

ADDRESS : 6815 PARIS STREET
HOUSTON, TEXAS 77021

CLIENT : CAPITAL TITLE

BUYER : ONESTO DEVELOPMENT I, LLC

LENDER : NA

A LAND TITLE SURVEY OF

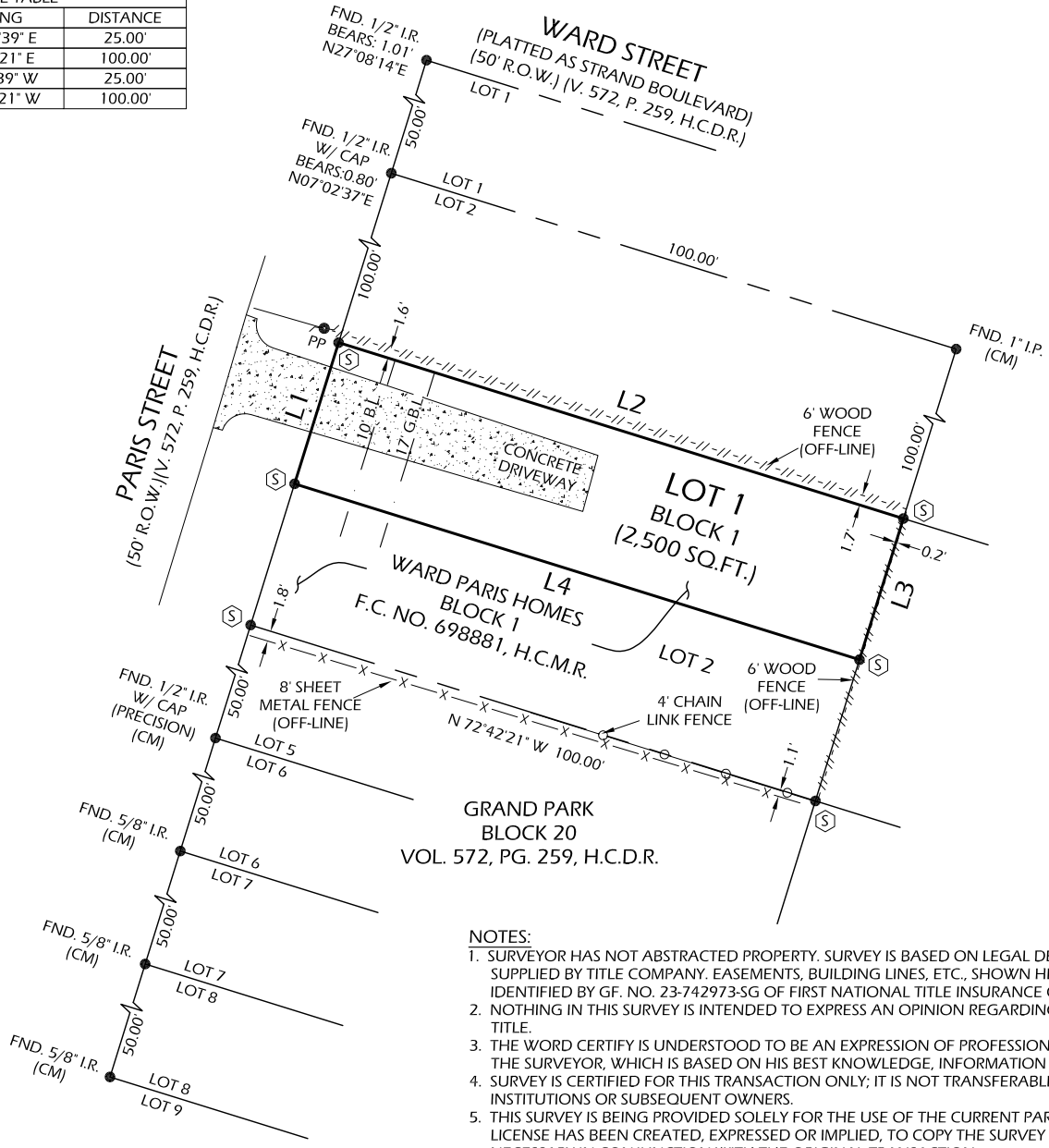
LOT 1, BLOCK 1 OF WARD PARIS HOMES, ACCORDING TO THE
PLAT OR MAP THEREOF RECORDED IN FILM CODE NO. 698881 OF
THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

(BEARINGS BASED ON THE TEXAS STATE PLANE COORDINATE
SYSTEM (NAD 83) SOUTH CENTRAL ZONE NO. 4204, DERIVED
FROM G.P.S. OBSERVATION)

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 17°17'39" E	25.00'
L2	S 72°42'21" E	100.00'
L3	S 17°17'39" W	25.00'
L4	N 72°42'21" W	100.00'



SCALE : 1"=30'



- NOTES:
1. SURVEYOR HAS NOT ABSTRACTED PROPERTY. SURVEY IS BASED ON LEGAL DESCRIPTIONS SUPPLIED BY TITLE COMPANY. EASEMENTS, BUILDING LINES, ETC., SHOWN HEREON ARE AS IDENTIFIED BY GF. NO. 23-742973-SG OF FIRST NATIONAL TITLE INSURANCE COMPANY.
 2. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.
 3. THE WORD CERTIFY IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF.
 4. SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY; IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 5. THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND NO LICENSE HAS BEEN CREATED, EXPRESSED OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.

SCHEDULE "B" ITEMS:

- 10g. THE FOLLOWING EASEMENTS AND/OR BUILDING LINES AFFECTING THE SUBJECT PROPERTY AS SHOWN ON MAP OR PLAT RECORDED IN FILM CODE NO. 698881 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.
- 10' BUILDING LINE ALONG THE FRONT PROPERTY LINE. (AS SHOWN HEREON).
 - 17' GARAGE BUILDING LINE ALONG THE FRONT PROPERTY LINE. (AS SHOWN HEREON).
- 10h. IN THE EVENT THAT THE SUBJECT PROPERTY IS LOCATED WITHIN THE CITY OF HOUSTON OR WITHIN ITS EXTRA TERRITORIAL JURISDICTION (WITHIN 5 MILES OF THE CITY LIMITS BUT OUTSIDE ANOTHER MUNICIPALITY) IT IS SUBJECT TO THE TERMS, CONDITIONS AND PROVISIONS OF CITY OF HOUSTON ORDINANCE NO. 85-1878, PERTAINING TO AMONG OTHER THINGS, THE PLATTING AND REPLATTING OF REAL PROPERTY AND TO THE ESTABLISHMENT OF BUILDING LINES (25 FEET ALONG MAJOR THOROUGHFARES AND 10 FEET ALONG OTHER STREETS). A CERTIFIED COPY OF SAID ORDINANCE WAS FILED FOR RECORD ON AUGUST 1, 1991, UNDER HARRIS COUNTY CLERK'S FILE NO. N253886.
- 10i. IN THE EVENT THAT THE SUBJECT PROPERTY IS LOCATED WITHIN THE CITY OF HOUSTON OR WITHIN ITS EXTRA TERRITORIAL JURISDICTION (WITHIN 5 MILES OF THE CITY LIMITS BUT OUTSIDE ANOTHER MUNICIPALITY) IT IS SUBJECT TO THE TERMS, CONDITIONS, AND PROVISIONS OF CITY OF HOUSTON ORDINANCE 1999-262, RELATING TO RULES, REGULATIONS, AND DESIGN STANDARDS FOR DEVELOPMENT AND PLATTING AND PROVIDING FOR THE ESTABLISHMENT OF BUILDING SET BACK LINES.
- 10j. IN THE EVENT THAT THE SUBJECT PROPERTY IS LOCATED WITHIN THE CITY OF HOUSTON OR WITHIN ITS EXTRA TERRITORIAL JURISDICTION (WITHIN 5 MILES OF THE CITY LIMITS BUT OUTSIDE ANOTHER MUNICIPALITY) IT IS SUBJECT TO THE TERMS, CONDITIONS AND PROVISIONS OF ORDINANCE #89-1312 OF THE CITY OF HOUSTON, A CERTIFIED COPY OF WHICH IS RECORDED UNDER HARRIS COUNTY CLERK'S FILE NO. M337573, WHICH PROVIDES THAT SELLERS ADVISE PURCHASERS OF THE RESTRICTIONS OUTSTANDING AGAINST THE PURCHASE PROPERTY.

FLOOD INFORMATION

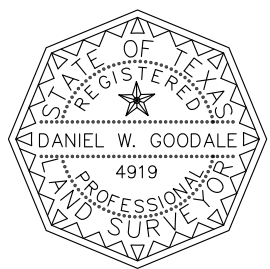
PROPERTY "IS NOT" IN THE 100 YEAR FLOOD ZONE, THIS PROPERTY LIES IN ZONE "X" ACCORDING TO F.I.R.M. MAP NO. 48201C0880M DATED 01-06-2017.

BY GRAPHIC PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION. BEFORE ANY DEVELOPMENT PLANNING, DESIGN, OR CONSTRUCTION IS STARTED, THE COMMUNITY, CITY AND COUNTY IN WHICH SUBJECT TRACT EXISTS SHOULD BE CONTACTED. SAID ENTITIES MAY IMPOSE LARGER FLOOD PLAIN AND FLOODWAY AREAS THAN SHOWN BY F.I.R.M. MAPS THAT WILL AFFECT DEVELOPMENT.

DATE: 05-23-2023
REVISION: 06-20-2023
DRAWN BY: GA
APPROVED BY: DWG
PROJECT NO: GL-8063E

LEGEND:
H.C.M.R. - HARRIS COUNTY MAP RECORD
H.C.D.R. - HARRIS COUNTY DEED RECORD
H.C.C.F. - HARRIS COUNTY CLERK FILE
R.O.W. - RIGHT OF WAY
CM - CONTROL MONUMENT
I.R./I.P. - IRON ROD/IRON PIPE
PP - POWER POLE
B.L. - BUILDING LINE
G.B.L. - GARAGE BUILDING LINE
Ⓢ - SET 5/8" I.R. WITH CAP (GREENLEAF)

Daniel W. Goodale
DANIEL W. GOODALE, R.P.L.S. NO. 4919
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY. THERE WERE NO ENCROACHMENTS APPARENT ON THE GROUND EXCEPT AS SHOWN HEREON.



GREENLEAF LAND SURVEYS, LLC
11500 NORTHWEST FWY
SUITE # 160
HOUSTON, TEXAS 77092



DIR: 832-668-5003 FAX: 832-553-7210
FIRM # 10193977
orders@gllsurveys.com
www.greenleaflandsurveys.com

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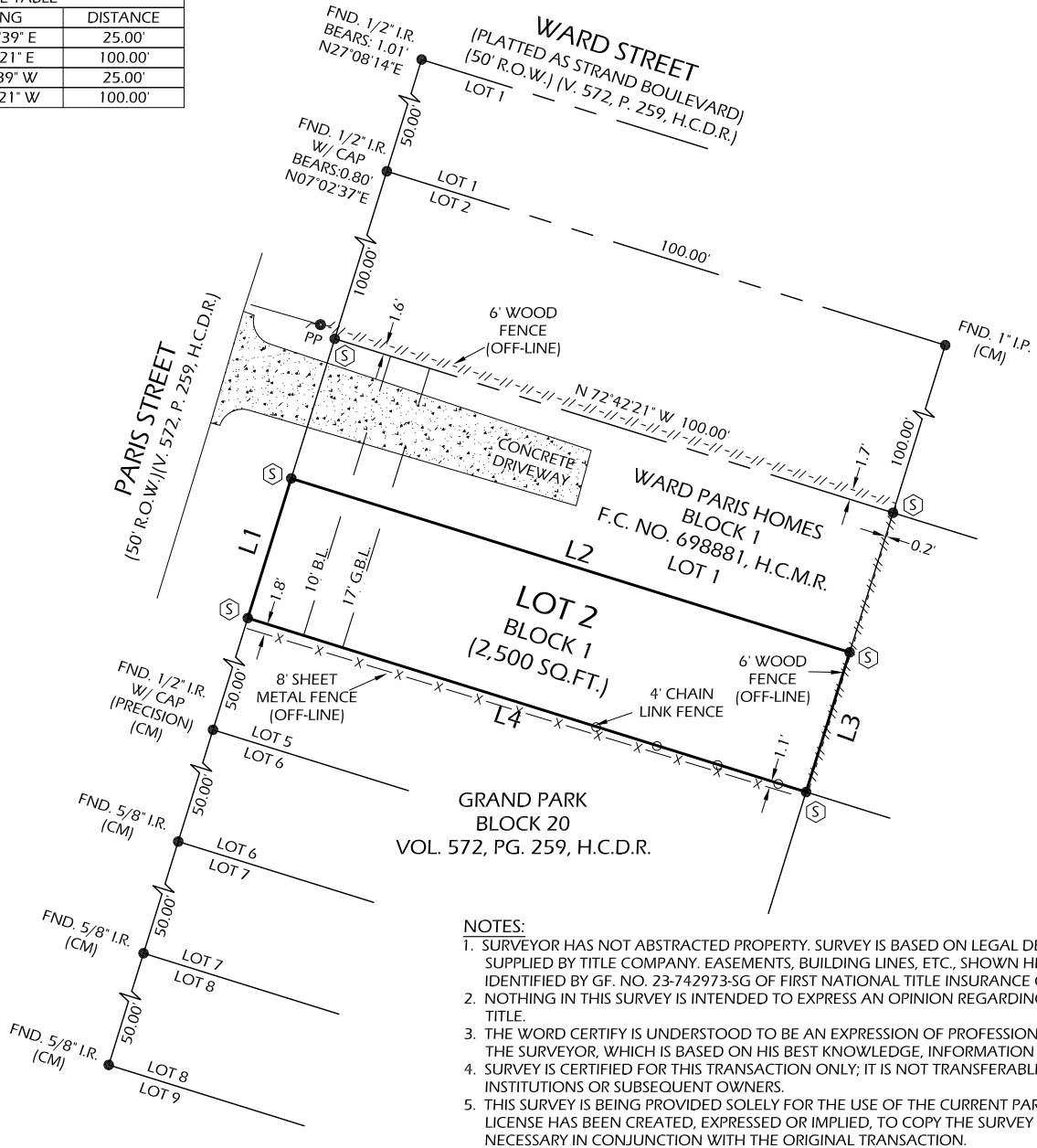
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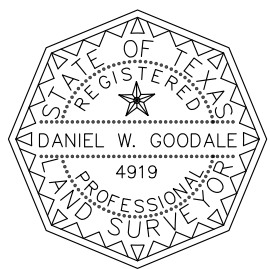
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