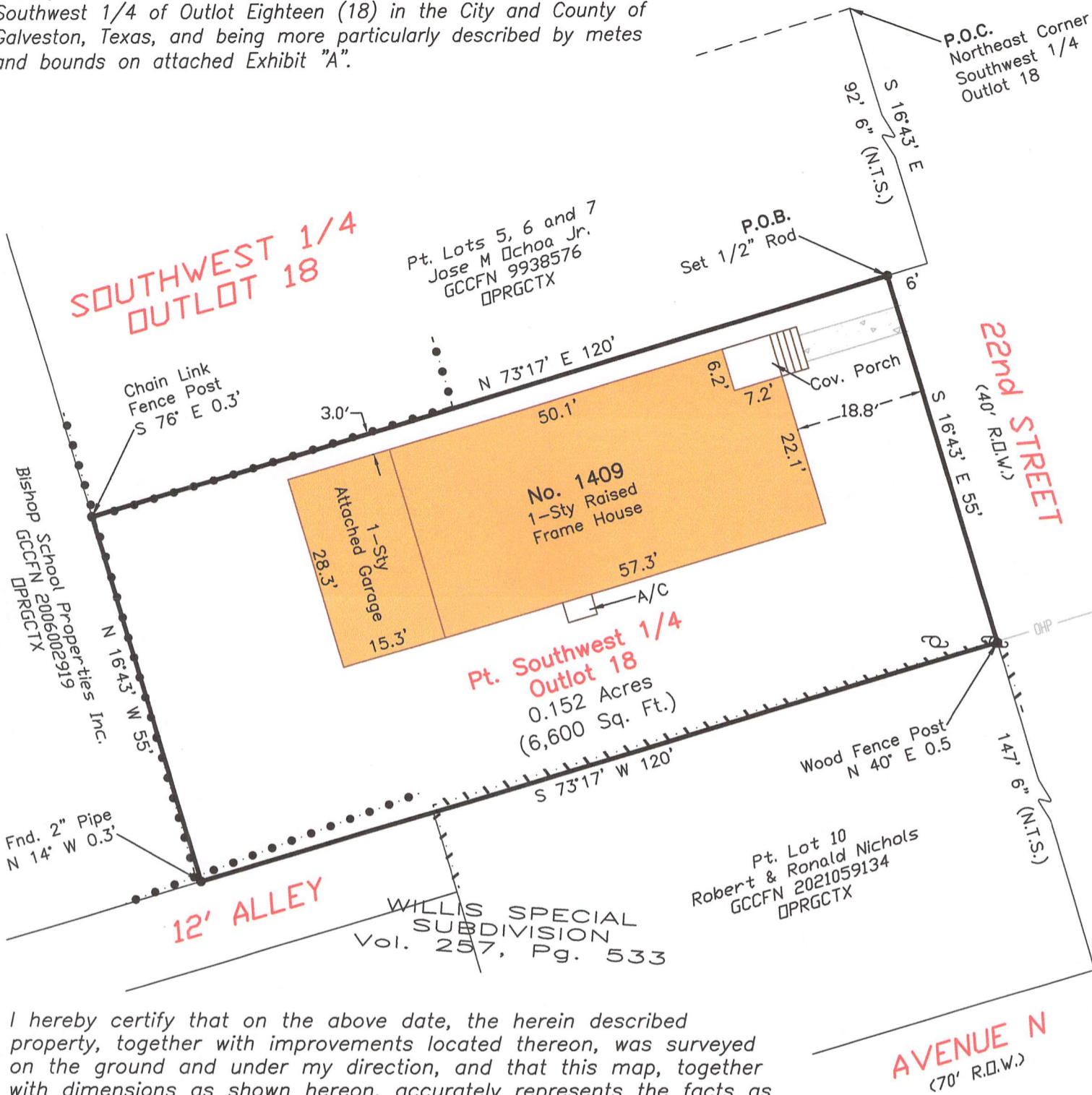
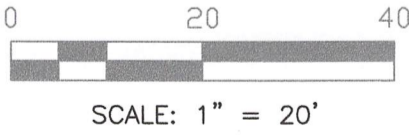


Survey of that certain tract or parcel of land out of the Southwest 1/4 of Outlot Eighteen (18) in the City and County of Galveston, Texas, and being more particularly described by metes and bounds on attached Exhibit "A".



I hereby certify that on the above 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.

Brene Addison
Brene Addison
Registered Professional
Land Surveyor No. 6598



- NOTES:
- 1) This property is subject to the zoning ordinances and/or the building regulations of the City of Galveston.
 - 2) This property lies within Zone AE (EL 11) as established by the FEMA Flood Insurance Rate Map No. 48167C0441G, dated August 15, 2019.
 - 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA and/or the local power company.
 - 4) Bearings are based on the monumentation of the Northwest right-of-way line of Avenue N.

Legend:

	Overhead Power
	Chain Link Fence
	Wood Fence
	Concrete
(N.T.S.)	Not to Scale
	Power Pole

TRICON LAND SURVEYING, LLC

Mailing: 6341 Stewart Rd. #251
Physical: 2011 59th Street
Galveston, TX 77551
409-497-2772
TriconLandSurveying.com
T.B.P.E.L.S. Firm No. 10194309

Surveyed without the benefit of a title commitment. This property may be subject to matters of record not shown hereon that might be revealed by title report or title commitment.

Drafting: LP	Parcel ID: 105297
Surveyed for: Melody Delze	

TRICON
LAND
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Exhibit "A"

Being that certain tract or parcel of land out of the Southwest 1/4 of Outlot Eighteen (18) in the City and County of Galveston, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at the Northeast corner of said Southwest 1/4 of Outlot 18;

THENCE South 16° 43' East along the Southwest right-of-way line of 22nd Street (40' R.O.W.) a distance of 92 feet 6 inches to a point for corner;

THENCE South 73° 17' West a distance of 6 feet to the PLACE OF BEGINNING, same being the Northeast corner of the herein described tract, a set 1/2 inch rod

THENCE South 16° 43' East parallel to the Southwest right-of-way line of said 22nd Street a distance of 55 feet to the Southeast corner of the herein described tract, a found wood fence post bearing N 40° E a distance of 0.5 feet;

THENCE South 73° 17' West parallel to the North line of said Southwest 1/4 of Outlot 18, a distance of 120 feet to the Southwest corner of the herein described tract, a found 2 inch pipe bearing N 14° W a distance of 0.3 feet;

THENCE North 16° 43' West parallel to the Southwest right-of-way line of said 22nd Street, a distance of 55 feet to the Northwest corner of the herein described tract, a found chain link fence post bearing S 76° E a distance of 0.3 feet;

THENCE North 73° 17' East parallel to the North line of said Southwest 1/4 of Outlot 18, a distance of 120 feet to the PLACE OF BEGINNING, and containing 0.152 acres (6,600 square feet) of land, more or less.