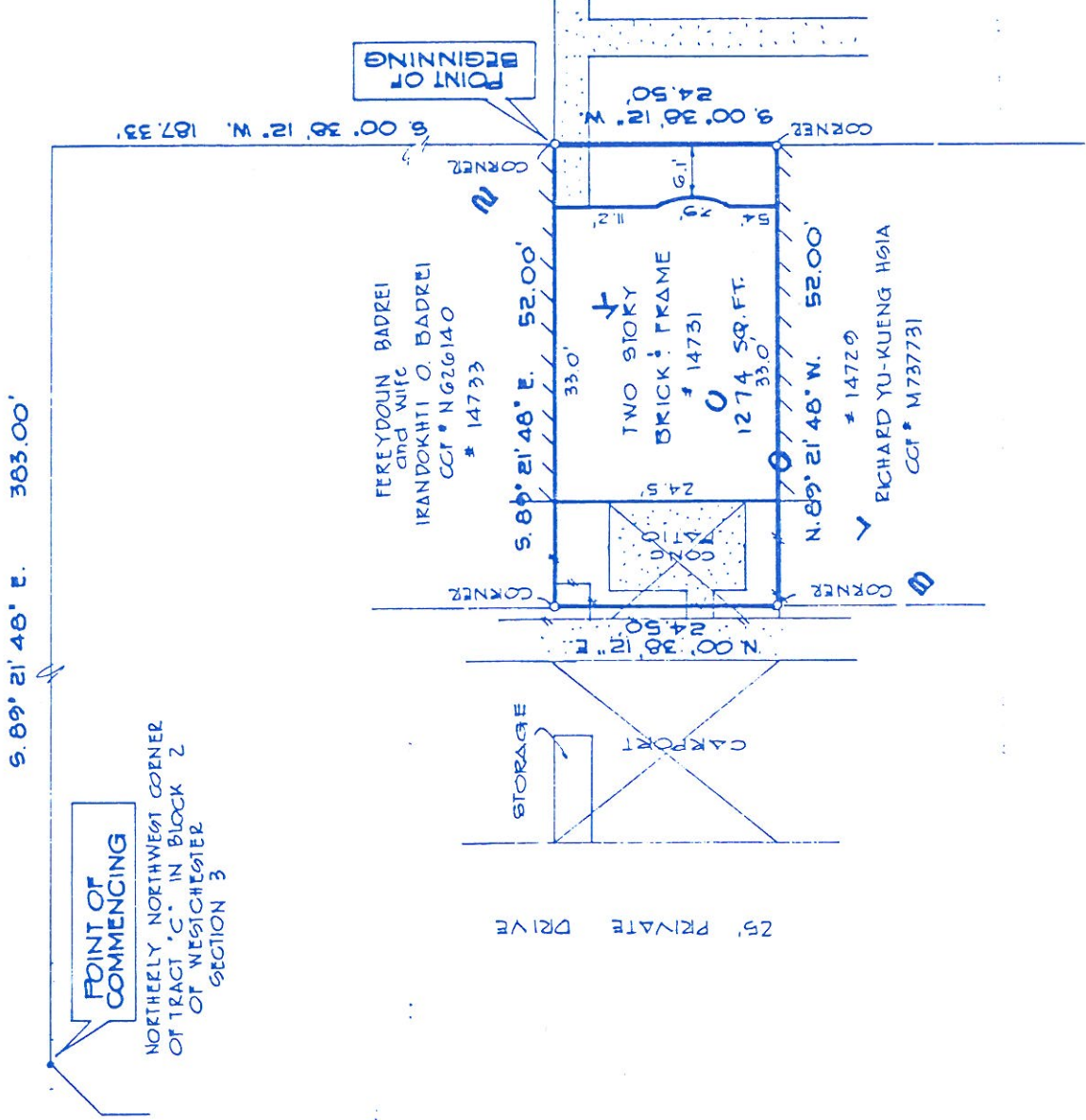


BY GRAPHIC PLOTTING ONLY THIS PROPERTY IS NOT IN THE 100 YEAR FLOOD PLAIN ACCORDING TO N.F.I.P. MAP 48201C 0225G REV. 9-28-96 ZONE X WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

Notes:

- 1.) Blanket esmt for ingress and egress, filed for record in Volume 153, Page 106 of the Map Records of Harris County, Texas.
- 2.) All esmt and rights-of-way for public and private utilities, streets, driveways, walkways, sewers, access and drainage over and across the common areas, filed for record in HCCF #D599912.
- 3.) Blanket esmt for encroachments, filed for record in HCCF #D599912.
- 4.) Party Wall PERTHSHIRE ROAD (60' ROW) Agreement, filed for record in HCCF #D599912.



- 5.) Agreement with HL&P for underground electrical distribution system, filed for record in HCCF #E767216.
- 6.) Agreement for cable TV, filed for record in HCCF #M714918 and P674781.

*See attached metes and bounds

I, John W. Bernard, a Registered Professional Land Surveyor in the State of Texas, do hereby Certify that this survey was this day made on the ground, under my supervision, of the property described hereon (and/or by metes and bounds on attached sheet), is correct and there are no encroachments apparent on the ground, and that all improvements be wholly within the property lines, except as shown or noted hereon. This survey is certified for this transaction only. This survey was performed in connection with the transaction described in

GF 952-89156 of First American Title Company

Lot 14731* Block Bldg #7 of Memorial Ashford Townhouse Apartments, Phase I

According to the map or plat hereof recorded in Volume 153, Page 106 of the Map records of Harris County, Texas.

Witness my hand this 30th day of May, 1996

Purchaser: Minerva Espinoza

Address: 14731 Perthshire Road, Houston, Texas 77079

Lender: Home Loan Corporation

11231 RICHMOND AVE. D-105 HOUSTON, TEXAS 77082

PHONE 713-496-9977 Huges - Southwest Surveying Co.

FAX 713-496-9989

1-800-336-2840



Handwritten signature of John W. Bernard.

JOHN W. BERNARD REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4663 DRAWN BY: J.B.

JOB NO. 906-96

BEING LOT NO. 14731, IN BUILDING NO. 7 OF MEMORIAL ASHFORD TOWNHOUSE APARTMENTS, PHASE I, CONTAINING 1.274 SQUARE FEET OUT OF AND A PART OF TRACT LETTERED "C" IN BLOCK TWO (2) OF WESTCHESTER, SECTION THREE (3), AN ADDITION IN HARRIS COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 153, PAGE 106 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS, AND WHICH SAID LOT, TRACT OR PARCEL OF LAND IS MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A POINT MARKING THE MOST NORTHERLY NORTHWEST CORNER OF TRACT "C" IN BLOCK 2 OF WESTCHESTER, SECTION THREE (3), A PLAT RECORDED IN VOLUME 153, PAGE 106 OF THE HARRIS COUNTY MAP RECORDS, SAID CORNER BEING ALSO IN THE SOUTH RIGHT-OF-WAY LINE OF PERTHSHIRE ROAD BASED ON A WIDTH OF 60.00 FEET.

THENCE SOUTH 89 DEGREES 21 MINUTES 48 SECONDS EAST, A DISTANCE OF 383.00 FEET ALONG THE NORTH LINE OF THE SAID TRACT "C" AND THE SOUTH RIGHT-OF-WAY LINE OF THE SAID PERTHSHIRE ROAD TO A POINT FOR CORNER;

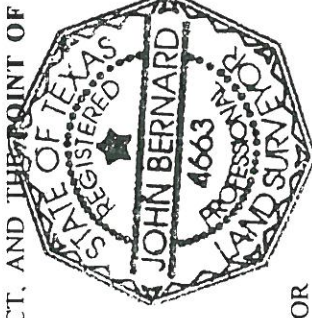
THENCE SOUTH 00 DEGREES 38 MINUTES 12 SECONDS WEST, A DISTANCE OF 187.33 FEET TO THE NORTHEAST CORNER OF THE HEREIN DESCRIBED AND THE **POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 00 DEGREES 38 MINUTES 12 SECONDS WEST, A DISTANCE OF 24.50 FEET TO THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE NORTH 89 DEGREES 21 MINUTES 48 SECONDS WEST, A DISTANCE OF 52.00 FEET TO THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE NORTH 00 DEGREES 38 MINUTES 12 SECONDS EAST, A DISTANCE OF 24.50 FEET TO THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 89 DEGREES 21 MINUTES 48 SECONDS EAST, A DISTANCE OF 52.00 FEET TO THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT, AND **THE POINT OF BEGINNING** AND CONTAINING 1.274 SQUARE FEET OF LAND.



JOHN W. BERNARD
REGISTERED PROFESSIONAL LAND SURVEYOR
LICENSE NO. 4663

John W. Bernard