

NOTES

1. This survey was done in conjunction with title commitment G.F. No. 202606442-CP, dated June 16, 2026, provided by Old Republic National Title Insurance Company. This Surveyor did not research the deed records for previous conflicts in title or easement, therefore, certain easements may have been granted which are not reflected hereon.
2. According to horizontal scaling from the current F.E.M.A. flood insurance rate Map no. 48407C0250C, dated November 04, 2010, this tract DOES NOT lie within Zone "A" or Zone "AE".

NOTES CORRESPONDING TO SCHEDULE B OF COMMITMENT

- a. Easement dated December 5, 1967, executed by Vinicia Branch to Camilla Water Supply Corp., recorded in Volume 108, Page 288, Deed Records, San Jacinto County, Texas. (unable to plot due to lack of information in recording document)
- b. Easement dated July 16, 1984, executed by U. L. Branch to Sam Houston Electric Cooperative, Inc., recorded in Volume 251, Page 294, Deed Records, San Jacinto County, Texas. (unable to plot due to lack of information in recording document)

GALE W. ALTMAN & WILLIAM LEWIS WOODRUFF TRUST
CALLED 61.5 AC. (CAD)
S.J.C.C.F. No. 2004-7728

JERRY K. MILES
CALLED 8.020 AC.
S.J.C.C.F. No. 20196296

RONALD & SUZANNE FEW
CALLED 2 AC.
S.J.C.C.F. No. 20163096
(OUT OF 8.020 AC.
VOL. 117, PG. 532, D.R.S.J.C.T.)

RONALD J. & SUZANNE M. FEW
CALLED 23.8 AC. (CAD)
S.J.C.C.F. No. 2013000789

GARRET G. & ZANDRA M. CHONG
CALLED 57.101 AC.
S.J.C.C.F. No. 2003-6685

6.008 ACRES
JUSTIN BRANCH ET AL
S.J.C.C.F. No. 2011-4016
RESIDUE OF CALLED 8.020 AC.
VOL. 117, PG. 532, D.R.S.J.C.T.

FAIRY DUST PROPERTIES LLC
S.J.C.C.F. No. 20257329

5.243 ACRES ON
WEST SIDE OF ROAD

20' WIDE GRAVEL ROAD
0.155 ACRES WITHIN
ROAD LIMITS

0.610 ACRES ON
EAST SIDE OF ROAD

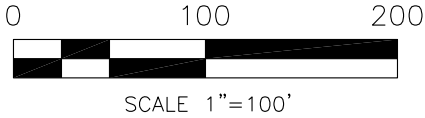
LEGEND

UE UTILITY EASEMENT

BL BUILDING SETBACK LINE

— OHE — OVERHEAD ELECTRIC WIRE

— X — WIRE FENCE



SURVEY MADE FOR:
GARY WAYNE CHILDRESS

JOB NUMBER: 26419_R1

DATE: 7/09/2026

FIELD CREW: KB, JB, BP

OFFICE: BR, AW, AT

SURVEY OF: A 6.008 ACRE TRACT OF LAND, SITUATED IN THE J. D. MARTINEZ SURVEY, A-31,
SAN JACINTO COUNTY, TEXAS, AND BEING THE RESIDUE OF A CALLED 8.020 ACRE TRACT
RECORDED IN VOLUME 117, PAGE 532 OF THE DEED RECORDS OF SAN JACINTO COUNTY, TEXAS.



I, Andrew P. Titcomb, certify that this survey was performed under my supervision on July 02, 2026; that there were no encroachments except as shown; that this survey conforms to T.S.P.S. Standards for a Category 1a, Condition III Survey. This certifies only to easements and building lines as referenced in Title Commitment as noted in Note #1 hereon.

Andrew P. Titcomb
ANDREW P. TITCOMB, R.P.L.S. #6951

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COLDSRING, TEXAS 77331

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