

LEGEND

○ 1/2" ROD FOUND	□ FENCE POST FOR CORNER
⊗ 1/2" ROD SET	CM CONTROLLING MONUMENT
○ 3/4" ROD FOUND	AC AIR CONDITIONER
⊗ "X" FOUND/SET	PE POOL EQUIPMENT
⊕ POINT FOR CORNER	● POWER POLE
⊗ 5/8" ROD FOUND	△ OVERHEAD ELECTRIC
T TRANSFORMER PAD	— — IRON FENCE
■ COLUMN	—X— HOG WIRE
▲ UNDERGROUND ELECTRIC	— — EDGE OF ASPHALT
—OHP— OVERHEAD ELECTRIC POWER	— — EDGE OF GRAVEL
—OES— OVERHEAD ELECTRIC SERVICE	— — STONE
○ CHAIN LINK	— — CONCRETE
— — WOOD FENCE 0.5' WIDE TYPICAL	— — COVERED AREA
— — DOUBLE SIDED WOOD FENCE	— — BRICK

EXCEPTIONS:

NOTE: PROPERTY SUBJECT TO TERMS, CONDITIONS, AND EASEMENTS CONTAINED IN INSTRUMENTS RECORDED IN VOL. 422, PG. 276, VOL. 425, PG. 462, VOL. 1438, PG. 563, VOL. 479, PG. 302

NOTE: BEARINGS SHOWN ARE BASED ON NAD 83 TEXAS NORTH CENTRAL ZONE

NOTES:

BEARINGS, EASEMENTS AND BUILDING LINES ARE BY RECORDED PLAT UNLESS OTHERWISE NOTED.

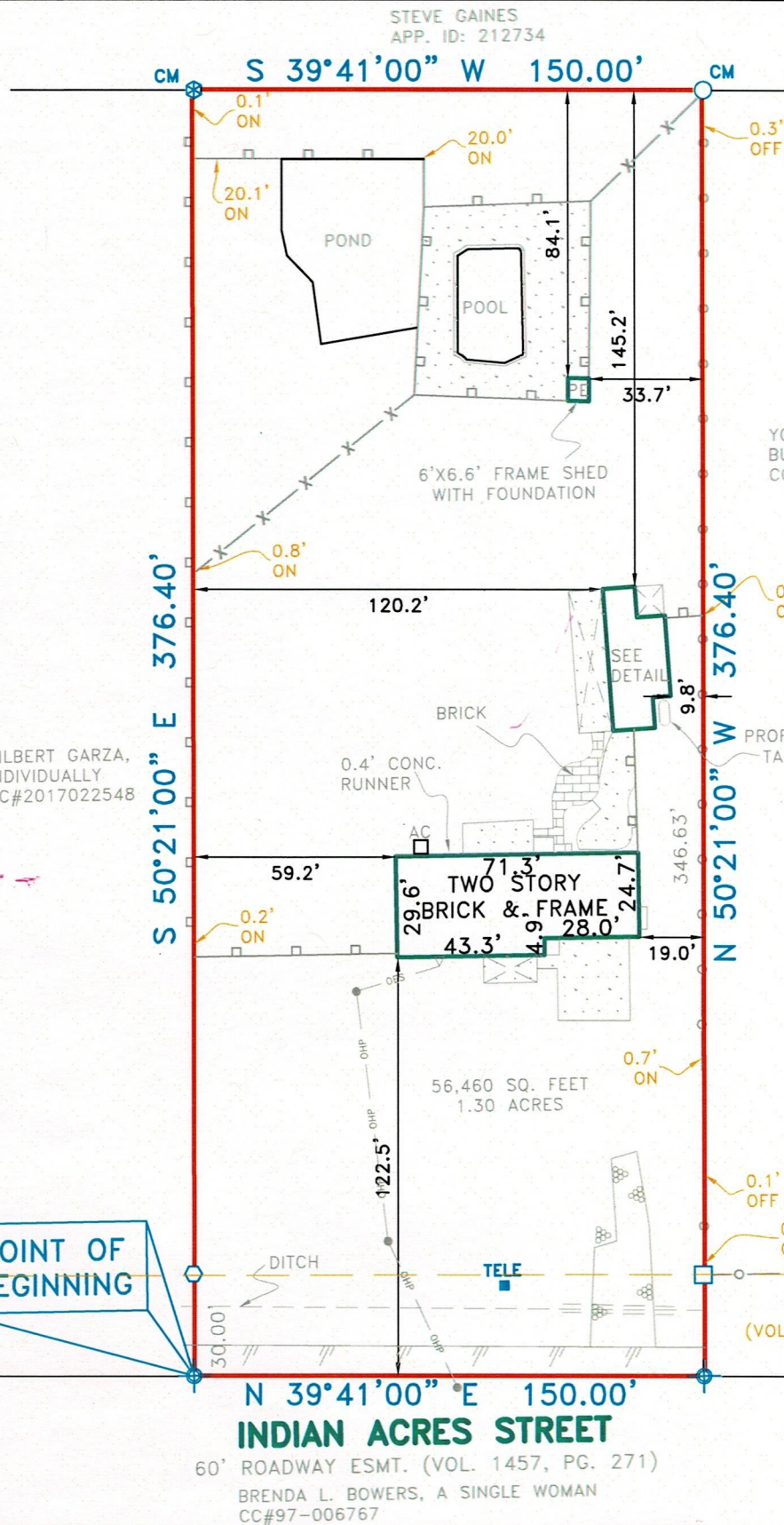
FLOOD NOTE: According to the F.I.R.M. No. 48039C0305H, this property does lie in Zone X and does not lie within the 100 year flood zone.

This survey is made in accordance with the standards of the Surveying and Mapping profession. The user of this survey is responsible for the accuracy and reliability of the information shown hereon. The user of this survey is responsible for the accuracy and reliability of the information shown hereon. The user of this survey is responsible for the accuracy and reliability of the information shown hereon.

Date: _____

GILBERT GARZA,
INDIVIDUALLY
CC#2017022548

POINT OF
BEGINNING



INDIAN ACRES STREET

60' ROADWAY ESMT. (VOL. 1457, PG. 271)
BRENDA L. BOWERS, A SINGLE WOMAN
CC#97-006767

3015 Indian Acres Street

Being a certain tract of land known as Tract 7 of Indian Acres, an Unrecorded Subdivision, and being situated in the HT&B RR Company Survey No. 7, Abstract 222, Brazoria County, Texas, same being that tract of land conveyed to John M. Simpson, by deed recorded in County Clerk's File Number 2018028316, Official Public Records of Brazoria County, Texas and being more particularly described by metes and bounds as follows:

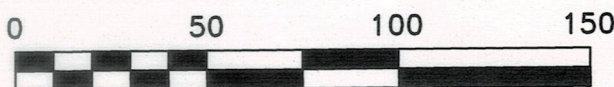
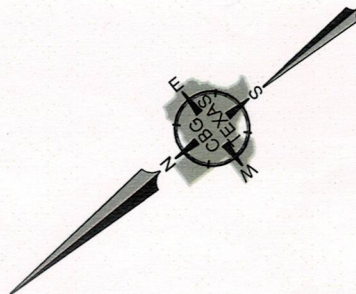
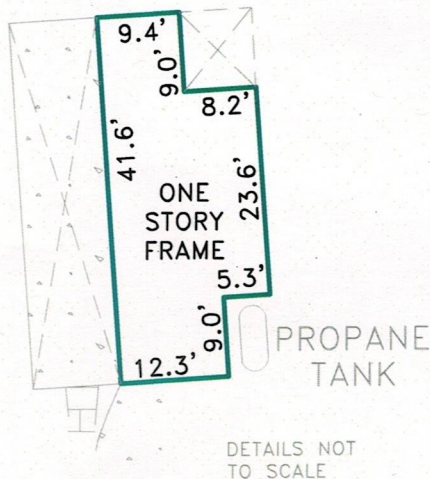
BEGINNING at a point for corner, said corner being along the centerline of Indian Acres Street (60 foot roadway easement per Volume 1457, Page 271), same being along the Southeast line of that tract of land conveyed to Brenda L. Bowers, a single woman, by deed recorded in County Clerk's File Number 97-006767, Official Public Records of Brazoria County, Texas and being the West corner of that tract of land conveyed to Gilbert Garza, individually, by deed recorded in County Clerk's File Number 2017022548, Official Public Records of Brazoria County, Texas;

THENCE South 50 degrees 21 minutes 00 seconds East, along the Southwest line of said Garza tract, passing at a distance of 30.00 feet to a 3/4 inch iron rod found on-line for reference and continuing a total distance of 376.40 feet to a 5/8 inch iron rod found for corner;

THENCE South 39 degrees 41 minutes 00 seconds West, a distance of 150.00 feet to a 1/2 inch iron rod found for corner, said corner being an East corner of that tract of land conveyed to Yolanda Buenrostro, by deed recorded in County Clerk's File Number 2006073632, Official Public Records of Brazoria County, Texas;

THENCE North 50 degrees 21 minutes 00 seconds West, along the Northeast line of said Buenrostro tract, passing at a distance of 346.63 feet to a fence post found on-line for reference and continuing a total distance of 376.40 feet to a point for corner, said corner being the North corner of said Buenrostro tract, and being along the centerline of said Indian Acres Street;

THENCE North 39 degrees 41 minutes 00 seconds East, along the centerline of said Indian Acres Street a distance of 150.00 feet to the POINT OF BEGINNING and containing 56,460 square feet or 1.30 acres of land.



ROADWAY
ESMT.
457, PG. 271)

In conjunction with the Information provided by Equity Settlement by any other parties and/or for other purposes shall be by loss resulting from other use shall not be the signed. This is to certify that I have on this date made a representation of the property lines and dimensions are as of buildings are as shown; and EXCEPT AS SHOWN, there are no encroachments or protrusions on the ground.

Accepted by: _____
Purchaser
Purchaser

Drawn By: SN
Scale: 1" = 50'
Date: 07/09/19
GF NO.: 1-239523
Job No. 1913410

**CBG**
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