



**J.R. CORYELL SURVEY
ABSTRACT NO. 660**

CALLED 189.62 ACRES
("TRACT II")
SEQUOIA GOLF MAGNOLIA CREEK, LLC
(G.C.C.F. #2008021144)
& CORRECTED IN
(G.C.C.F. #2008031342)

**MAGNOLIA CREEK,
SECTION FIVE, PHASE TWO
(DOC. NO. 2018044335)**

LEGEND

| | |
|----------|---|
| B.L. | BUILDING LINE |
| FND. | FOUND |
| G.C.M.R. | GALVESTON COUNTY MAP RECORDS |
| I.R. | IRON ROD |
| M.U.E. | MUNICIPAL UTILITY EASEMENT |
| SET | SET 5/8" IRON ROD WITH CAP STAMPED "GEOSURV" |
| U.E. | UTILITY EASEMENT |

LINE TABLE

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | N 13°49'06" E | 19.61' |

CURVE TABLE

| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD BEARING | CHORD LENGTH |
|-------|----------|-------------|------------|---------------|--------------|
| C1 | 1470.00' | 3°23'12" | 86.89' | S 15°30'42" W | 86.87' |

F:\CARLSON\PROJECTS\MAGNOLIA CREEK\15-0228 - SEC 5-2 LOTS\DWG\BLK2, LOT15.DWG

- Notes:
- 1.) This property lies in Zone X (No Shading), defined by FEMA as areas outside the 500-year flood plain, as scaled from FIRM Community-Panel Number 485486 0025 D, map revised September 22, 1999.
 - 2.) This survey has been prepared without the benefit of a current title report or title commitment. This property may be subject to matters of record not reflected hereon which such a title report or title commitment may reveal.
 - 3.) Rear building lines, as shown hereon, are as per City of League City Zoning ordinance, circa 2001 (when the Planned Unit Development - P.U.D. - for Magnolia Creek was established), for Zone RSF. Side building lines, as shown hereon, are as per proposed Covenants and Restrictions for MAGNOLIA CREEK, SECTION FIVE, PHASE 2.

August 1, 2018

Survey of Lot Fifteen (15), Block Two (2) of **MAGNOLIA CREEK, SECTION FIVE, PHASE TWO**, a Subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Document Number 2018044335, of the Map Records in the Office of the County Clerk of Galveston County, Texas.

I hereby attest that on the above date, the herein described Lot, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.



GeoSurv, LLC

 Dale L. Hardy,
 Registered Professional
 Land Surveyor 4847

Survey Prepared for: MHWS Development, LLC