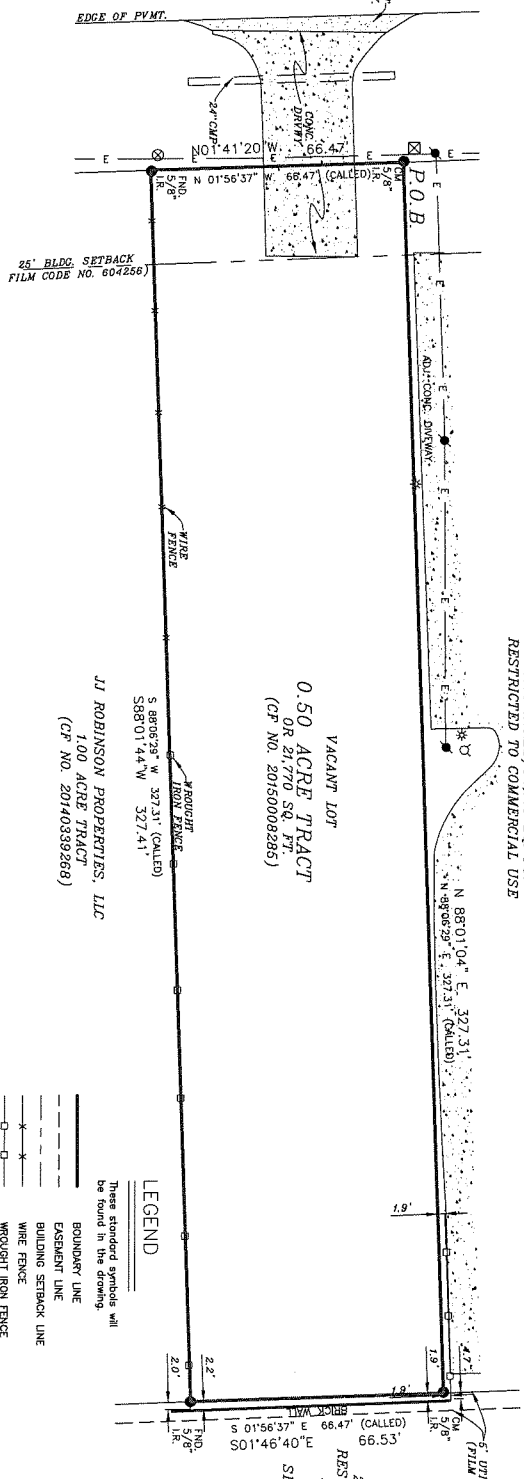


2735517

TODAY FURNITURE SUBDIVISION
 FILM CODE NO. 604256)
STATE HIGHWAY 6
 (100' R.O.W.)



BRIAR FOREST PLAZA
 HIGHWAY 6
 (FILM CODE NO. 591282)
 BLOCK 1
 RESTRICTED RESERVE "A"
 2.1613 ACRES/94,146 SQ. FT.
 RESTRICTED TO COMMERCIAL USE

VACANT LOT
0.50 ACRE TRACT
 CP 21,770 SQ. FT.
 (CP NO. 20150008286)

JJ ROBINSON PROPERTIES, LLC
1.00 ACRE TRACT
 (CP NO. 2014039268)

0.50 ACRE TRACT
 HARRIS COUNTY, TEXAS

LEGEND

- These standard symbols will be found in the drawing:
- BOUNDARY LINE
 - EASEMENT LINE
 - BUILDING SETBACK LINE
 - WIRE FENCE
 - WROUGHT IRON FENCE
 - OVERHEAD ELECTRIC
 - FOUND IRON ROD
 - CABLE PEDSTAL
 - TELEPHONE PEDSTAL
 - POWEN POLE
 - LIGHT POLE
 - FIRE HYDRANT
 - CONTROL MONUMENT

GRAPHIC SCALE



LAND TITLE SURVEY

JOB NO.:	220253569	NO.:	REVISION	DATE
DRAWN BY:	5/7/01			
APPROVED BY:				



I, **DONALD MATT COOKSTON**, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to **DONALD MATT COOKSTON TITLE INSURANCE COMPANY** that the above map is true and correct according to an actual field survey, made by me or under my supervision and that the same are not in violation of any laws, ordinances, rules and regulations of any governmental entity, and that I have been advised of all improvements and encroachments shown on the plat and that the same are shown as shown, and are to operate as shown, and that the same are not to be construed as a warranty of title or as a representation of the value of the land described in the plat, and that the plat is to be used only for the purpose of recording the same in the Public Records of Harris County, Texas.

Recorded in the **20150008286** of the Map/Book and Plat Records of **HARRIS** County, Texas, Book **38**, Page **710** of **JOEL WHEATON SURVEY A-B** of **SEBASTIAN SURVEY A-B** of **STATE HIGHWAY 6, HOUSTON, TX 77077** of No. **2235517-1087**

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: PUBLIC RECORDS, MAP AND/OR PLAT RECORDS, HARRIS COUNTY, TEXAS.

PROPERTY PHOTOGRAPH:

Overland Consortium Inc.
Surveys
 Tel: 281-940-8869 Fax: 281-207-6076
 1903 E. GINSEY ROAD, SUITE 180 BOX 521, SAN ANTONIO, TEXAS 78212

FILM REGISTRATION NO. 10190700
DONALD MATT COOKSTON, R.P.L.S.
 Registered Professional Land Surveyor
 Registration No. 4733
 COPYRIGHT © ALL RIGHTS RESERVED TO OVERLAND CONSULTING, INC.

SURVEYOR'S NOTES:
 1. THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.
 2. THE SETBACKS AND EASEMENTS SHOWN ON THIS DRAWING ARE THE BEST INTERPRETATION AVAILABLE TO US AT THE TIME OF THE DRAWING.
 3. THIS SURVEY IS BASED ON A TITLE COMMITMENT REPLY COMPANY OF NO. 2735517-1037 ISSUED ON 04/14/22.
 4. BASIS OF BEARING, TEXAS SOUTH CENTRAL MGD 83.
 5. THE SURVEY IS NOT RESPONSIBLE FOR ANY ASSIGNING OF FUTURE DEVELOPMENT, REPLICATIONS, PLUMBER DEVELOPMENT IS THE RESPONSIBILITY OF ENGINEERS/ARCHITECTS TO WHAT IS DECLARED IN THE TITLE COMMITMENT REFERRED TO ON THE DATE OF THE SURVEY ORDER.
 6. FLOOD INFORMATION PROVIDED HEREON IS BASED ON FLOOD INFORMATION PROVIDED HEREON IS BASED ON FIRM: 48201C. PANEL: 0810 L. REV. DATE: 06/18/2007
 7. FLOOD INFORMATION PROVIDED HEREON IS BASED ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

BEING A 0.50 ACRE TRACT OF LAND SITUATED IN THE JOEL WHEATON SURVEY, ABSTRACT NO. 888, HARRIS COUNTY, TEXAS, AND BEING THE NORTHERN 1/3 OF RESTRICTED RESERVE "A", BEING THE NORTHERN 1/3 OF RESTRICTED RESERVE "A", BEING THE SAME TRACT DESCRIBED IN CP NO. 20150008286, OFFICIAL PUBLIC RECORDS, HARRIS COUNTY, TEXAS (O.P.R.C.T.), 0.50 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

(BEARING BASIS - STATE PLANE COORDINATES TEXAS CENTRAL ZONE, NAD 83)

BEINGNING AT A 5/8" IRON ROD FOUND ON THE East Line of State Highway 6 (100' R.O.W.) at the Southwest Corner of a 2.1613 acre Restricted Reserve "A", Bear Forest Plaza Highway 6, a subdivision recoded in Film Code 591282, (M.P.L.C.T.), for the Northwest corner of said Restricted Reserve "A", and this tract:

THENCE N88°01'04"E, along the common line of said 2.1613 acre Restricted Reserve "A", and this tract, a distance of 327.41 feet to a 5/8" iron rod found on the West line of Restricted Reserve "A", Lakes of Parkway, Sec. 18, T.10N, R.10E, of the 36th Principal Meridian, Harris County, Texas, and this tract:

THENCE S01°46'40"E, Along the common line of said Restricted Reserve "A", and this tract, a distance of 66.53 feet to a 5/8" iron rod found on the West line of said Restricted Reserve "A", and this tract:

THENCE S88°01'04"W, through the interior of Restricted Reserve "A", with the common line of said 1.00 acre tract and this tract, a distance of 327.41 feet to a 5/8" iron rod found on the East Row line of State Highway 6, same being the West line of said Restricted Reserve "A", at the Northwest corner of this tract.

THENCE N01°41'20"W, along the East Row line of State Highway 6, same being the West line of said Restricted Reserve "A", a distance of 66.47 feet to the POINT OF BEGINNING of this tract and containing 0.50 Acres, more or less.

**0.50 ACRE TRACT
HARRIS COUNTY, TEXAS**

BEING A 0.50 ACRE TRACT OF LAND SITUATED IN THE JOEL WHEATON SURVEY, ABSTRACT 80, HARRIS COUNTY, TEXAS, AND BEING THE NORTHERN 1/3 OF RESTRICTED RESERVE "A", BLOCK 1 OF THE TODAY FURNITURE SUBDIVISION, RECORDED IN FILM CODE 604256, MAP RECORDS, HARRIS COUNTY, TEXAS (M.R.H.C.T.), BEING THE SAME TRACT DESCRIBED IN CF. NO. 20150008285, OFFICIAL PUBLIC RECORDS, HARRIS COUNTY, TEXAS (O.P.R.H.C.T.), 0.50 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND-BOUNDS AS FOLLOWS:

(BEARING BASIS = STATE PLANE COORDINATES TEXAS CENTRAL ZONE, NAD 83)

BEGINNING at a 5/8" iron rod found on the East Row line of State Highway 6 (100' ROW), at the Southwest corner of a 2.1613 acre Restricted Reserve "A", Briar Forest Plaza Highway 6, a subdivision recorded in Film Code 591282, (M.R.H.C.T.), for the Northwest corner of said Restricted Reserve "A" and this tract.

THENCE N88°01'04"E, along the common line of said 2.1613 acre Restricted Reserve "A" and this tract, a distance of 327.31 feet to a 5/8" iron rod found on the West line of Restricted Reserve "E", Lakes of Parkway, Sec. 18, Amending Plat No. 1, a subdivision recorded in Film Code 627186, (M.R.H.C.T.), at the Southeast corner of said 2.1613 acre Restricted Reserve "A", for the Northeast corner of said Restricted Reserve "A" and this tract.

THENCE S01°46'40"E, Along the common line of said Restricted Reserve "E" and this tract, a distance of 66.53 feet to a 5/8" iron rod found on the West line of said Restricted Reserve "E", same being the East line of said Restricted Reserve "A", at the Northeast corner of a 1.00 acre tract described in CF. NO. 20140339268, (O.P.R.H.C.T.), for the Southeast corner of this tract.

THENCE S88°01'44"W, through the interior of Restricted Reserve "A", with the common line of said 1.00 acre tract and this tract, a distance of 327.41 feet to a 5/8" iron rod found on the East Row line of State Highway 6, same being the West line of said Restricted Reserve "A", at the Northwest corner of said 1.00 acre tract, for the Southwest corner of this tract.

THENCE N01°41'20"W, along the East Row line of State Highway 6, same being the West line of said Restricted Reserve "A", a distance of 66.47 feet to the **POINT OF BEGINNING** of this tract and containing 0.50 Acres, more or less.