

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	65.87'	61.211'	---	72°29'04.25"
C2	50.00'	65.87'	61.21'	S 51°07'41" W	75°29'10"

LINE	BEARING	DISTANCE
L1	N 00°43'25" W	65.73'
L2	N 03°05'34" W	65.73'

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- WOOD FENCE
- OVERHEAD ELECTRIC
- SET 1/2" IRON ROD WITH CAP
- FOUND IRON ROD
- PROPERTY CORNER
- POWER POLE
- GUY ANCHOR
- SEPTIC TANK
- WATER METER
- WATER VALVE
- CONTROL MONUMENT

SURVEYOR'S NOTE(S):
THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THE SETBACKS AND EASEMENTS SHOWN ON THIS DRAWING ARE THE BEST INTERPRETATION OF THE SURVEYORS BASED ON THE INFORMATION AVAILABLE TO US AT THE TIME OF THE DRAWING.

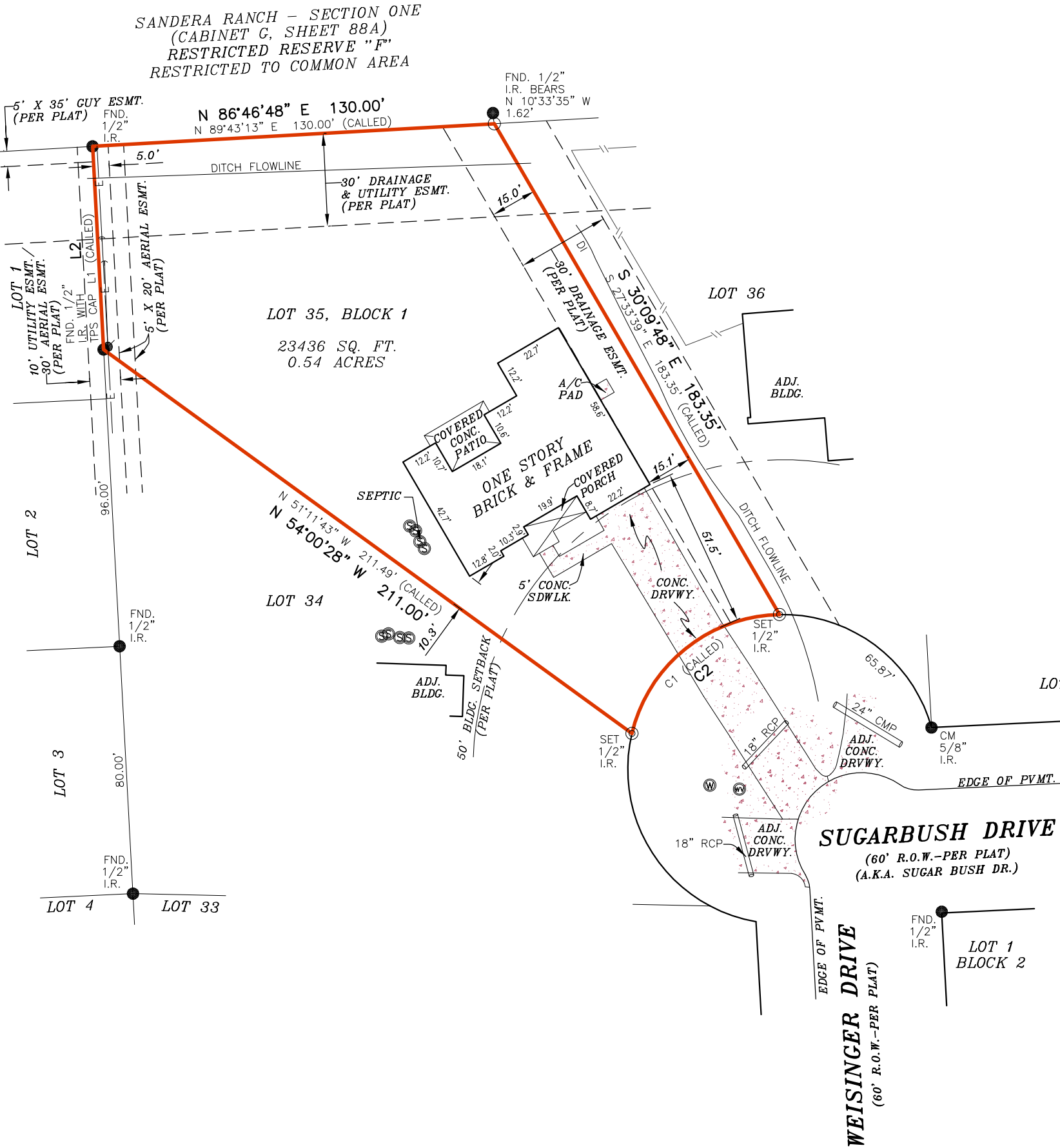
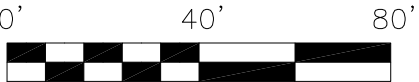
THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY GF NO. 2300397 ISSUED ON 03/07/23.

BASIS OF BEARING, TEXAS COORDINATE SYSTEM, NAD 83, CENTRAL ZONE.

FLOOD INFORMATION
FIRM: 48339C PANEL: 0505 G
REV. DATE: 08/18/2014
ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS, THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

GRAPHIC SCALE



I, LUTHER J. DALY, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY and SIMMONS BANK, AN ARKANSAS CHARTERED BANK that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey.

Borrower/Owner: BT GRACE HOMES INC.
Address: 6422 SUGAR BUSH DR., MAGNOLIA, TX 77354 GF No. 2300397

Legal Description of the Land:
Lot Thirty-Five (35), in Block One (1), of WESTWOOD FOUR, a subdivision in Montgomery County, Texas, according to the map or plat thereof recorded in Cabinet C, Sheet 25A, of the Plat Records of Montgomery County, Texas.

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: CABINET C, SHEET 25A, PLAT RECORDS, MONTGOMERY COUNTY, TEXAS VOLUME 1130, PAGE 51, REAL PROPERTY RECORDS, MONTGOMERY COUNTY, TEXAS INSTRUMENT NO(S): 99107414, 2002-043525, 2002-078976, 2004-095185, 2006-012725, 2006-064265, 2010-061135, 2012-022859, 2012-022860, 2012-022861, 2012-022862, 2012-022863, 2012-022864, 2012-041386, 2012-071528, 2013-017132, 2013-033453, 2013-033454, 2013-109462, 2013-117243, 2013-135544, 2014-08041, 2014-090299, 2014-111966, 2015-010106, 2015-080281, 2015-083946, 2015-094768, 2015-100959, 2017-051560, 2018-069426, 2018-069427, 2018-077758, 2020084500, 2020095846, 2020097840, REAL PROPERTY RECORDS, MONTGOMERY COUNTY, TEXAS

PROPERTY PHOTOGRAPH:



Overland Consortium Inc.
Surveyors

Tel: 281-940-8869 Fax: 281-207-6476

999 E. BASSE ROAD, SUITE 180 BOX 521, SAN ANTONIO, TEXAS 78209

"LAND TITLE" SURVEY

JOB NO.:	2406044386	NO.	REVISION	DATE
DATE:	06/15/23	1.	ADDED SLAB ELEV.	06/21/23
DRAWN BY:	UR/IM	2.	ADDED IMPROVEMENTS	06/21/24
APPROVED BY:	LJD	(REFER JOB NO. 2306039909)		



FIRM REGISTRATION NO. 10190700

LUTHER J. DALY, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 6150

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