



SCALE: 1 INCH = 40 FEET

SURVEY OF A TRACT OF LAND OUT OF THE EAST ONE-HALF OF
OUTLOT 3 OF DART'S SUBDIVISION, A SUBDIVISION IN GALVESTON
COUNTY, TEXAS.

According to the map or plat thereof recorded in Volume 91, Page 220 in the
Office of the County Clerk of Galveston County, Texas and being more fully
described by metes and bounds on attached Exhibit "A".

I, Christopher Trusky, Registered Professional Land Surveyor in the State of
Texas, hereby certify that this plat represents a survey made on the ground
under my direction and supervision on February 5, 2022. At the time of this
survey there were no encroachments, conflicts or protrusions apparent on the
ground, EXCEPT AS SHOWN. THIS SURVEY IS CERTIFIED FOR THIS
TRANSACTION ONLY.


Christopher Trusky
RPLS No. 5247
Land Survey Co. LLC
P.O. Box 128, Kemah TX 77565
Firm Reg. No. 10045700
281-338-4008



Notes:

According to FIRM Community Panel No. 4854700090 D, dated 08/15/2019,
this property lies in Flood Zone AE, which is considered to be within the
Special Flood Hazard Area. Surveyor makes no representation as to whether
or not this property may flood.

Basis of bearings is the deed of record in Film Code 003-28-1645, Galveston
County Deed Records.

Other matters or encumbrances affecting the subject property, if any, are not
shown.

FND 5/8" I.R.
(CONT. MON.)

60' R.O.W.
(NOT OPEN)

N 73°00'00" W 164.00'

FND
(CO.)

CALVIN SALTER
(G.C.C.F. NO. 2019057432)

S 17°00'00" W 254.97'

0.968 AC +/-

EDWARD A & CHARLOTTE KARIAS
(F.C. 010-66-1842, G.C.D.R.)

N 17°00'00" E 259.46'

P.O.C.
NORTHWEST CORNER
OF EAST 1/2 OF
OUTLOT 3, DART'S

S 17°00'00" W
262.5'

164.06'

FND 1" I.P.
P.O.B.

S 71°26'00" E 164.06'

8624 DELESANDRI RD.
(WIDTH VARIES)

FENCE
POST

163.58'

79.44'

FND 1/2" I.R.

FND 1" I.P.
(CONT. MON.)

CENTER ST
(WIDTH VARIES)