



FND. 1/2" I.R. WITH VILLA 6751 CAP
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 WALL STREET
 CM 1" METAL PIPE
 LOT 14 22.00' 38.00' LOT 16
 WALL STREET ESTATES (FILM CODE NO. 702035)
 LOT 1, BLOCK 1

SURVEYOR'S NOTE(S):
 THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THE SETBACK SHOWN ON THIS DRAWING ARE THE BEST INTERPRETATION OF THE SURVEYORS BASED ON THE INFORMATION AVAILABLE TO US AT THE TIME OF THE DRAWING.

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY AMERICAN TITLE COMPANY OF HOUSTON GF NO. 3055924-00020 ISSUED ON 01/10/24.

BASIS OF BEARING, TEXAS COORDINATE SYSTEM, NAD 83, SOUTH CENTRAL ZONE.

THERE EXIST A UNLOCATED PIPELINE EASEMENT AS RECORDED IN VOLUME 563, PAGE 563, REAL PROPERTY, HARRIS COUNTY, TEXAS.

THE SURVEYOR IS NOT RESPONSIBLE FOR ANY ABSTRACTING OR FUTURE DEVELOPMENT STIPULATIONS. FUTURE DEVELOPMENT IS THE RESPONSIBILITY OF ENGINEERS/ARCHITECT. EASEMENTS AND SETBACKS ARE ONLY LIMITED TO WHAT IS DECLARED IN THE TITLE COMMITMENT PRESENTED TO OSC AT THE TIME OF THE SURVEY ORDER.

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- BUILDING SETBACK LINE
- CHAINLINK FENCE
- SHEET METAL FENCE
- OVERHEAD ELECTRIC
- SET 1/2" IRON ROD WITH CAP
- FOUND IRON ROD
- FOUND METAL PIPE
- POWER POLE
- CM CONTROL MONUMENT

GRAPHIC SCALE



FLOOD INFORMATION
 FIRM: 48201C PANEL: 0660 M
 REV. DATE: 06/09/2014
 ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS, THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

I, LUTHER J. DALY, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to AMERICAN TITLE COMPANY and MZ BUILDERS LLC AND/OR ASSIGNS that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey.
 Borrower/Owner: MZ BUILDERS LLC AND/OR ASSIGNS
 Address: 904 DOLLY WRIGHT ST., HOUSTON, TEXAS 77088 GF No. 3055924-00020

Legal Description of the Land: Restricted Reserve "A", in Block One (1), of ST. LUKE CHRISTIAN CHURCH, a subdivision in Harris County, Texas according to the map or plat thereof, recorded at Film Code No. 616130 of the Map Records of Harris County, Texas.

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: FILM CODE NO. 616130, MAP RECORDS, HARRIS COUNTY, TEXAS

PROPERTY PHOTOGRAPH:



"BOUNDARY" SURVEY

JOB NO.:	2402042675	NO.	REVISION	DATE
DATE:	01/02/24	01.	UPDATED SURVEY	02/07/24
DRAWN BY:	MM/SDK			
APPROVED BY:	LJD			



FIRM REGISTRATION NO. 10190700
LUTHER J. DALY, R.P.L.S.
 Registered Professional Land Surveyor
 Registration No. 6150

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Overland Consortium Inc. Surveyors

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