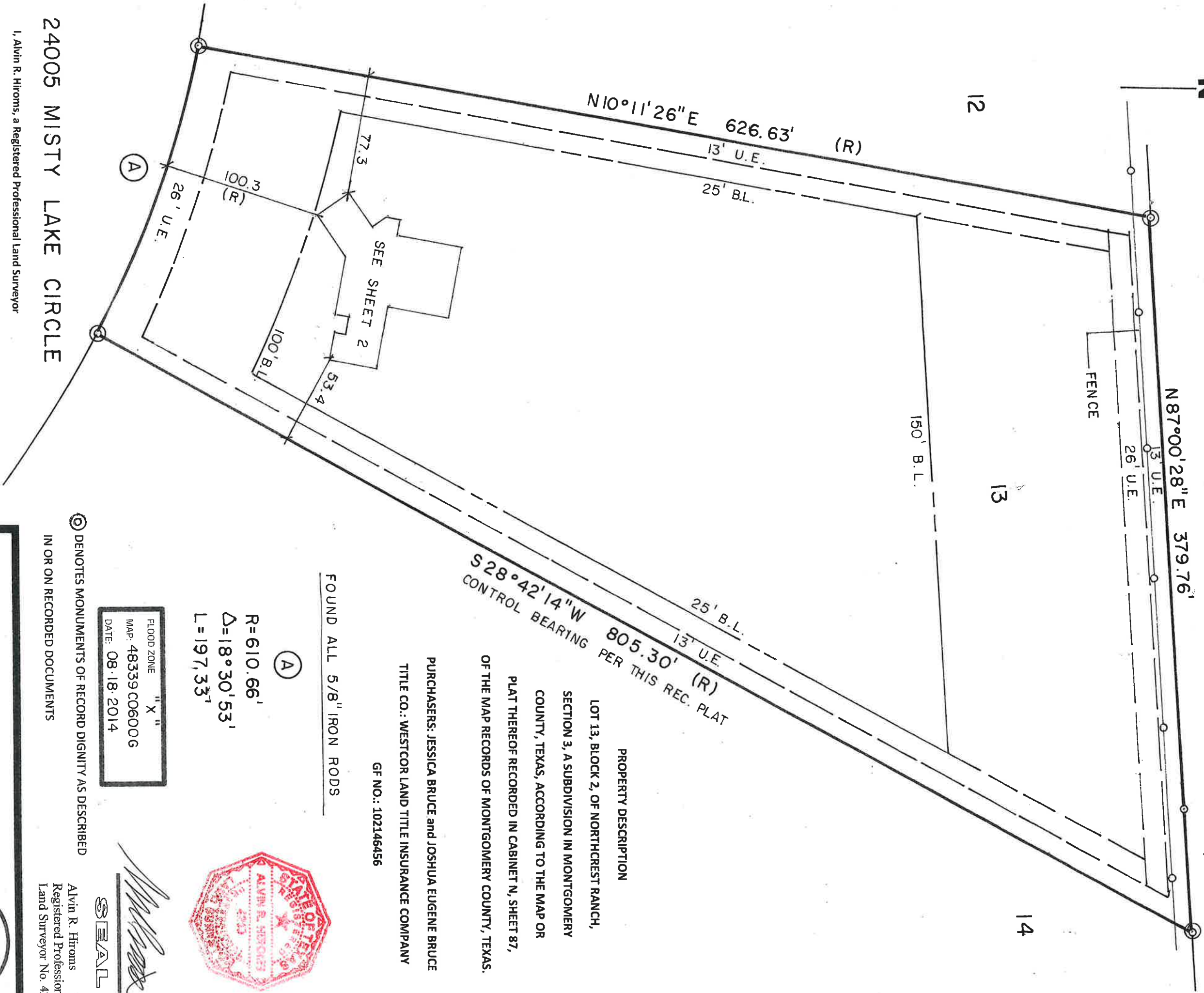


STATE HIGHWAY 242

N86°57'32"E 82.04'

N87°00'28"E 379.76'



S 28°42'14"W 805.30' (R)
CONTROL BEARING PER THIS REC. PLAT

PROPERTY DESCRIPTION

LOT 13, BLOCK 2, OF NORTHCREST RANCH,
SECTION 3, A SUBDIVISION IN MONTGOMERY
COUNTY, TEXAS, ACCORDING TO THE MAP OR
PLAT THEREOF RECORDED IN CABINET N, SHEET 87,
OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.

PURCHASERS: JESSICA BRUCE and JOSHUA EUGENE BRUCE
TITLE CO.: WESTCOR LAND TITLE INSURANCE COMPANY
GF NO.: 102146456

FOUND ALL 5/8" IRON RODS

(A)
R = 610.66'
Δ = 18°30'53"
L = 197.33'



FLOOD ZONE "X"
MAP: 48339 C0600G
DATE: 08-18-2014

SEAL
Alvin R. Hiron

Ⓢ DENOTES MONUMENTS OF RECORD DIGNITY AS DESCRIBED
IN OR ON RECORDED DOCUMENTS
Alvin R. Hiron
Registered Professional
Land Surveyor No. 420

24005 MISTY LAKE CIRCLE

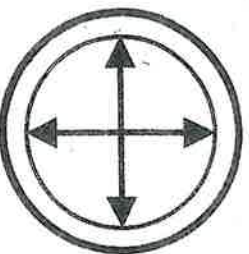
I, Alvin R. Hiron, a Registered Professional Land Surveyor

In the State of Texas, do hereby certify that this property has
been surveyed on the ground by me or under my supervision, is correct,

that the monuments have been set, left as found, or referenced, that
the property has access to a public roadway, and that there or no
intrusions into or protrusions from (encroachments) unless shown, and
that this survey conforms to Texas Society of Professional Land Surveyors'
Requirements for a CATEGORY 1A CONDITION 2 Survey.

HIRONS SURVEYING CO.

p.o. box 5394 Kingwood, Texas 77339
(281)-360-5080



DATE: 05-02-2022 DWN BY: ARH

REVISED: FIRM NO. 10061500

SCALE: 1" = 60' JOB NO. 05012022

LOT 13

BLOCK 2

SHEET 2 OF 2

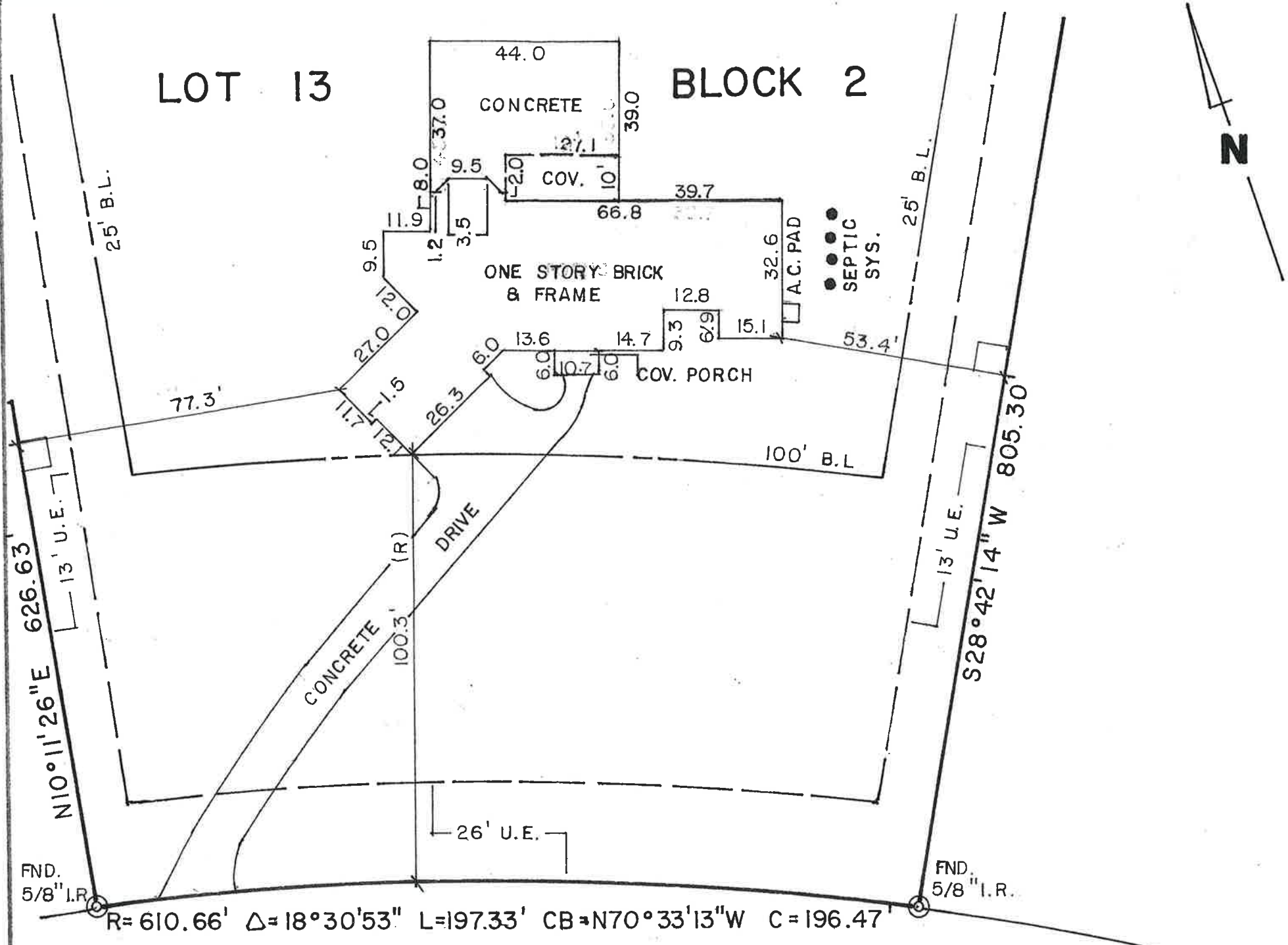
PROPERTY DESCRIPTION

LOT 13, BLOCK 2, OF NORTHCREST RANCH, SECTION 3, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET N, SHEET 87, OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.

PURCHASERS: JESSICA BRUCE and JOSHUA EUGENE BRUCE

TITLE CO.: WESTCOR LAND TITLE INSURANCE COMPANY

GF NO.: 102146456



SEAL

Alvin R. Hiroms
Registered Professional
Land Surveyor No. 4209

24005 MISTY LAKE CIRCLE

⊙ Denotes found and used for control.

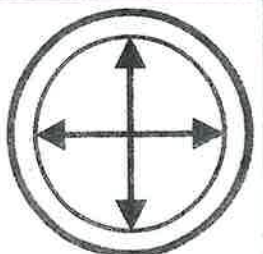
This map or plat (survey) copyright 05-02-22 by Hiroms Surveying Co. This survey is provided solely for the use of current parties (the purchaser herein described and all parties necessary to this transaction).

I, Alvin R. Hiroms, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that the above property has been surveyed by me or under my supervision, is correct, that the property monuments have been set, left as found, or referenced, that the property has access to a public roadway, and that there are no intrusions upon or protrusions from this property unless shown; and that this survey conforms to the Texas Society of Professional Land Surveyors' Requirements for a CATEGORY IA CONDITION 2 Survey.

SEE SHEET 1 OF 2
FLOOD ZONE
FEMA MAP
DATE

HIROMS SURVEYING CO.

p.o. box 5394 kingwood, texas 77339
(281)-360-5080



DATE: 12-13-2021	DWN BY: ARH
REVISED: 05-02-22	FIRM NO. 10061500
SCALE: 1" = 30'	JOB NO. 05012022 12022021