

ADDRESS :4618 WARD STREET  
HOUSTON, TEXAS 77021

CLIENT :CAPITAL TITLE OF TEXAS, LLC

BUYER :ONESTO DEVELOPMENT I, LLC

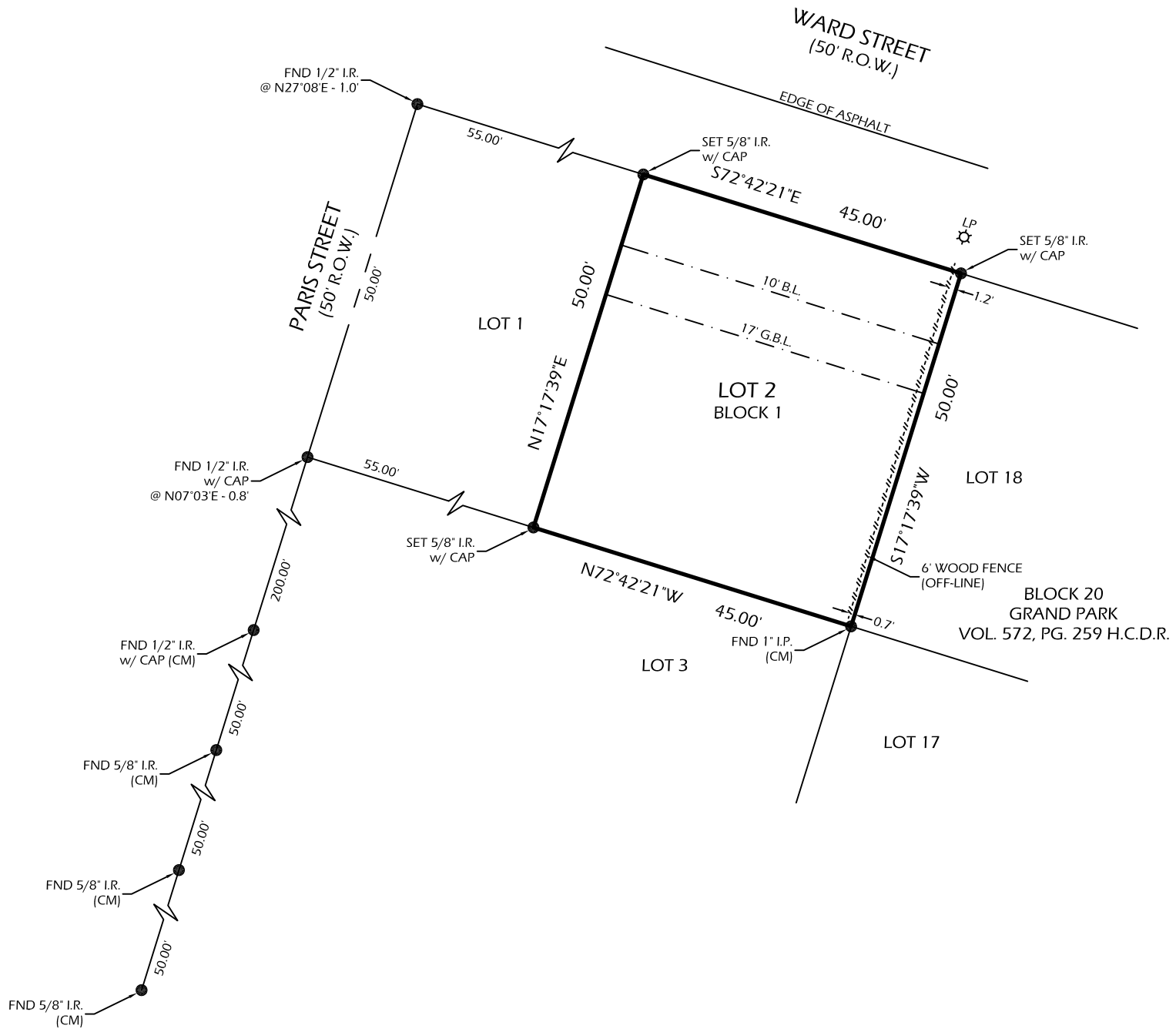
A LAND TITLE SURVEY OF

LOT 2, IN BLOCK 1 OF PARIS WARD HOMES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER FILM CODE NO. 698879 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

(BEARINGS BASED ON THE SOUTHEAST RIGHT OF WAY LINE OF PARIS STREET ACCORDING TO THE RECORDED PLAT)



SCALE: 1"=20'



**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 23-748022-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 EXCEPTIONS:**

1. SITE SUBJECT TO RESTRICTIVE COVENANTS AS RECORDED UNDER FILM CODE NO. 698879 H.C.M.R.
- 10.f. 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) 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, IN H.C.C.F. NO. N253886.
- 10.g. 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) IS SUBJECT TO THE TERMS, CONDITIONS AND PROVISIONS OF ORDINANCE #89-1312 OF THE CITY OF HOUSTON, A CERTIFIED COPY OF WHICH IS RECORDED IN H.C.C.F. NO. M337573, WHICH PROVIDES THAT SELLERS ADVISE PURCHASERS OF THE RESTRICTIONS OUTSTANDING AGAINST THE PURCHASE PROPERTY.
- 10.h. THE SUBJECT PROPERTY IS LOCATED WITHIN THE CITY OF HOUSTON IS SUBJECT TO THE TERMS, CONDITIONS AND PROVISIONS OF CITY OF HOUSTON ORDINANCE NO. 91-1701, PERTAINING TO AMONG OTHER THINGS, THE PLANTING, MAINTENANCE AND PRESERVATION OF TREES AND SHRUBS AND THE ERECTION OF SCREENING FENCES. A CERTIFIED COPY OF SAID ORDINANCE WAS FILED FOR RECORD ON FEBRUARY 28, 1992, IN H.C.C.F. NO. N556388.

DATE: 07-24-2023

REVISION:

DRAWN BY: DP

APPROVED BY: DWG

PROJECT NO: GL-8063F

*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.



**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.

**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
- B.L. - BUILDING LINE
- G.B.L. - GARAGE BUILDING LINE
- LP - LIGHT POLE
- PP - POWER POLE
- OH - OVERHEAD UTILITY LINES

GREENLEAF LAND SURVEYS, LLC  
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SUITE #160  
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