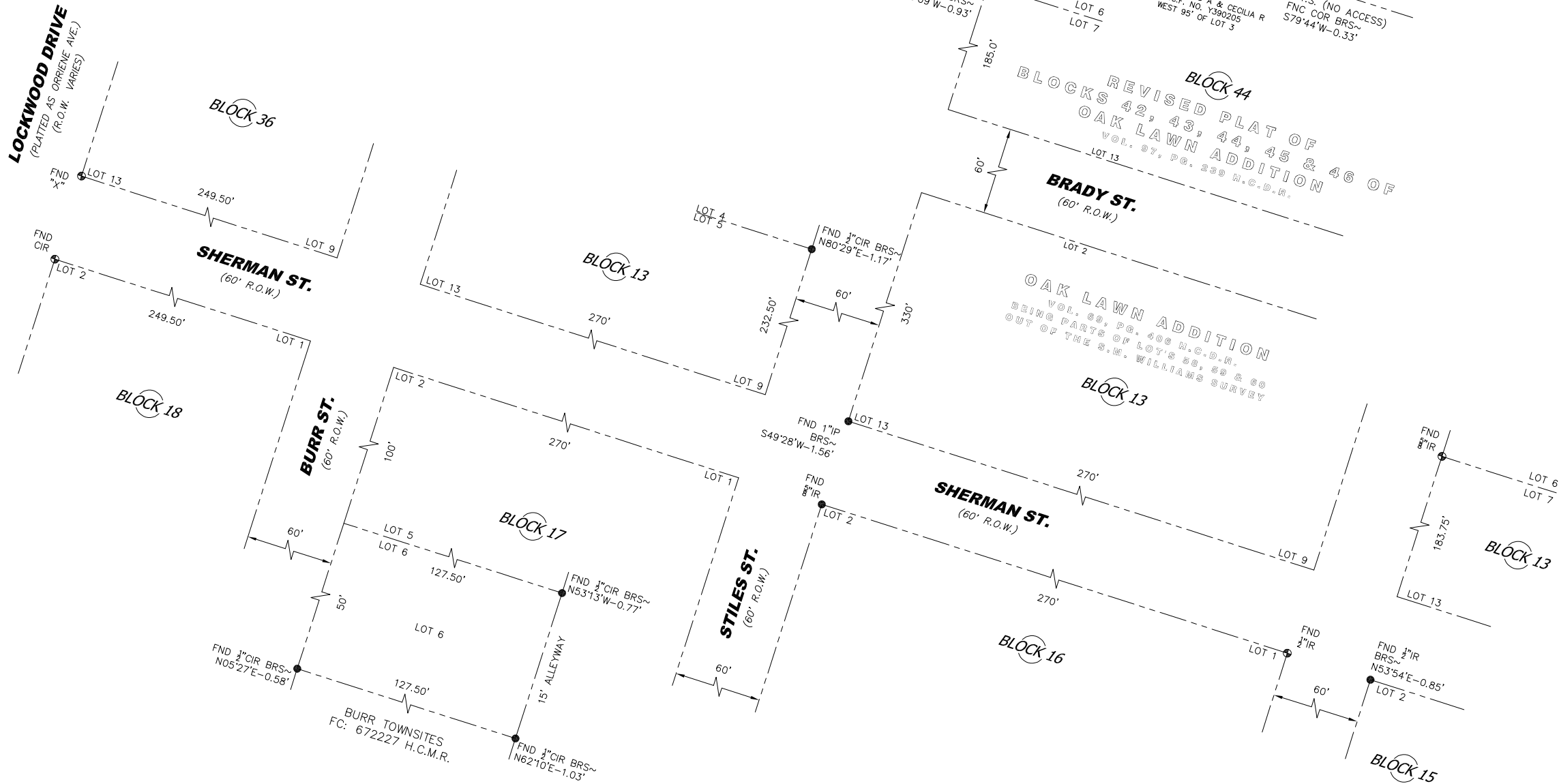
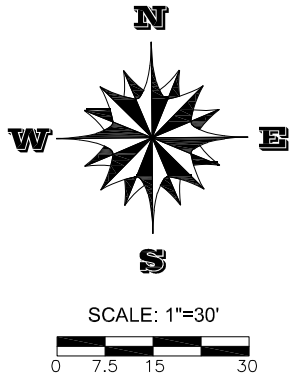


FLOOD PLAIN INFO:

THIS PROPERTY APPEARS TO BE SITUATED OUTSIDE OF THE 100 YEAR FLOOD PLAIN; AS PER FEMA FIRM PANEL NO. 48201C0880M DATED: 01/06/2017 ZONE: "X"

(BASED ONLY ON VISUAL EXAMINATION OF MAPS) THIS DETERMINATION TO BE USED FOR FLOOD INSURANCE RATE PURPOSES ONLY AND IS NOT TO BE RELIED UPON FOR ANY OTHER PURPOSE. SURVEYOR MAKES NO REPRESENTATION AS TO WHETHER PROPERTY MAY FLOOD.



METES AND BOUNDS

A TRACT OR PARCEL OF LAND BEING THE MOST WESTERLY SIXTY-SIX FEET (66') OF LOT 2 OF BLOCK 44 OF OAKLAWN ADDITION, HOUSTON, HARRIS COUNTY, TEXAS, BEING FORTY-FIVE FEET (45') ON STILES STREET AND SIXTY-SIX FEET (66') ON CANAL STREET AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING THE POINT OF INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF CANAL STREET WITH THE EASTERLY RIGHT-OF-WAY LINE OF STILES STREET:

THENCE S72°15'59"E, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF CANAL STREET A DISTANCE OF SIXTY-SIX FEET (66.0') TO A POINT FOR A CORNER FROM WHICH A FENCE CORNER BEARS N07°08'W, 1.59 FEET;

THENCE S17°44'01"W, AT A RIGHT ANGLE TO SAID CANAL STREET RIGHT-OF-WAY LINE, A DISTANCE OF FORTY-FIVE FEET (45') TO A POINT FOR A CORNER, FROM WHICH A FENCE CORNER BEARS S79°44'W, 0.33';

THENCE N72°15'59"W, PARALLEL TO SAID CANAL STREET RIGHT-OF-WAY LINE A DISTANCE OF SIXTY-SIX FEET (66') TO A POINT FOR A CORNER FROM WHICH A FENCE CORNER BEARS N44°32'W, 1.10 FEET AND BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF STILES STREET;

THENCE N17°44'01"E, ALONG SAID STILES STREET EASTERLY RIGHT-OF-WAY LINE A DISTANCE OF FORTY-FIVE FEET (45') TO THE POINT OF BEGINNING AND CONTAINING 2,970 SQUARE FEET OF LAND, MORE OR LESS.

LEGEND:

- CONTROL MONUMENT
- CHAIN LINK FENCE
- PROPERTY LINE
- BRICK PAVERS
- COVERED AREA
- CONCRETE
- CIR=CAPPED IRON ROD
- COR=CORNER
- EM=ELECTRICAL SERVICE METER
- FNC=FENCE
- GM=GAS METER
- IP=IRON PIPE
- IR=IRON ROD
- R.O.W.=RIGHT-OF-WAY
- U.T.S.=UNABLE TO SET

DAVE STRICKLAND, RPLS
LAND CONSULTING
 (281) 705-4297
 FIRM No. 10194325

BOUNDARY SURVEY
 OF THE WEST 66 FEET OF LOT 2, BLOCK 44,
 REVISED PLAT OF BLOCKS 42, 43, 44, 45 & 46 OF OAK LAWN ADDITION,
 BEING FORTY-FIVE FEET (45') ON STILES STREET
 AND SIXTY-SIX FEET (66') ON CANAL STREET
 ACCORDING TO THE MAP/PLAT RECORDED IN VOL. 97, PG. 239 OF H.C.D.R.
 AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS
 11 STILES ST., HOUSTON, HARRIS COUNTY, TX 77011

JOB NO.: SM2212-12
 DATE: 12/26/2022
 FOR: WESTCOR LAND TITLE INSURANCE COMPANY
 GF#: AC-22-3154
 PURCHASER: KA AND RONIN HOUSING LLC, A LIMITED COMPANY

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 SURVEY AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN.

DATED THIS THE 26TH DAY OF DECEMBER 2022

DAVID R. STRICKLAND, RPLS
 REGISTRATION NO. 5124



NOTES:

1. BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, (NAD83) SOUTH CENTRAL ZONE (5401, FIPS 4204), PER GPS OBSERVATIONS AND BASED ON CONTROL MONUMENTS DEPICTED
2. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF COMMITMENT FOR TITLE INSURANCE ISSUED BY WESTCOR LAND TITLE INSURANCE COMPANY, G.F. NO. AC-22-3154, EFFECTIVE DATE OF POLICY 11-30-2022, WITH REGARD TO ANY RECORDED EASEMENTS, RIGHTS-OF-WAY OR SETBACKS AFFECTING THE SUBJECT PROPERTY. NO ADDITIONAL RESEARCH REGARDING THE EXISTENCE OF EASEMENTS, RESTRICTIONS, OR OTHER MATTERS OF RECORD HAS BEEN PERFORMED BY THE SURVEYOR.
3. ALL ABSTRACTING PERFORMED BY TITLE COMPANY
4. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
5. BRICK PAVERS/HARDSCAPE ENCROACHES OVER PROPERTY LINE AS SHOWN
6. CHAIN LINK FENCE ENCROACHES OVER PROPERTY LINE AS SHOWN