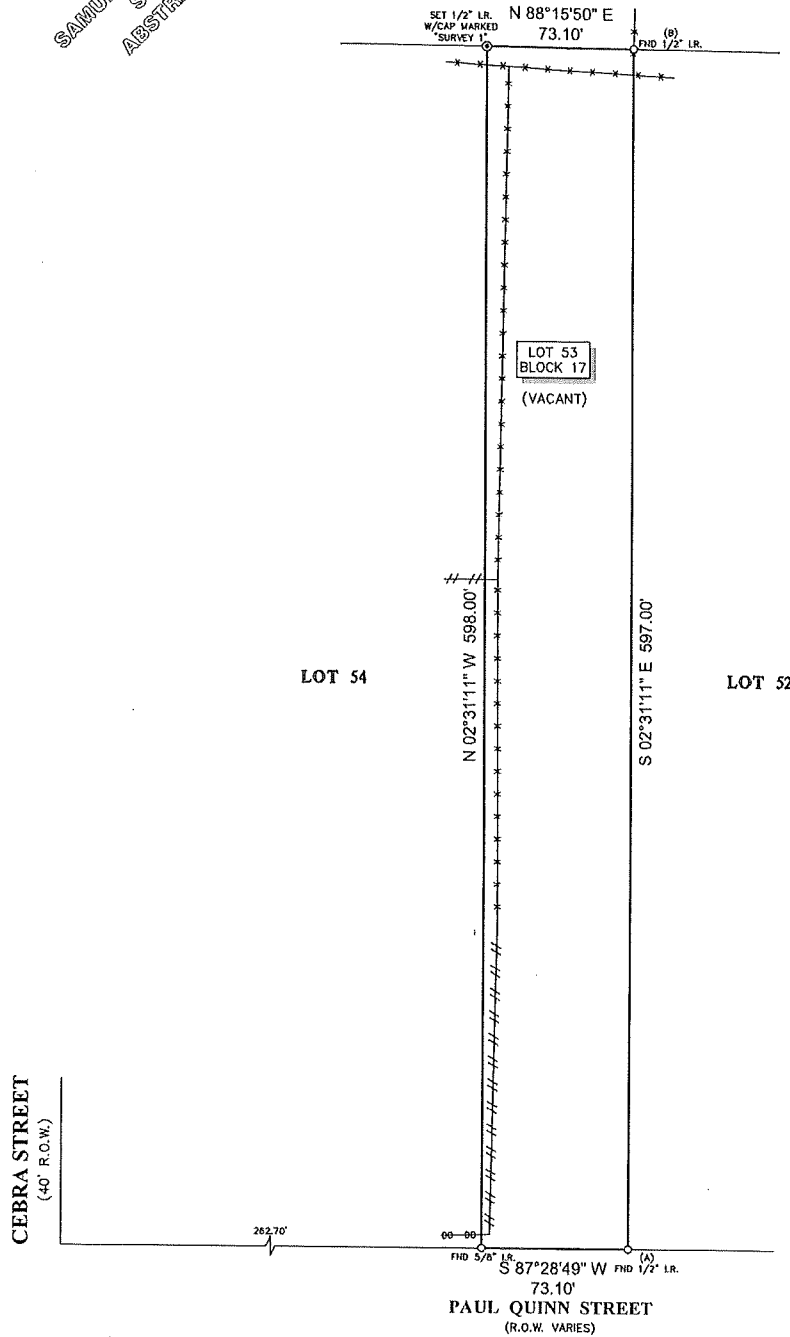


SAMUEL MCGLELLAND
SURVEY
ABSTRACT 644

HIGHLAND HEIGHTS
ANNEX NO. 1
VOL. 459 PG. 351
D.B.H.C.

SCALE 1"=60'



NOTES:

1. BEARINGS AND COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATES SYSTEM, SOUTH CENTRAL ZONE 4204, NAD 83. POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW.
3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED BELOW FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.

LEGAL DESCRIPTION: LOT 53, IN BLOCK 17, OF HIGHLAND HEIGHTS ANNEX NO. 3, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 6 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

CLIENT: BEDWULF LANG AND TRAN THI THU THUY		ADDRESS: 2110 PAUL QUINN STREET	
<p>RICHARD FUSSELL PROFESSIONAL LAND SURVEYOR 4148</p>	<p>SURVEYOR'S CERTIFICATE: IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON DECEMBER 8, 2017 AND THAT THIS PLAT SUBSTANTIALLY COMPLES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING AND THAT THERE ARE NO ENCROACHMENTS OR PROJECTIONS EXCEPT AS SHOWN.</p>		<p>TITLE COMPANY: TRADITION TITLE COMPANY (713) 492-2912</p>
	<p>www.survey1inc.com survey1@survey1inc.com Firm Registration No. 100755-00 P.O. Box 2343 Alvin, TX 77512 (281)593-1352 Fax (281)593-1363</p>		<p>GF. # 17-70002419 ISSUE DATE: DECEMBER 29, 2017</p>

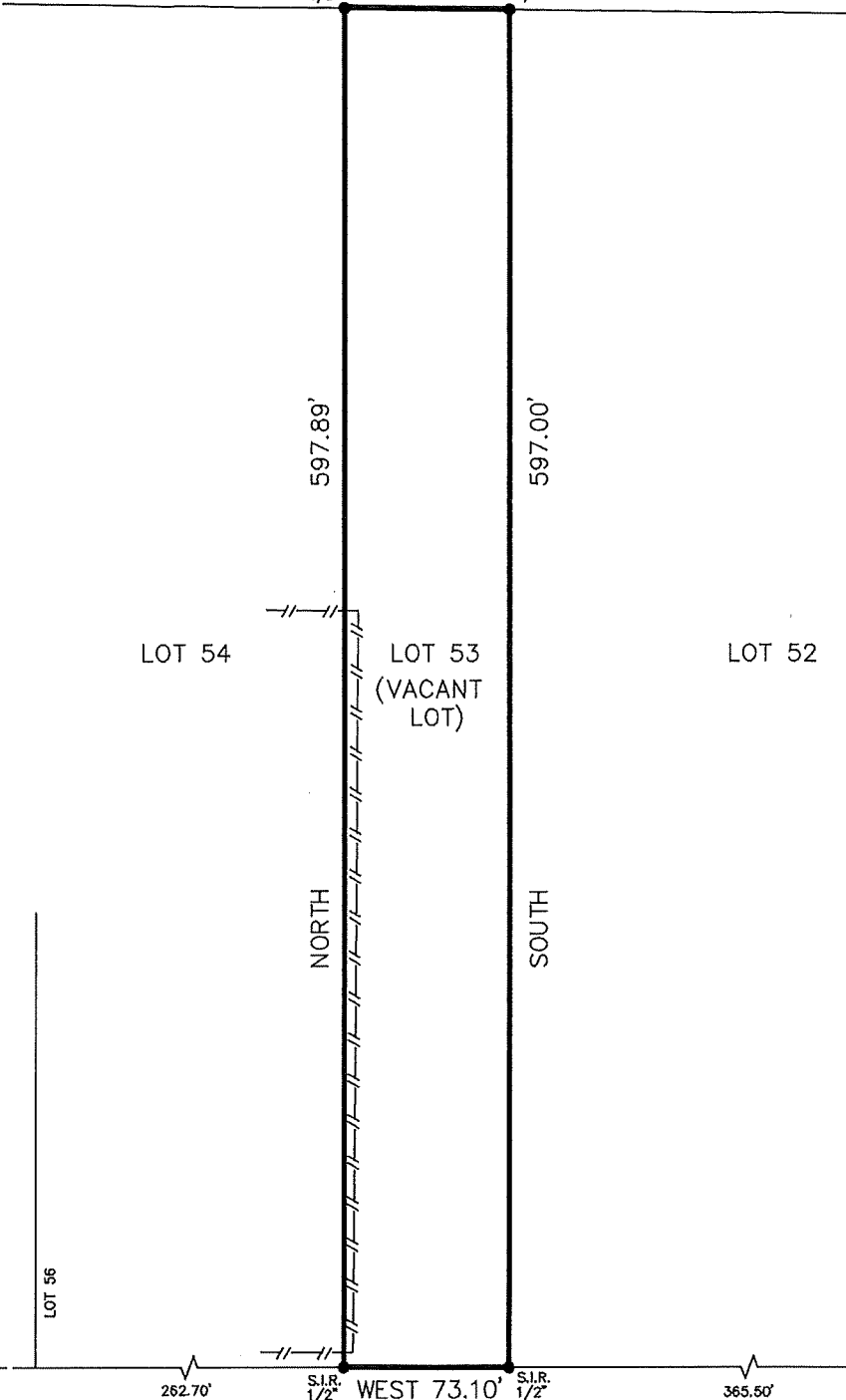
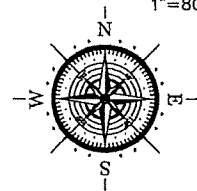
HIGHLAND HEIGHTS ANNEX SECTION 1 (VOL 4, PG. 66 OF THE H.C.M.R.)

S 89°18'17" E 73.11'

S.I.R. 1/2"

S.I.R. 1/2"

SCALE 1"=80'



LOT 54

LOT 53 (VACANT LOT)

LOT 52

(C.F. NO. 20150433637) F.I.R. 5/8" (C.F. NO. 20150201007)

(C.F. NO. 20150201007) "40' ROAD" (PER PLAT) 301.50' F.I.R. 5/8"

LOT 56

NORTH

SOUTH

(C.F. NO. 20080194166) (C.F. NO. 20070309045) F.I.R. 5/8"

S.I.R. 1/2" WEST 73.10' S.I.R. 1/2"

2110 PAUL QUINN STREET (PLATTED AS WOODY AVENUE) (42' WIDE PER PLAT)

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

NOTES: - BEARING BASIS: ASSUMED CARDINAL BEARINGS ALONG PAUL QUINN ROAD - 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

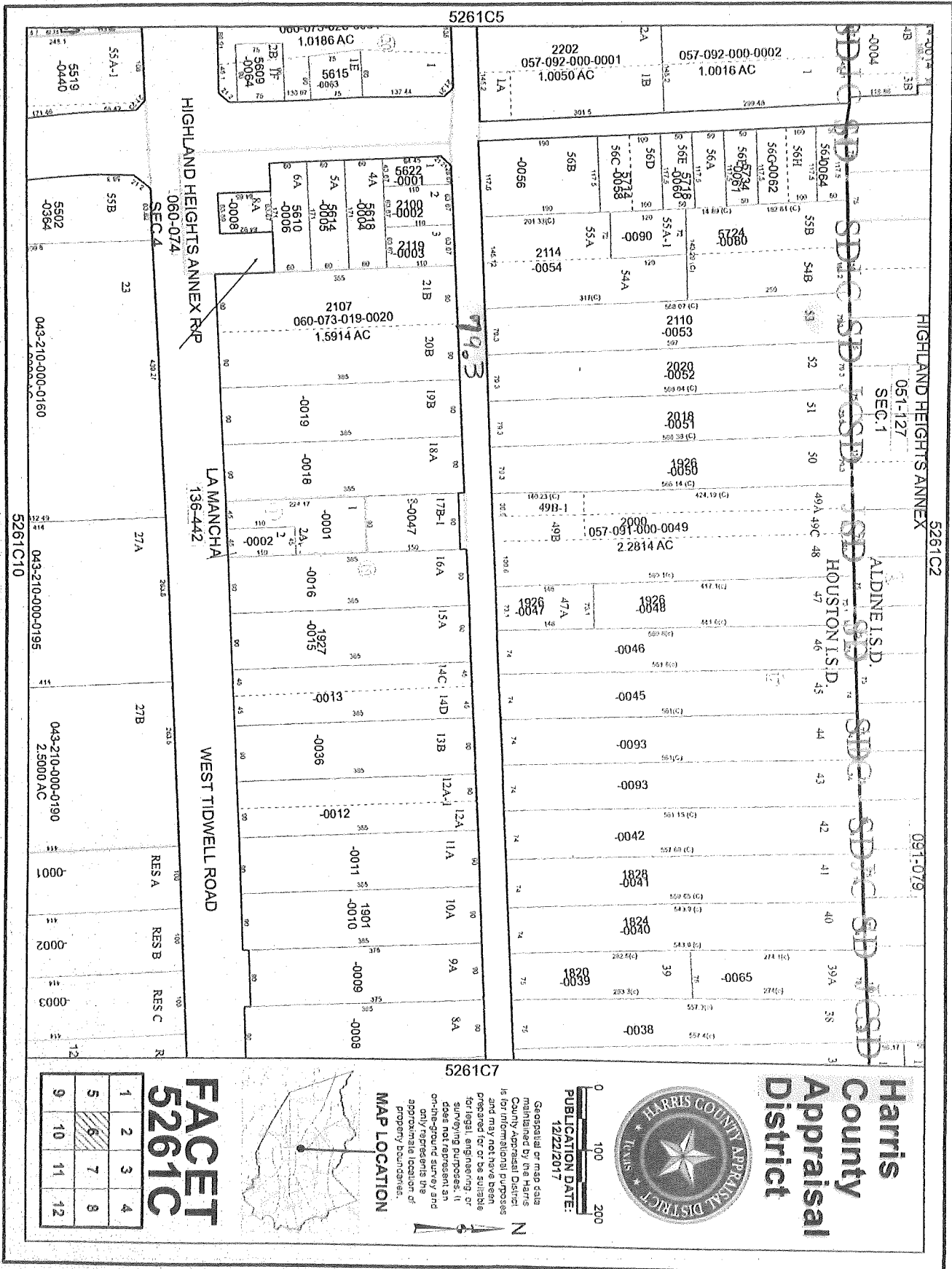
LEGAL DESCRIPTION LOT FIFTY-THREE (53), IN BLOCK SEVENTEEN (17), OF HIGHLAND HEIGHTS ANNEX NO. 3, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 6 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

PELISCHEK IRA INVESTMENTS LLC ADDRESS 2110 PAUL QUINN STREET



JOB # 1703282 DATE 03/21/17

Jennie 281 512 0433



HIGHLAND HEIGHTS ANNEX
051-127
SEC. 1

ALDINE I.S.D.
HOUSTON I.S.D.
SDG
SDC
SDA
SDB
SDD

091-079

5261C7



Harris County Appraisal District

0 100 200
PUBLICATION DATE:
12/22/2017

Geospatial or map data maintained by the Harris County Appraisal District is for informational purposes and may not have been prepared for or be suitable for legal, engineering or surveying purposes. It does not represent an on-site ground survey and only represents the approximate location of property boundaries.

MAP LOCATION



FACET 5261C

1	2	3	4
5	6	7	8
9	10	11	12

HARRIS COUNTY APPRAISAL DISTRICT
 REAL PROPERTY ACCOUNT INFORMATION
 057091000053



Owner and Property Information							
Owner Name & Mailing Address: PELISCHEK IRA INVESTMENTS LLC 2231 AVENUE Q SANTA FE TX 77510-7936				Legal Description: LT 53 BLK 17 HIGHLAND HEIGHTS ANNEX SEC 3			
				Property Address: 2110 PAUL QUINN ST HOUSTON TX 77091			
State Class Code	Land Use Code	Land Area	Total Living Area	Neighborhood	Neighborhood Group	Map Facet	Key Map®
C1 -- Real, Vacant Lots/Tracts (In City)	1000 -- Residential Vacant	45,800 SF	0 SF	8045	1677	5261C	452A

Value Status Information	
Value Status	Shared CAD
All Values Pending	No

Exemptions and Jurisdictions

Exemption Type	Districts	Jurisdictions	Exemption Value	ARB Status	2017 Rate	2018 Rate
None	001	HOUSTON ISD	Pending	Pending	1.206700	
	040	HARRIS COUNTY	Pending	Pending	0.418010	
	041	HARRIS CO FLOOD CNTRL	Pending	Pending	0.028310	
	042	PORT OF HOUSTON AUTHY	Pending	Pending	0.012560	
	043	HARRIS CO HOSP DIST	Pending	Pending	0.171100	
	044	HARRIS CO EDUC DEPT	Pending	Pending	0.005195	
	048	HOU COMMUNITY COLLEGE	Pending	Pending	0.100263	
	061	CITY OF HOUSTON	Pending	Pending	0.584210	

Texas law prohibits us from displaying residential photographs, sketches, floor plans, or information indicating the age of a property owner on our website. You can inspect this information or get a copy at **HCAD's information center at 13013 NW Freeway.**

Valuations

Value as of January 1, 2017				Value as of January 1, 2018			
	Market	Appraised		Market	Appraised		
Land	82,250		Land				
Improvement	0		Improvement				
Total	82,250	82,250	Total	Pending	Pending		

Land

Market Value Land												
Line	Description	Site Code	Unit Type	Units	Size Factor	Site Factor	Appr O/R Factor	Appr O/R Reason	Total Adj	Unit Price	Adj Unit Price	Value
1	1000 -- Res Vacant Table Value	SF5	SF	20,000	1.00	1.00	1.00	--	1.00	Pending	Pending	Pending
2	1000 -- Res Vacant Table Value	SF3	SF	25,800	1.00	0.50	1.00	--	0.50	Pending	Pending	Pending

Building

Vacant (No Building Data)