

STATE OF TEXAS

COUNTY OF MONTGOMERY

METES AND BOUNDS DESCRIPTION

Being a tract or parcel of land containing 1.426 acres (62,134 square feet) of land situated in the A. F. Isaacks Survey, Abstract Number 707, Montgomery County, Texas; being all of Lots 20, 21, and 22 of Wood Hollow, Section 1, a subdivision plat of record in Volume 9, Page 33 of the Map Records of Montgomery, County, Texas, conveyed to Jamie S. Diamonon as described in deed recorded in Volume 885, Page 698 of the Deed Records of Montgomery County, Texas; said 1.426 acre tract being more particularly described as follows (bearings herein are referenced to said subdivision plat):

**BEGINNING** at a found 1/2-inch iron rod in the south right-of-way (R.O.W.) line of Wood Hollow Drive (60-feet wide) marking the northeast corner of the aforesaid Lot 22 and the herein described tract, from which the intersection of said south R.O.W. line of Wood Hollow Drive and the west R.O.W. line of Farm-to-Market 1314 bears South 89° 01' 00" East, 125.00 feet;

THENCE, South 00° 59' 00" West, along the west lines of Lots D, E, and F of said Wood Hollow, Section 1, a distance of 198.51 feet to a found 1/2-inch iron rod marking the southeast corner of said Lot 22 and the herein described tract;

THENCE, North 89° 58' 15" West, along the south lines of said Lots 22, 21 and 20, a distance of 309.04 feet to the southeast corner of Lot 19 of said Wood Hollow, Section 1, and the southwest corner of said Lot 20 and the herein described tract, from which a found 1/2-inch iron rod bears South 18° 35' 35" West, 1.24 feet;

THENCE, North 00° 59' 00" East, along the common line of said Lots 19 and 20, a distance of 203.66 feet to a found 1/2-inch iron rod in the aforesaid south R.O.W. line of Wood Hollow Drive marking the northeast corner of said Lot 19, and marking the northwest corner of said Lot 20 and the herein described tract;

THENCE, South 89° 01' 00" East, along said south R.O.W. line of Wood Hollow Drive, a distance of 309.00 feet to the **POINT OF BEGINNING** and containing a calculated 1.426 acres (62,134 square feet) of land. This description is based on the survey and plat made by Precision Surveyors dated January 30, 2018.

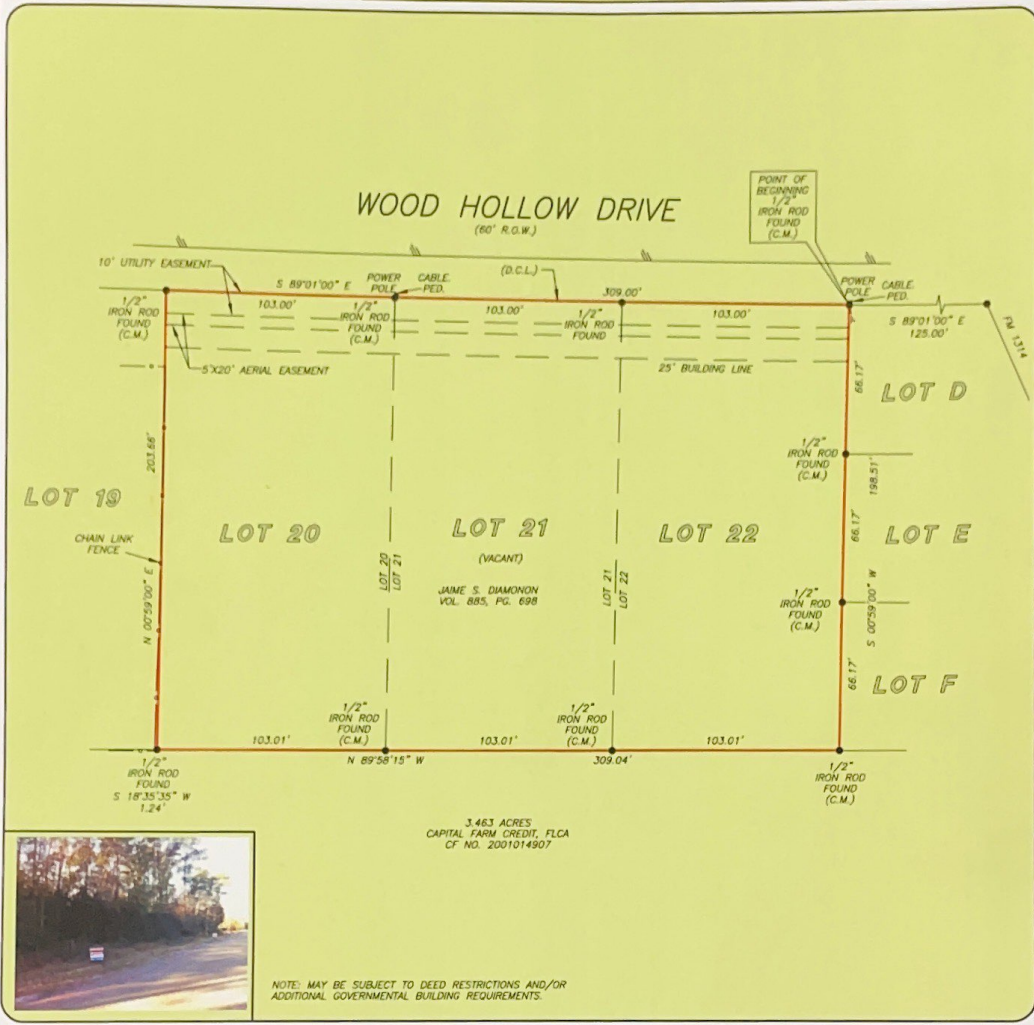
(See attached drawing)



Patrick Trewitt  
Registered Professional Land Surveyor No. 5677  
Job No. 18-00844  
January 30, 2018

GF NO. 60096-GAT86 GREAT AMERICAN TITLE  
 ADDRESS: WOOD HOLLOW DRIVE  
 PORTER, TEXAS 77365  
 BORROWER: ROBERTO CUEVAS

1.426 ACRES  
 (62,134 SQUARE FEET)  
 LOTS 20, 21 AND 22  
 WOOD HOLLOW, SECTION 1  
 IN THE A. F. ISAACKS SURVEY, ABSTRACT 707  
 ACCORDING TO THE MAP OR PLAT THEREOF RECORDED  
 IN VOLUME 9, PAGE 33 OF THE MAP RECORDS  
 OF MONTGOMERY COUNTY, TEXAS  
 (SEE ATTACHED METES AND BOUNDS DESCRIPTION)



3.463 ACRES  
 CAPITAL FARM CREDIT, FLCA  
 CF NO. 2001014907

NOTE: MAY BE SUBJECT TO DEED RESTRICTIONS AND/OR  
 ADDITIONAL GOVERNMENTAL BUILDING REQUIREMENTS.

THIS PROPERTY DOES NOT LIE WITHIN THE  
 100 YEAR FLOOD PLAIN AS PER FIRM  
 PANEL NO. 48339C.0575 G  
 MAP REVISION: 08/18/2014  
 ZONE X  
 BASED ONLY ON VISUAL EXAMINATION OF MAPS.  
 INACCURACIES OF FEMA MAPS PREVENT EXACT  
 DETERMINATION WITHOUT DETAILED FIELD STUDY

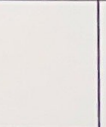
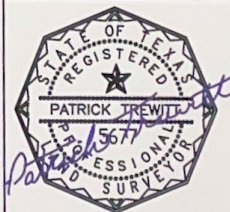
A SUBSURFACE INVESTIGATION  
 WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. DIRECTIONAL CONTROL LINE  
 RECORD BEARING: VOL. 9, PG. 33, M.C.M.R.

DRAWN BY: BR

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE  
 ON THE GROUND, THAT THIS PLAT CORRECTLY  
 REPRESENTS THE FACTS FOUND AT THE  
 TIME OF SURVEY AND THAT THERE ARE NO  
 ENCROACHMENTS APPARENT ON THE GROUND,  
 EXCEPT AS SHOWN HEREON. THIS SURVEY IS  
 CERTIFIED FOR THIS TRANSACTION ONLY AND  
 ABSTRACTING PROVIDED IN THE ABOVE  
 REFERENCED TITLE COMMITMENT WAS RELIED  
 UPON IN PREPARATION OF THIS SURVEY.

PATRICK TREWITT  
 PROFESSIONAL LAND SURVEYOR  
 NO. 5677  
 JOB NO. 18-00844  
 JANUARY 30, 2018



PRECISION  
 surveyors

1-800-LANDSURVEY  
 www.precisionlandsurveyors.com  
 281-496-1586 FAX 281-496-1867 210-829-4941 FAX 210-829-1555  
 850 THREADNEEDLE STREET SUITE 150 HOUSTON, TEXAS 77079 1777 NE LOOP 410 SUITE 800 SAN ANTONIO, TEXAS 78217  
 FIRM NO. 10063700