



JAMES LOVE  
 SURVEY, ABST. 528  
 VICTORY (100) ST. (Conc)  
 BOUNDARY SURVEY

0.0029 A. in R/W  
 FC 038-05-0859  
 M-178 99.4 % PR HC

GPS POINT N-1388/280.54  
 E-181.28 FF-309.2722 FT

SUNNYS HILL (60) ST. (Asphalt)

TO ALL PARTIES INTERESTED IN TITLE TO THE PREMISES SURVEYED:

I CERTIFY THAT THIS IS A PLAT OF A SURVEY MADE ON THE GROUND OF A LOT CONTAINING 0.602 AC. KNOWN AS 7807 SUNNYS HILL, HOUSTON, 77088, THE PROPERTY OF HORACIO ADELA H. BADILLO SHOWING ACCURATELY ALL IMPROVEMENTS REQUIRED BY THE STATE OF TEXAS IN SPECIFICATION CATEGORY IA, CONDITION II, AS SURVEYED BY ME ON THE GROUND MAR-13, 2018, THE LEGAL DESCRIPTION BEING LOT 31, BLK. 38 WASHINGTON HEIGHTS SECTION 2, HARRIS COUNTY, TEXAS, CORRECT MAP OF WHICH IS RECORDED IN VOL. 4, PG. 36 OF THE WASHINGTON COUNTY MAP RECORDS. ALL CORNERS ARE MARKED AS SHOWN HEREON. THERE ARE NO FENCES, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS, RIGHTS-OF-WAY, PAVING, BOUNDARY CONFLICTS, WATERWAYS, OR SHORTAGES IN AREA, EXCEPT AS SHOWN, AND SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON. LOT LIES IN A ZONE X DESIGNATION, AND IS NOT IN 100 YEAR FLOOD PLAIN, PER COMMUNITY PANEL #482010055M FLOOD INFORMATION RATE MAP DATED 6/8/2014. FIELD REF B.S. DRAWN BY: CM SCALE: 1"=20 FT.

THE MCKINLEY COMPANY, INC.  
 P.O. Box 4218  
 Pasadena, Texas 77502  
 Phone: (713) 473-3502



C.A. McKinley  
 PRES.  
 REGISTERED PROFESSIONAL STATE OF TEXAS  
 LAND SURVEYOR

## ELEVATION CERTIFICATE

**Important:** Follow the instructions on pages 1-9.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A – PROPERTY INFORMATION				FOR INSURANCE COMPANY USE	
A1. Building Owner's Name Horacio & Adela H. Badillo				Policy Number:	
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 7807 Sunnyhill Street				Company NAIC Number:	
City Houston		State Texas		ZIP Code 77088	
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) Lot 31, Block 38 of Washington Heights, Section 2					
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) <u>Residential</u>					
A5. Latitude/Longitude: Lat. <u>29.8708</u> Long. <u>-95.4516</u> Horizontal Datum: <input type="checkbox"/> NAD 1927 <input checked="" type="checkbox"/> NAD 1983					
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.					
A7. Building Diagram Number <u>1B</u>					
A8. For a building with a crawlspace or enclosure(s):					
a) Square footage of crawlspace or enclosure(s) <u>0</u> sq ft					
b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>0</u>					
c) Total net area of flood openings in A8.b <u>0</u> sq in					
d) Engineered flood openings? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
A9. For a building with an attached garage:					
a) Square footage of attached garage <u>0</u> sq ft					
b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade <u>0</u>					
c) Total net area of flood openings in A9.b <u>0</u> sq in					
d) Engineered flood openings? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
SECTION B – FLOOD INSURANCE RATE MAP (FIRM) INFORMATION					
B1. NFIP Community Name & Community Number City of Houston 480296			B2. County Name Harris		B3. State Texas
B4. Map/Panel Number 48201C-0655	B5. Suffix M	B6. FIRM Index Date 06/09/2014	B7. FIRM Panel Effective/ Revised Date 06/09/2014	B8. Flood Zone(s) AE	B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth) 78.48
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: <input type="checkbox"/> FIS Profile <input checked="" type="checkbox"/> FIRM <input type="checkbox"/> Community Determined <input type="checkbox"/> Other/Source: _____					
B11. Indicate elevation datum used for BFE in Item B9: <input type="checkbox"/> NGVD 1929 <input type="checkbox"/> NAVD 1988 <input checked="" type="checkbox"/> Other/Source: <u>NAVD88W/2001 Adj.</u>					
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Designation Date: _____ <input type="checkbox"/> CBRS <input type="checkbox"/> OPA					

# ELEVATION CERTIFICATE

OMB No. 1660-0008  
Expiration Date: November 30, 2018

<b>IMPORTANT: In these spaces, copy the corresponding information from Section A.</b>			<b>FOR INSURANCE COMPANY USE</b>
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 7807 Sunnyhill Street			Policy Number:
City Houston	State Texas	ZIP Code 77088	Company NAIC Number

## SECTION C – BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on:  Construction Drawings\*  Building Under Construction\*  Finished Construction  
\*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations – Zones A1–A30, AE, AH, A (with BFE), VE, V1–V30, V (with BFE), AR, AR/A, AR/AE, AR/A1–A30, AR/AH, AR/AO.  
Complete Items C2.a–h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: 050335 Vertical Datum: NAVD88W/2001 Adjustment

Indicate elevation datum used for the elevations in items a) through h) below.

NGVD 1929  NAVD 1988  Other/Source: NAVD88W/2001 Adjustment

Datum used for building elevations must be the same as that used for the BFE.

Check the measurement used.

- |   |              |  |
|---|--------------|--|
| a) Top of bottom floor (including basement, crawlspace, or enclosure floor)   | <u>83.18</u> | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| b) Top of the next higher floor   | <u>N/A</u>   | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| c) Bottom of the lowest horizontal structural member (V Zones only)   | <u>N/A</u>   | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| d) Attached garage (top of slab)  | <u>N/A</u>   | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| e) Lowest elevation of machinery or equipment servicing the building<br>(Describe type of equipment and location in Comments) | <u>N/A</u>   | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| f) Lowest adjacent (finished) grade next to building (LAG)  | <u>82.10</u> | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| g) Highest adjacent (finished) grade next to building (HAG)   | <u>82.18</u> | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |
| h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support                                  | <u>N/A</u>   | <input checked="" type="checkbox"/> feet <input type="checkbox"/> meters |

## SECTION D – SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor?  Yes  No  Check here if attachments.

Certifier's Name Charles A. McKinley	License Number 1184	
Title R.P.L.S.		
Company Name The Jean McKinley Company, Inc.		
Address P.O. Box 4218		
City Pasadena	State Texas	
Signature <i>Charles A. McKinley</i>	Date 03/14/2018	Telephone (713) 473-3502

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)  
GPS elevation of centerline of Sunnyhill Street at 81.98 ft. Northing 13881280.542 Easting 3092992.851

METES AND BOUNDS DESCRIPTION OF 0.602 ACRE TRACT – HORACIO & ADELA H. BADILLO

A TRACT OR PARCEL OF LAND CONTAINING 0.602 ACRE BEING ALL OF LOT 31, BLOCK 38 OF WASHINGTON HEIGHTS SUBDIVISION, SECTION 2 IN THE CITY OF HOUSTON ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 4, PAGE 36 OF THE MAP RECORDS OF HARRIS COUNTY OUT OF THE JAMES LOVE SURVEY, ABSTRACT 528 IN HARRIS COUNTY, TEXAS, SAID 0.602 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS TO-WIT:

BEGINNING at a 3/8 inch iron set at the Northeast corner of Lot 31 and the Southeast corner of Lot 30, Block 38 as delineated on said plat recorded in Volume 4, Page 36 of the Map Records of Harris County;

THENCE South 01 degrees 56 minutes 19 seconds East with the West right-of-way line of Sunnyhill Street (60 ft. right-of-way) a distance of 8.75 ft. to a 1 inch iron pipe found at an angle point at the Northerly corner of a 0.0029 acre tract conveyed to the City of Houston in Clerk's File No. M178994 of the Official Public Records of Harris County;

THENCE South 41 degrees 31 minutes 28 seconds West with the Northwest boundary of said 0.0029 acre tract and with the Westerly right-of-way line of Sunnyhill Street a distance of 21.77 ft. to a 1 inch iron pipe found at the most Southeasterly corner of the herein described tract at another angle point of said 0.0029 acre tract;

THENCE South 84 degrees 41 minutes 31 seconds West a distance of 7.08 ft. to a 5/8 inch iron rod found at the Southerly Southeast corner of the herein described tract;

THENCE South 88 degrees 08 minutes 50 seconds West with the North right-of-way line of Victory Street (100 ft. right-of-way) and the South line of the herein described tract a distance of 87.96 ft. to a 3/8 inch iron rod set at the Southwest corner of Lot 31 in the East boundary of an existing alley;

THENCE North 01 degrees 56 minutes 19 seconds West with the East boundary of said alley and the West line of Lot 31 a total distance of 25.00 ft. to a 3/8 inch iron rod set marking the Northwest corner of Lot 31 and the Southwest corner of Lot 30;

THENCE North 88 degrees 08 minutes 50 seconds East with the division line between Lots 30 and 31 a distance of 110.00 ft. to the PLACE OF BEGINNING and containing 0.602 acre of land and being known as 7807 Sunnyhill Street, Houston, Texas 77088.