

**LEGEND * ITEMS THAT MAY APPEAR IN *
DRAWING BELOW**

M.U.E. = MUNICIPAL UTILITY EASEMENT
 U.E. = UTILITY EASEMENT
 A.E. = AERIAL EASEMENT
 D.E. = DRAINAGE EASEMENT
 S.S.E. = SANITARY SEWER EASEMENT
 S.T.M.S.E. = STORM SEWER EASEMENT
 W.L.E. = WATER LINE EASEMENT
 --- = NOT TO SCALE

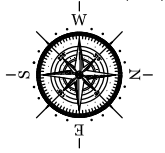
F.I.R. = FOUND IRON ROD
 F.I.P. = FOUND IRON PIPE
 S.I.R. = SET IRON ROD
 W.P. = WOODEN POST
 M.P. = METAL POST
 C.F.# = CLERK'S FILE NUMBER
 P.O.B. = POINT OF BEGINNING
 B.L. = BUILDING LINE
 F.N.D. = FOUND
 BRS = BEARS

P.A.E. = PERMANENT ACCESS EASEMENT
 P.U.E. = PUBLIC UTILITY EASEMENT
 W.S.E. = WATER & SEWER EASEMENT
 E.E. = ELECTRIC EASEMENT
 P.C. = POINT OF CURVATURE
 P.T. = POINT OF TANGENCY
 P.R.C. = POINT OF REVERSE CURVATURE
 P.C.C. = POINT OF COMPOUND CURVATURE
 P.P. = POWER POLE
 U.T.S. = UNABLE TO SET

⊕ = CONTROL MONUMENT
 ● = PROPERTY CORNER
 --- = PROPERTY LINE
 --- = EASEMENT LINE
 --- = BUILDING SETBACK LINE
 --- = BUILDING WALL

--- = WOODEN FENCE
 --- = CHAIN LINK FENCE
 ○ = METAL FENCE
 --- = WIRE FENCE
 --- = VINYL FENCE

SCALE
1"=40'



NORTH 23rd STREET
(50' R.O.W.)

UNOPENED R.O.W.

THOS. G. WESTERN
SURVEY
ABSTRACT 204

P.O.B.
SW. CORNER OF
LOT 6 & THE
NW. CORNER OF
LOT 5

F.I.R. 3/8"
(BRS)
NO2' 13"W~0.6'

4"W.P.(FND)
(BRS)
N45° 11'E~0.7'
U.T.S.
(NO ACCESS)

11' X 24'
FRAME SHED
ON BLOCKS

NORTH 100.00'

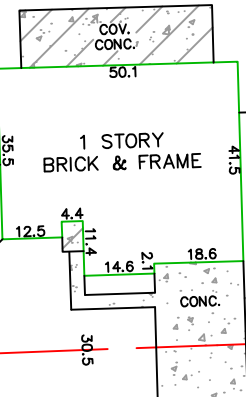
PART OF LOT 6
DANIEL M. WOODS
0.4421 ACRE
19,258 SQ. FT.

PART OF LOT 5 (5-2)
JIMMY W. HATMAN
C.F.NO. 9900838
O.P.R.G.C.

PART OF LOT 7
MINH CHAU HA
C.F.NO. 2016040172
O.P.R.G.C.

WEST 194.45'

EAST 190.71'



KEITH GOSWICK
200025330
HENRY ROACH
2011040201

F.I.R. 3/8"
(CAPPED)

200.00'

F.I.R. 3/8"
(BRS)
S22° 21'W~0.3'

S 02°08'43" E 100.07'

F.I.R. 3/8"

15' ESMT.
CITY OF TEXAS CITY
VOL. 3215, PG. 725
G.C.D.R.

OVERHEAD ELECTRIC
POWERLINE

3621 NORTH 22nd STREET
(50' R.O.W.)

Reviewed & Accepted by: _____ Date _____ / _____ / _____ Date _____

- NOTES:**
- BEARING BASIS: C.F. 9904106
 - SUBJECT TO ANY AND ALL RECORDED AND UNRECORDED EASEMENTS
 - SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED PROPERTY
 - UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY
 - THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
 - SUBJECT TO RESTRICTIVE COVENANTS AS PER TITLE COMMITMENT
 - SUBJECT TO ZONING AND BUILDING ORDINANCES ENFORCED BY LOCAL MUNICIPALITIES
 - PAGE 1 OF 2

LEGAL DESCRIPTION

A TRACT OF LAND OUT OF LOT 6, AMBURN BOAT BASIN SUBDIVISION, GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 254-A, PAGE 55, IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS, AND BEING MORE FULLY DESCRIBED BY METES AND BOUNDS AS ATTACHED

ROBERT ZACHARY ANDERS
MEGAN EIGH DALY

ADDRESS

3621 NORTH 22ND STREET



I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON (OR ON ATTACHED SHEET), AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN, AND WAS DONE BY ME OR UNDER MY SUPERVISION, AND CONFORMS TO OR EXCEEDS THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

JOB # 2006257
 DATE 6-16-2020
 GF# 2721020-05293

PRO-SURV

P.O. BOX 1366, FRIENDSWOOD, TX 77549
 PHONE: 281-996-1113 FAX: 281-996-0012
 EMAIL: orders@prosurv.net
 T.B.P.E.L.S. FIRM #10119300

ONLY SURVEY MAPS WITH THE SURVEYOR'S ORIGINAL SIGNATURE ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION

FIELD NOTES OF
A SURVEY OF

A TRACT OF LAND CONTAINING 0.4421 ACRE (19,258 SQUARE FEET), MORE OR LESS, SITUATED IN THE THOS. G. WESTERN SURVEY, ABSTRACT 204, BEING A PORTION OF LOT 6, IN THE AMBURN BOAT BASIN SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 254-A, PAGE 55, IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS, BEING ALL OF A TRACT OF LAND CONVEYED UNTO DANIEL M. WOODS, BY DEED RECORDED IN FILM CODE NO. 013-28-0820 OF THE OFFICIAL PUBLIC RECORDS OF GALVESTON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE AFOREMENTIONED LOT 6 AND THE NORTHWEST CORNER OF LOT 5 IN SAID AMBURN BOAT BASIN SUBDIVISION FOR THE SOUTHWEST CORNER OF THE SAID TRACT HEREIN DESCRIBED (FROM WHICH A FOUND 3/8-INCH IRON ROAD BEARS NORTH 02°13' WEST - 0.6 FEET;

THENCE NORTH, ALONG THE EAST RIGHT-OF-WAY LINE OF NORTH 23RD STREET (50.00 FEET WIDE), A DISTANCE OF 100.00 FEET TO THE NORTHWEST CORNER OF THE SAID TRACT HEREIN DESCRIBED, FROM WHICH A FOUND 4-INCH WOOD POST BEARS NORTH 45°11' EAST - 0.7 FEET;

THENCE EAST, ALONG THE COMMON LINE OF A TRACT OF LAND CONVEYED UNTO MINH CHAU HA, BY DEED RECORDED IN GALVESTON COUNTY CLERK'S FILE NO. 2016040172 OF THE OFFICIAL PUBLIC RECORDS OF GALVESTON COUNTY, TEXAS, A DISTANCE OF 190.71 FEET TO A FOUND 3/8-INCH IRON ROD IN THE WEST RIGHT-OF-WAY LINE OF NORTH 22ND STREET (50.00 FEET WIDE) FOR THE SOUTHEAST CORNER OF LOT 7 IN SAID AMBURN BOAT BASIN SUBDIVISION, AND FOR THE NORTHEAST CORNER OF SAID LOT 6, AND FOR THE NORTHEAST CORNER OF THE SAID TRACT HEREIN DESCRIBED;

THENCE SOUTH 02°08'43" EAST, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID NORTH 22ND STREET, A DISTANCE OF 100.07 FEET TO THE NORTHEAST CORNER OF SAID LOT 5, AND FOR THE SOUTHEAST CORNER OF SAID LOT 6, AND FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT, FROM WHICH A FOUND 3/8-INCH IRON ROD BEARS SOUTH 22°21' WEST - 0.3 FEET;

THENCE WEST, ALONG THE COMMON LINE OF A TRACT OF LAND CONVEYED UNTO JIMMY W. HATMAN, BY DEED RECORDED IN GALVESTON COUNTY CLERK'S FILE NO. 9900838 OF THE OFFICIAL PUBLIC RECORDS OF GALVESTON COUNTY, TEXAS, A DISTANCE OF 194.45 FEET, RETURNING TO THE POINT OF BEGINNING AND CONTAINING 0.4421 ACRE OF LAND, MORE OR LESS.

PAGE 2 OF 2

