GF NO. 2281785—13175 FIRST AMERICAN TITLE ADDRESS: 12211 LIEDER DRIVE

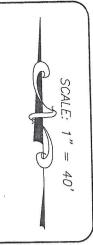
HOUSTON, TEXAS 77065

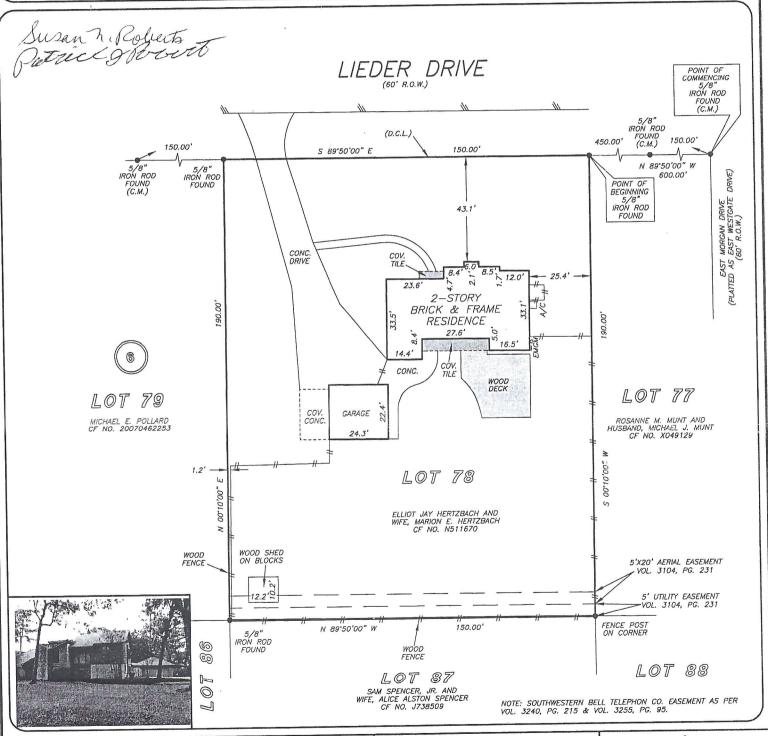
BORROWER: CHRISTOPHER JEFFERSON NELSON

Cloudagh Teleran Nelson

LOT 78, BLOCK 6 TOWER OAKS, SECTION 3

AN UNRECORDED SUBDIVISION SITUATED IN THE JAMES MORGAN SURVEY, ABSTRACT NO. 788 OF HARRIS COUNTY, TEXAS (SEE ATTACHED METES AND BOUNDS)





THIS PROPERTY DOES NOT LIE WITHIN THE
100 YEAR FLOOD PLAIN AS PER FIRM
PANEL NO. 48201C 0430 M
MAP REVISION: 10/16/2013
ZONE X
BASED ONLY ON VISUAL EXAMINATION OF MAPS.
INACCURACIES OF FEMA MAPS PREVENT EXACT
DETERMINATION WITHOUT DETAILED FIELD STUDY

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON, THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOYE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.



STATE OF TEXAS \$
\$
\$
COUNTY OF HARRIS

BEING LOT 78, BLOCK 6, TOWER OAKS, SECTION 3, AN UNRECORDED ADDITION SITUATED IN THE JAMES MORGAN SURVEY, ABSTRACT No. 788, HARRIS COUNTY, TEXAS AND BEING THAT SAME TRACT CONVEYED TO ELLIOT JAY HERTZBACH, ET UX, RECORDED IN COUNTY CLERK FILE No. (C.C.F. No.) N511670, OFFICIAL RECORDS HARRIS COUNTY, TEXAS (O.R.H.C.T.) AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS: (BEARINGS ARE BASED IN C.C.F. No. N511670, O.R.H.C.T.)

COMMENCING at a found 5/8" iron rod marking the intersection of the west right-of-way (ROW) line of East Morgan Drive (60' ROW) and the north ROW line of Lieder Drive (60' ROW);

THENCE N 89°50'00" W, 600.00', along the south ROW line of said Lieder Drive, to a found 5/8" iron rod for the common Northeast corner of herein described Tract, the northwest corner of Lot 77, Block 6 conveyed to Rosanne M. Munt, et vir, recorded in C.C.F. No. X049129, O.R.H.C.T. and the POINT OF BEGINNING;

THENCE S 00°10'00" W, 190.00', departing the south ROW line of said Lieder Drive and along the common East line of herein described Tract and the west line of said Lot 77, Block 6 conveyed to Rosanne M. Munt, et vir, to a point (fence corner post on corner) for the common Southeast corner of herein described Tract, the southwest corner of said Lot 77, Block 6 conveyed to Rosanne M. Munt, et vir and the northeast corner of Lot 87, Block 6 conveyed to Sam Spencer, Jr., et ux, recorded in C.C.F. No. J738509, O.R.H.C.T.;

THENCE N 89°50'00" W, 150.00', along the common South line of herein described Tract and the north line of said Lot 87, Block 6 conveyed to Sam Spencer, Jr., et ux, to a found 5/8" iron rod for the common Southwest corner of herein described Tract, the northwest corner of said Lot 87, Block 6 conveyed to Sam Spencer, Jr., et ux and the southeast corner of Lot 79, Block 6 conveyed to Michael E. Pollard, recorded in C.C.F. No. 20070462253, O.R.H.C.T.;

THENCE N 00°10'00" E, 190.00', along the common West line of herein described Tract and the east line of said Lot 79, Block 6 conveyed to Michael E. Pollard, to a found 5/8" iron rod in the south ROW line of said Lieder Drive for the common Northwest corner of herein described Tract and the northeast corner of said Lot 79, Block 6 conveyed to Michael E. Pollard;

THENCE S 89°50'00" E, 150.00', along the common North line of herein described Tract and the south ROW line of said Lieder Drive to the POINT OF BEGINNING.

(See attached Drawing)



JIMMY RAY JANECEK Professional Land Surveyor, No. 5868 November 13, 2017 Job No. 17-11910