

**0.11 ACRE TRACT
LOUIS GLADITCH SURVEY, ABSTRACT 178
HARRIS COUNTY, TEXAS**

BEING A 0.11 ACRE TRACT OF LAND OUT OF THE LOUIS GLADITCH SURVEY, ABSTRACT 178, IN HARRIS COUNTY, TEXAS, AND BEING KNOWN AS LOT 10, BLOCK 5 OF SOUTH END SUNNYSIDE ADDITION, AN UNRECORDED SUBDIVISION OUT OF INSTITUTE PLACE, AN ADDITION ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 234, PAGE 227, OF THE DEED RECORDS OF HARRIS COUNTY, TEXAS. SAID 0.11 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

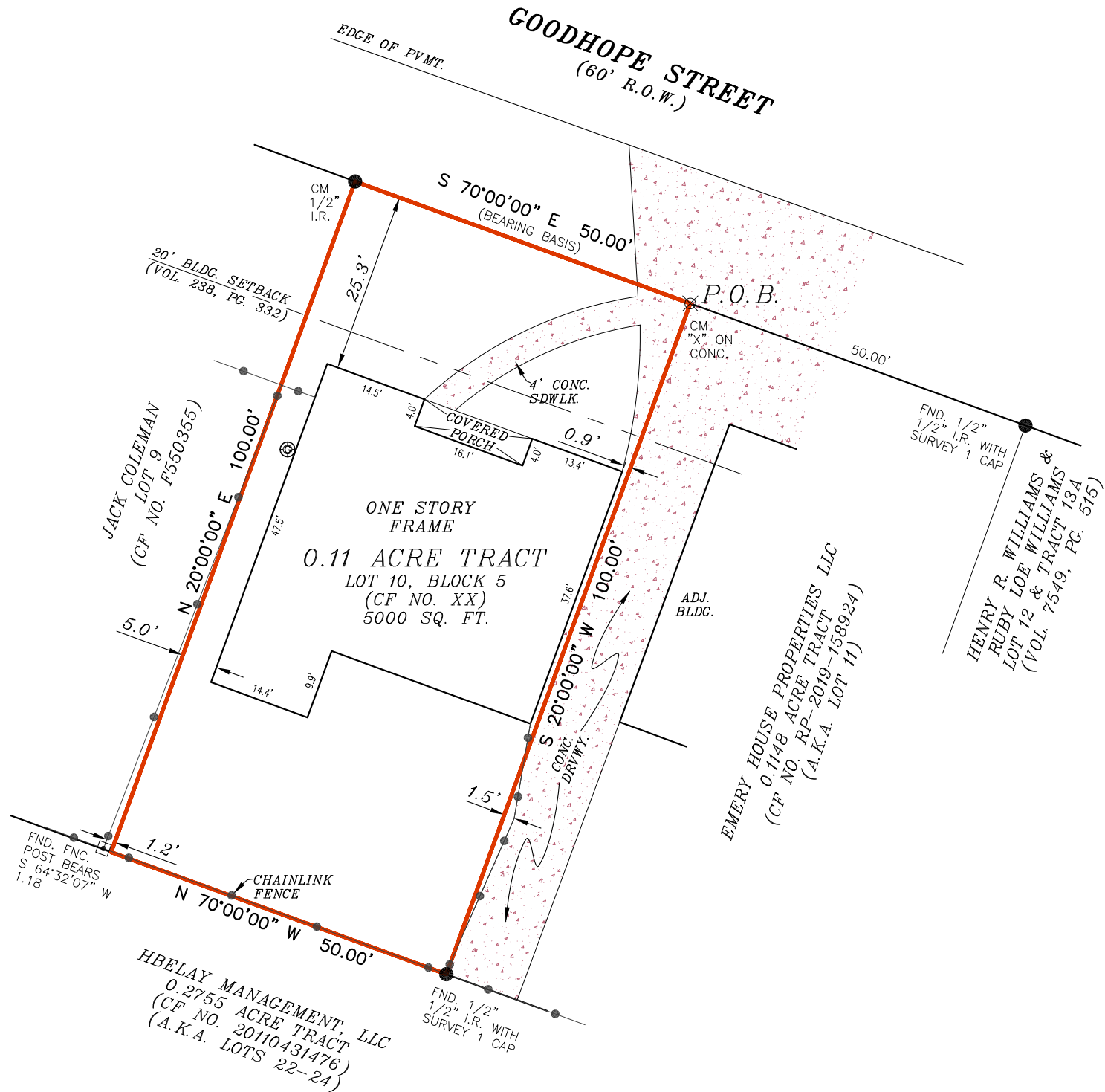
BEGINNING at a "X" found in concrete driveway on the South right-of-way line of Goodhope Drive (60' R.O.W.) for the Northeast corner hereof, same being the Northwest corner of that certain 0.1148 acre tract recorded in Clerk's File No. RP-2019-158924, Official Public Records of Harris County, Texas.

THENCE S 20°00'00"W along the common West line of said 0.1148 acre tract for 100.00 feet to a 1/2 inch iron rod found with cap on the North line of that certain 0.2755 acre tract recorded in Clerk's File No. 20110431476, (O.P.R.H.C.T.);

THENCE N 70°00'00"W along the common North line of said 0.2715 acre tract for 50.00 feet to a point for the Southwest corner hereof, same being the Southeast corner of that certain tract known as Lot 9 of said unrecorded subdivision and being recorded in Clerk's File No. F550355, (O.P.R.H.C.T.), from which a chain link fence corner post bears S 64°32'07"W, 1.18 feet;

THENCE N 20°00'00"E along the East line of said unrecorded Lot 9 for 100.00 feet to a 1/2 inch iron rod found on the South line of said Goodhope Street for the Northwest corner hereof;

THENCE S 70°00'00"E (BEARING BASIS) along the South line of said Goodhope Street for 50.00 feet to the **POINT OF BEGINNING** and containing 0.11 acre (5000 Sq. Ft.) of land.



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

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY FIRST NATIONAL TITLE INSURANCE COMPANY GF NO. 54-02696 ISSUED ON 02/24/2020.

FLOOD INFORMATION
FIRM: 48201C PANEL: 0890 M
REV. DATE: 05/02/2019
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.

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- FOUND IRON ROD
- ⊗ FOUND "X" ON CONCRETE
- ⊙ GAS METER
- CM CONTROL MONUMENT

GRAPHIC SCALE



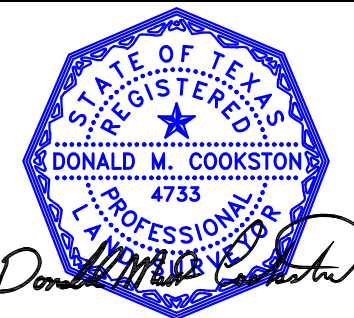
I, DONALD MATT COOKSTON, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to PATRIOT TITLE and PIN MGMT. LLC that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field 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: PIN MGMT. LLC
Address: 3560 GOODHOPE ST., HOUSTON, TX 77021 GF No. 54-02696

Legal Description of the Land:
see above...

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: VOLUME 234, PAGE 227, DEED RECORDS, HARRIS COUNTY, TEXAS VOLUME 238, PAGE 332, DEED RECORDS, HARRIS COUNTY, TEXAS

PROPERTY PHOTOGRAPH:



FIRM REGISTRATION NO. 10190700
DONALD MATT COOKSTON, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 4733
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Overland Consortium Inc.
Surveyors

Tel: 281-940-8869 Fax: 281-207-6476

1528 W. CONTOUR DR., SUITE 204, SAN ANTONIO, TX 78212