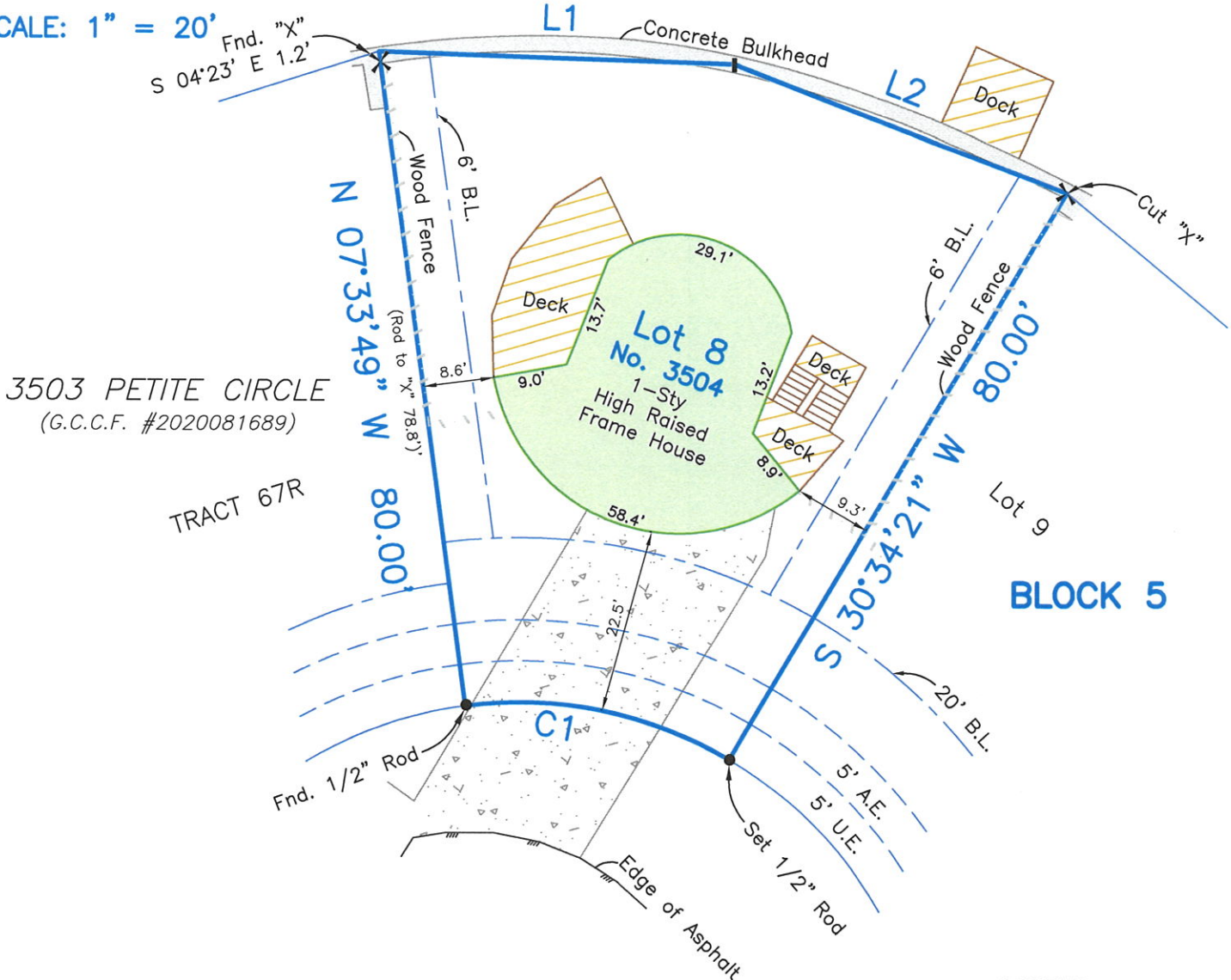


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	33.28'	32.67'	N 78°29'45" W	38°08'10"

LINE	BEARING	DISTANCE
L1	S 88°01'48" E	43.06'
L2	S 68°57'43" E	43.06'



SCALE: 1" = 20'



3503 PETITE CIRCLE
(G.C.C.F. #2020081689)

TRACT 67R

BLOCK 5

PETITE CIRCLE
(60' R.O.W.)

LEGEND

B.L.	Building Setback Line
U.E.	Utility Easement
A.E.	Overhead Aerial Easement
G.C.C.F.	Galveston County Clerk's File

Survey of Lot Eight (8), in Block Five (5), of **PIRATES COVE, SECTION THREE (3)**, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 1616, Page Page 158, in the Office of the County Clerk of Galveston County, Texas.

I hereby certify that on the below date, the herein described property, 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.

Stephen C. Blaskey
Stephen C. Blaskey
Registered Professional
Land Surveyor No. 5856



NOTES:

- 1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
- 2) This property is subject to any restrictions of record as established by the City, Plat, or Subdivision Covenants and Restrictions; may also be subject to easements and setbacks for utility services and power lines as individually recorded or established by OSHA (call your power company).
- 3) Bearings based on Monumentation of the Northeasterly R.O.W. line of Petite Circle, being a found 1/2" rod at the SE corner of Lot 9.
- 4) Surveyed without benefit of a Title Report.

SURVEY DATE:	MARCH 28, 2023
FILE No.:	5867-0005-0008-000
DRAFTING:	AM
JOB No.:	23-0135

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