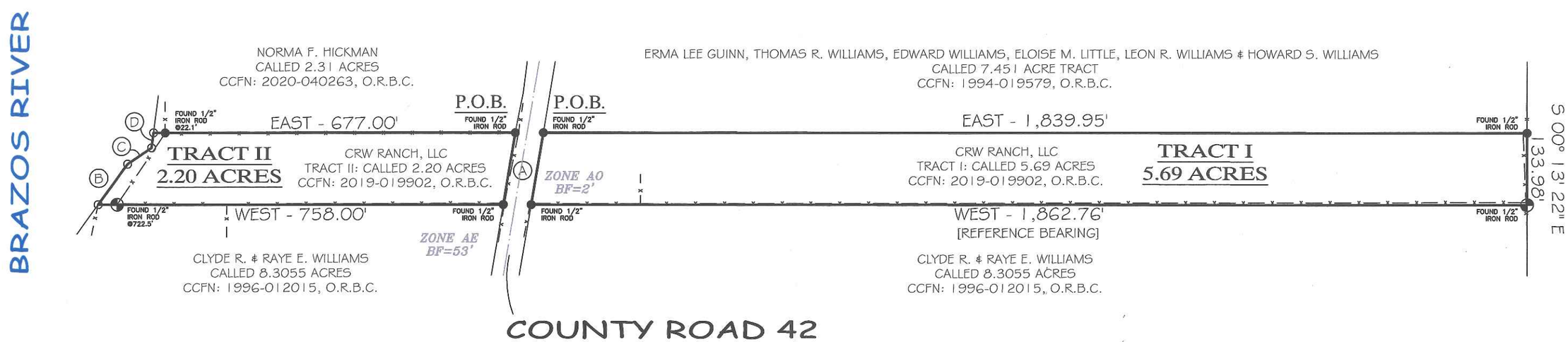
PIN POINT Surveying & Mapping, LLC
FIRM REGISTRATION NO. 10156700
PO BOX 3344 LAKE JACKSON, TEXAS. 77566 (979) 299-3373

LINE DATA	
A	T.I: N 09° 26' 50" E - 135.82'
	T.II: S 09° 26' 50" W - 135.82'
B	N 36° 05' 19" E - 93.46'
C	N 55° 48' 43" E - 53.94'
D	N 07° 20' 34" E - 28.38'



TRACT I: 5.69 ACRES // TRACT II: 2.20 ACRES

E.R. BRADLEY LEAGUE, A-44

STATE OF TEXAS
REGISTERED
GEORGE K. LANE
6086
PROFESSIONAL
LAND SURVEYOR

W E S

0 200' 400'
0 1" 2"

PREPARED EXCLUSIVELY FOR: STEWART TITLE
This is to certify that I have made an on the ground survey of the property located at:
6535 COUNTY ROAD 42 NEAR ROSHARON, TEXAS.
Tract I: 5.69 Acres // Tract II: 2.20 Acres, all situated in the E.R. Bradley League, Abstract 44, in Brazoria County, Texas and being more fully described by metes and bounds attached hereto.

Borrower'(s): NORMA F. HICKMAN

Drawn by: BWB
Job No.: 2022-0137
Request: STEWART TITLE
Book No: PP0182
Scale: 1" = 200'
Date: 02/15/2022

LEGEND

ASPHALT
COVERED
CONCRETE
— x — FENCE
FLOOD ZONE
CONTROLLING MONUMENT
CORNER
U.E. UTILITY EASEMENT
A.E. AERIAL EASEMENT
B.L. BUILDING LINE
R.O.W. RIGHT-OF-WAY
I.R. IRON ROD
I.P. IRON PIPE
FND. FOUND

COMMUNITY NO: 485458 PANEL NO: 0230 SUFFIX: K ZONE: * DEPTH: ** MAP REVISED: 12/30/20
I have consulted the HUD-FIA Flood Hazard Boundary Map in the above described property and it IS in a designated flood hazard area. The plat hereon is a true, correct and accurate representation of the property as determined by survey. The lines and dimensions of said property being as indicated by the plat; the size, location and type of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back and distances from property lines are as indicated. There are no encroachments, conflicts, or protrusions, except as shown. *ZONES AO & AE / **AO-2' & AE-53'

ABSTRACT AND TITLE INFORMATION WAS PROVIDED BY: STEWART TITLE
THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. BEARINGS ARE BASED ON THE RECORDED MAP OR PLAT. G.F. NO. 1566986 DATED: 01/20/2022

NOTES:
1. BEARINGS ARE BASED ON THE SOUTH LINE OF CALLED 5.69 ACRE TRACT & 2.20 ACRE TRACT, BEING - WEST.

ALL BUILDING LINES, EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED BY BUILDER BEFORE COMMENCING CONSTRUCTION.

George K. Lane, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6086