

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- WOOD FENCE
- PLATTED LOT LINE
- SET 1/2" IRON ROD WITH CAP
- FOUND IRON ROD
- FOUND METAL PIPE
- CONTROL MONUMENT

SURVEYOR'S NOTE(S):
BASIS OF BEARING, CF NO. 2020-477989, DEED RECORDS OF HARRIS COUNTY, TEXAS.

NO RECORDED BUILDINGS LINES FOUND. FUTURE DEVELOPMENTS SHOULD REFER TO JURISDICTIONAL AGENCIES FOR REQUIREMENTS.

THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY GF NO. CW-3503-2635032100206 ISSUED ON 05/24/21.

I, C. PAUL JONES SR., a Registered Professional Land Surveyor in the State of Texas, do hereby certify to COMMONWEALTH LAND TITLE INSURANCE COMPANY and _____ 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 0.26 ACRE PARCEL OF LAND recorded in Clerk's File 20140018103, of the Map/Deed and Plat Records of HARRIS County, Texas. located in the JAMES LOVE SURVEY, A-258

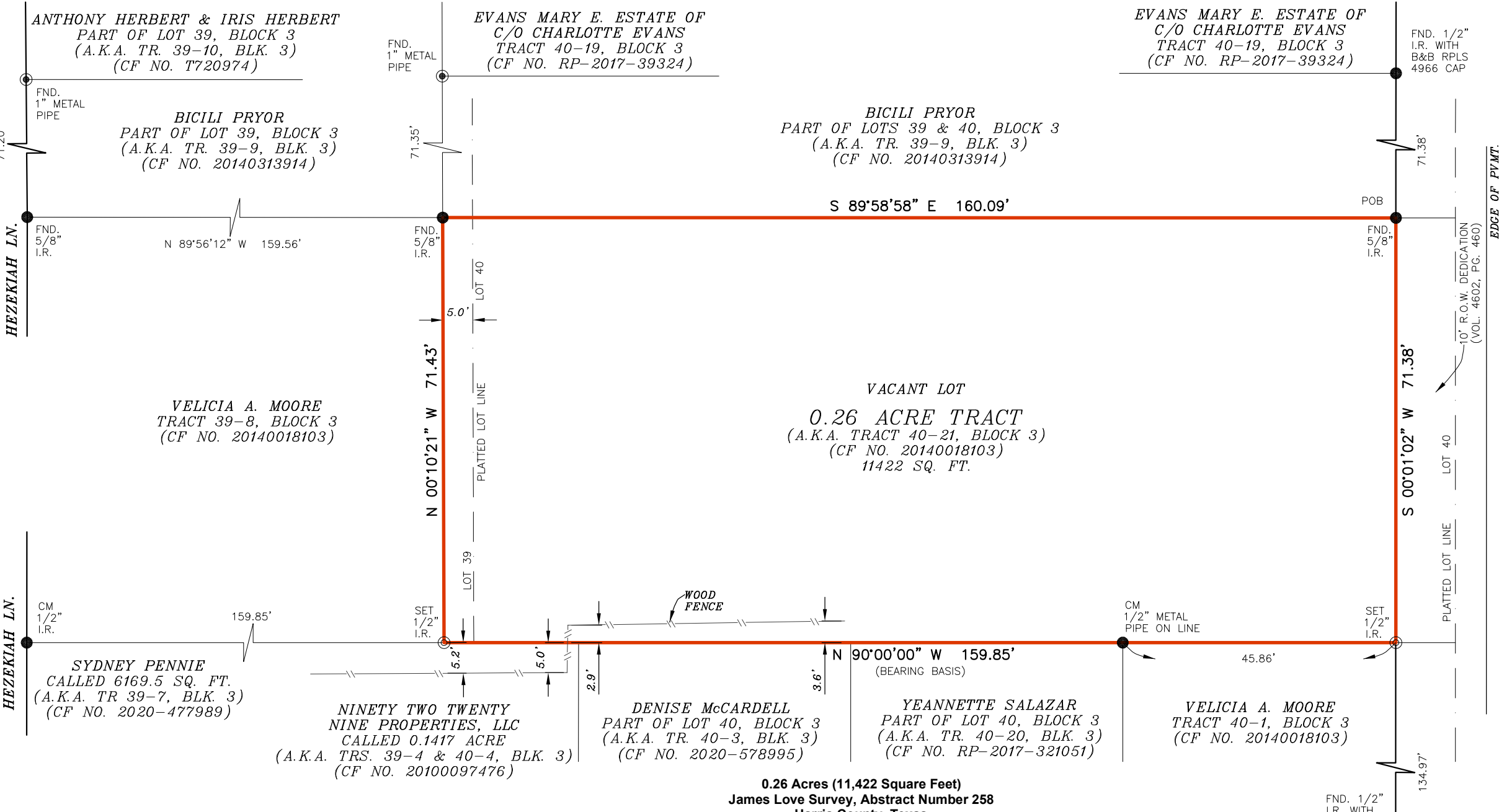
Borrower: MICHELLE REYNA
Address: 0 CHARLIE ST., HOUSTON, TEXAS 77088 GF No. CW-3503-2635032100206

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: VOLUME 3, PAGE 45, MAP RECORDS, HARRIS COUNTY, TEXAS

Overland Consortium Inc. Surveyors

Tel: 281-940-8869 Fax: 281-207-6476

1528 W. CONTOUR DR., SUITE 204, SAN ANTONIO, TX 78212



SYDNEY PENNIE
CALLED 6169.5 SQ. FT.
(A.K.A. TR 39-7, BLK. 3)
(CF NO. 2020-477989)

NINETY TWO TWENTY NINE PROPERTIES, LLC
CALLED 0.1417 ACRE
(A.K.A. TRS. 39-4 & 40-4, BLK. 3)
(CF NO. 20100097476)

DENISE McCARDELL
PART OF LOT 40, BLOCK 3
(A.K.A. TR. 40-3, BLK. 3)
(CF NO. 2020-578995)

YEANNETTE SALAZAR
PART OF LOT 40, BLOCK 3
(A.K.A. TR. 40-20, BLK. 3)
(CF NO. RP-2017-321051)

VELICIA A. MOORE
TRACT 40-1, BLOCK 3
(CF NO. 20140018103)

LAND TITLE SURVEY

JOB NO.:	2105026586	NO.	REVISION	DATE
DATE:	06/02/21			
DRAWN BY:	DBT/VT			
APPROVED BY:	CPJ			

FIRM REGISTRATION NO. 10190700

C. PAUL JONES SR., R.P.L.S.
Registered Professional Land Surveyor
Registration No. 5480

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BEING a 0.26 acre (11,422 Sq. Ft.) tract (AKA Tract 40-21, Block 3), being that same Tract or Parcel of land being recorded under Clerks File Number 20140018103, Harris County, Texas, also being parts of Lot 40 and 39, Block 3, of Highland Acre Homes, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded under Volume 3, Page 45, of the Map Records of Harris County, Texas, said tract being in the James Love Survey, Abstract Number 258, Harris County, Texas, said tract also being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8-inch iron rod found for corner, said corner being on the west right of way line of Charlie Street (width varies), said corner also being the southeast corner of called parts of Lot 39 and 40, Block 3 (AKA Tract 39-9, Block 3), recorded in Clerks File Number 20140313914 Harris County, Texas, said corner also being the northeast corner of the herein described tract;

THENCE, S 00° 01' 02" W, along the west right of way line of Charlie Street and the east line of the herein described tract, a distance of 71.38 feet to a 1/2-inch iron rod with OSC cap set for corner, said corner being the northeast corner of a called Tract 40-1, Block 3, Highland Acre Homes, as recorded in Clerks File Number 20140018103, Harris County, Texas, said corner also being the southeast corner of the herein described tract;

THENCE, N 90° 00' 00" W, along the north line of said called Tract 40-1, Block 3, Highland Acre Homes, and the south line of the herein described tract, a distance of 159.85 feet to a 1/2-inch iron rod with OSC cap set for corner, said corner being the southeast corner of called Tract 39-8, Block 3, Highland Acre Homes, as recorded in Clerks File Number 20140018103, Harris County, Texas, said corner being the southwest corner of the herein described tract;

THENCE, N 00° 10' 21" W, along the east line of said called Tract 39-8, Block 3, Highland Acre Homes and the west line of the herein described tract, a distance of 71.43 to a 5/8-inch iron rod found for corner, said corner being the southwest corner of the aforesaid called parts of Lot 39 and 40, Block 3 (AKA 39-9, Block 3), said corner also being the northwest corner of the herein described tract;

THENCE, S 89° 58' 58" E, along the south line of said called parts of Lot 39 and 40, Block 3 (AKA 39-9, Block 3) and the north line of the herein described tract, a distance of 160.09 feet to the **POINT OF BEGINNING and CONTAINING** (11,422 Sq. Ft.) or 0.26 acres of land.

DOLLY WRIGHT ST.

FLOOD INFORMATION
FIRM: 48201C PANEL: 0655 M
REV. DATE: 06/09/2014
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.

CHARLIE STREET
(VARIABLE WIDTH R.O.W.)