Lot Seven (7), of RANCHO CARRIBE', a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 18, Page 588, of the Map Records in the Office of the County Clerk of Galveston County, Texas.

I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

Michael Hoover

Michael Hoover
Registered Professional
Land Surveyor No. 5423



CRYSTAL BEACH OFFICE
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SURVEY DATE:	April 16, 2021
FILE No.:	6042-0000-0007-000
DRAFTING:	ms
JOB No.:	21-0336