

PROPERTY DESCRIPTION:

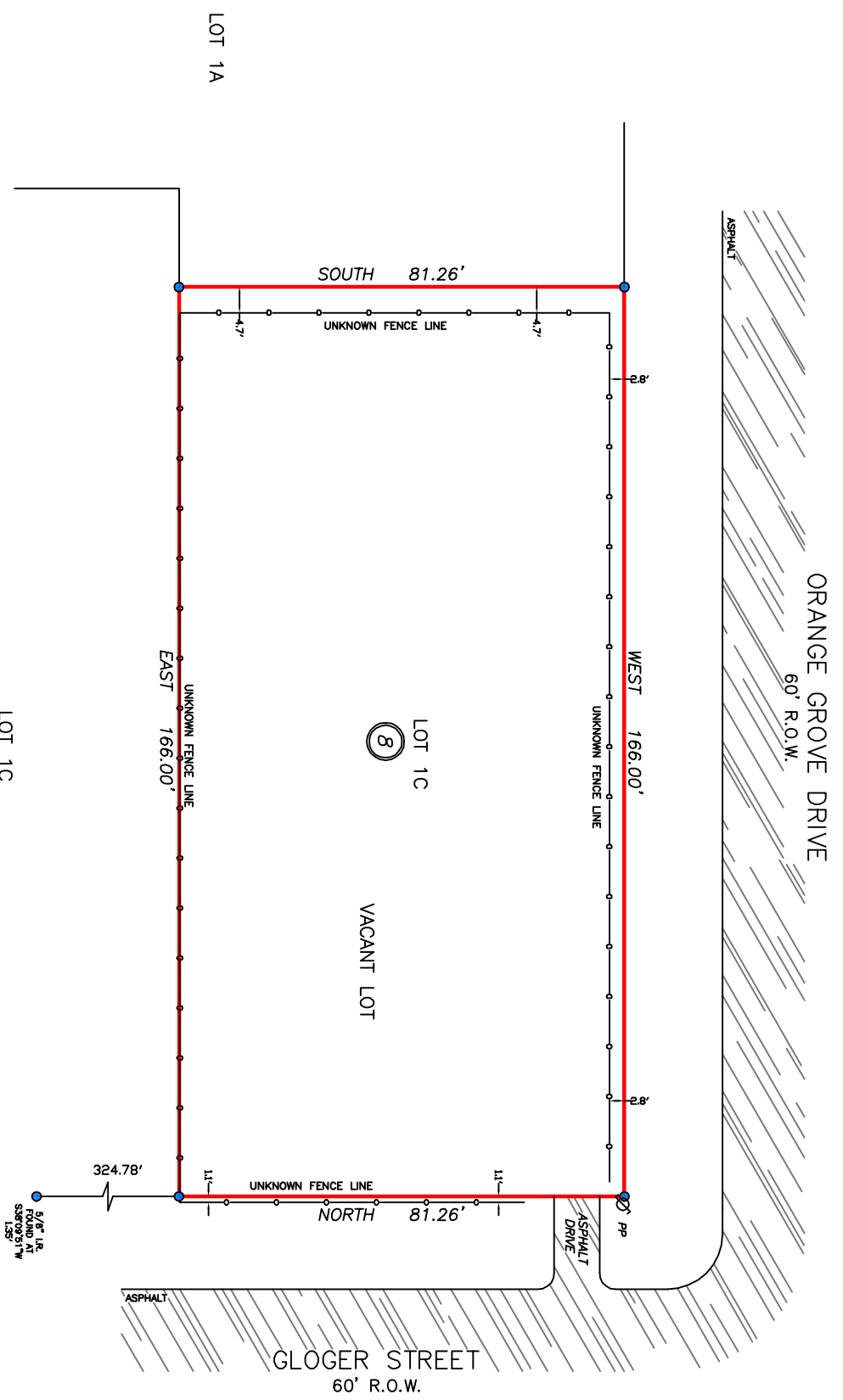
A TRACT OF LAND, 81.26 FEET BY 166 FEET OUT OF THE EAST 306 FEET OF LOT ONE (1) BLOCK EIGHT (8) ORANGE GROVE ADDITION, AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE ORIGINAL PLAT RECORDED IN VOLUME 8288 PAGE 24 OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS SAID TRACT BEING DESCRIBED BY LINES AND BOUNDS IN DEED RECORDED IN VOLUME 8288 PAGE 214, OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS; BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1;

THENCE WEST ALONG THE NORTH BOUNDARY LINE OF SAID LOT 1, A DISTANCE OF 166.00 FEET TO A POINT FOR CORNER;

THENCE SOUTH PARALLEL WITH THE EAST BOUNDARY LINE OF SAID LOT 1, A DISTANCE OF 81.26 FEET TO A POINT FOR CORNER;

THENCE EAST A DISTANCE OF 166.00 FEET TO THE EAST LINE OF SAID LOT 1 TO A 5/8" IRON ROD FOUND FOR CORNER;

THENCE IN A NORTHERLY DIRECTION ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 81.26 FEET TO THE POINT OF BEGINNING AND CONTAINING 13,489 SQUARE FEET, OR 0.340 ACRES OF LAND, MORE OR LESS.



BOUNDARY SURVEY OF

A TRACT OF LAND, 81.26 FEET BY 166 FEET OUT OF THE EAST 306 FEET OF LOT ONE (1), BLOCK EIGHT (8), ORANGE GROVE ADDITION, AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE ORIGINAL PLAT RECORDED IN VOLUME 8288 PAGE 24 OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS; BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1;

SURVEY SOLUTIONS OF TEXAS

Professional Land Surveying

FIRM NUMBER 10194375
 5450 NW CENTRAL DRIVE, SUITE 121
 HOUSTON, TEXAS 77092
 713-834-2277

F.I.R.M. NO. <u>48201C</u> PANEL <u>0490 L</u>
REVISED DATE: <u>06/18/07</u> ZONE <u>X</u>
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.
SURVEYED FOR: MAH INVESTMENTS, LLC
ADDRESS: 11789 GLOGER STREET, HOUSTON, TEXAS 77039
TITLE CO: TEXAS LONE STAR TITLE
GF. NO. 21-0055-AP
G.F. EFFECTIVE DATE: 02/25/2021
JOB NO.: 034021

CERTIFICATION

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY SHOWING ANY IMPROVEMENTS, FROM LEGAL DESCRIPTIONS SUPPLIED BY CLIENT. THIS SURVEY IS ONLY CERTIFIED FOR BOUNDARY AND THIS TRANSACTION ONLY. SURVEYOR DID NOT ABSTRACT PROPERTY, EASEMENTS, BUILDING LINES, ETC. SHOWN ARE AS IDENTIFIED BY THE TITLE COMMITMENT.

Xavier Chapa
 XAVIER CHAPA, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2568

- NOTES:**
1. BEARINGS BASED ON PLAT.
 2. THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED TO COPY THE SURVEY AS IS NECESSARY IN CONNECTION WITH THE ORIGINAL TRANSACTION.
 3. ALL MATTERS, EASEMENTS, RIGHT OF WAYS, SETBACKS, AND NOTES DESCRIBED IN PLAT OF RECORD.
 4. THE FOLLOWING RESTRICTIVE COVENANTS RECORDED IN 998 PAGE 524, DEED RECORDS OF HARRIS COUNTY, TEXAS AND THOSE FILED UNDER VOLUME 4376, PAGE 585, OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS.
 5. ANY PORTION OF SUBJECT PROPERTY LYING WITHIN THE BOUNDARIES OF A PUBLIC OR PRIVATE ROADWAY WHETHER DEDICATED OR NOT.
 6. SUBJECT TO ANY EASEMENTS, PIPELINES, RIGHT-OF WAYS, UTILITY SERVICES, ENCROACHMENTS, ROADWAYS, SQUARE FOOTAGE, RIGHTS OF INGRESS/EGRESS, CORRECT LEGAL DESCRIPTION OR ANY OTHER MATTER THAT MAY AFFECT THE SUBJECT PROPERTY THAT AN ACCURATE SURVEY MAY DISCLOSE.