

Overland Consortium Inc. Surveyors

0.18 Acres (7,738 Square Feet)

J. R. Black Survey, Abstract Number 134

Harris County, Texas



Firm No 10190700

BEING a 0.18 acre (7,738 Sq. Ft.) tract (AKA Part of Lot 29, Block 14), being that same Tract or Parcel of land being recorded in Clerks File Number D128286, Harris County, Texas, and being part of Lot 29, Block 14, of Sharpstown, Section 3, according to the map or plat thereof as recorded in Volume 62, Page 15, of the Map records of Harris County, Texas, being in the J. R. Black Survey, Abstract Number 134, Harris County, Texas, said tract being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2-inch iron rod found for corner, said corner being on the east right of way line of Braes River Drive (60 feet wide), said corner also being the southwest corner of called Parts of Lots 29 and 30, Block 14 (AKA Tracts 29A and 30, Block 14), of said Sharpstown, Section 3, as recorded in Clerks File Number L041287, Harris County, Texas, and being the northwest corner of the herein described tract;

THENCE, EAST, along the south line of said called Parts of Lots 29 and 30, Block 14 and the north line of the herein described tract, a distance of 115.04 feet to a 1/2-inch iron rod with OSC cap set for corner, said corner also being on the east line of said part of Lot 29, Block 14 of said Sharpstown, Section 3, from which a wooden fence post found, bears: N 71° 56' 43" W, 0.65 feet, and being the northeast corner of the herein described tract;

THENCE, S 26° 00' 40" W, along the east line of said called part of Lot 29, Block 14 and the east line of the herein described tract, a distance of 102.62 feet to a 1/2-inch iron rod found for corner, said corner being on the north right of way line of Carew Street (60 feet wide), said corner also being the southeast corner of the herein described tract, and the beginning of a curve to the left;

THENCE, in a northwesterly direction, along the north right of way line of Carew Street and the south line of the herein described tract, and said curve to the left, having a radius of 780.96 feet, a central angle of 05 degrees 22 minutes 41 seconds, an arc length of 73.30 feet, a chord bearing of N 72° 54' 11" W, a distance of 73.28 feet to a 1/2-inch iron rod with OSC cap set for corner, said corner being at the northeast intersection of Carew Street and the aforesaid Braes River Drive and being the southwest corner of the herein described tract;

THENCE, NORTH, along the east right of way line of Braes River Drive and the west line of the herein described tract, a distance of 70.68 feet to the POINT OF BEGINNING and CONTAINING (7,738 Sq. Ft.) or 0.18 acres of land.

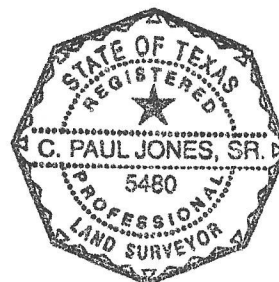
This metes and bounds description was made in conjunction with a survey plat.

C. Paul Jones, Sr. RPLS

Overland Surveyor's Consortium, Inc.

April 20, 2021

Job Number 2009025726



4/20/21

U.S. DEPARTMENT OF HOMELAND SECURITY
Federal Emergency Management Agency
National Flood Insurance Program

OMB No. 1660-0008
Expiration Date: November 30, 2022

ELEVATION CERTIFICATE

Important: Follow the instructions on pages 1-9.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A – PROPERTY INFORMATION				FOR INSURANCE COMPANY USE	
A1. Building Owner's Name RONALD EDWARD GRAHAM				Policy Number:	
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 8215 BRAES RIVER DRIVE				Company NAIC Number:	
City HOUSTON		State Texas		ZIP Code 77074	
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) TRACT 29 BLOCK 14 SHARPSTOWN SECTION 3 HCAD # 0924110000029					
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) <u>RESIDENTIAL</u>					
A5. Latitude/Longitude: Lat. <u>29.68766</u> Long. <u>-95.51855</u> Horizontal Datum: ☐ NAD 1927 ☒ NAD 1983					
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.					
A7. Building Diagram Number <u>1B</u>					
A8. For a building with a crawlspace or enclosure(s):					
a) Square footage of crawlspace or enclosure(s) <u>N/A</u> sq ft					
b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>N/A</u>					
c) Total net area of flood openings in A8.b <u>N/A</u> sq in					
d) Engineered flood openings? ☐ Yes ☒ No					
A9. For a building with an attached garage:					
a) Square footage of attached garage <u>374.00</u> sq ft					
b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade <u>N/A</u>					
c) Total net area of flood openings in A9.b <u>N/A</u> sq in					
d) Engineered flood openings? ☐ Yes ☒ No					
SECTION B – FLOOD INSURANCE RATE MAP (FIRM) INFORMATION					
B1. NFIP Community Name & Community Number CITY OF HOUSTON 480296			B2. County Name HARRIS COUNTY		B3. State Texas
B4. Map/Panel Number 48201C0835	B5. Suffix L	B6. FIRM Index Date 11-15-2019	B7. FIRM Panel Effective/ Revised Date 06-18-2007	B8. Flood Zone(s) AE	B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth) 62.8'
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: ☒ FIS Profile ☐ FIRM ☐ Community Determined ☐ Other/Source: _____					
B11. Indicate elevation datum used for BFE in Item B9: ☐ NGVD 1929 ☒ NAVD 1988 ☐ Other/Source: _____					
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? ☐ Yes ☒ No Designation Date: _____ ☐ CBRS ☐ OPA					

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IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 8215 BRAES RIVER DRIVE			Policy Number:
City HOUSTON	State Texas	ZIP Code 77074	Company NAIC Number

SECTION C – BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on: ☐ Construction Drawings* ☐ Building Under Construction* ☒ Finished Construction

*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations – Zones A1–A30, AE, AH, A (with BFE), VE, V1–V30, V (with BFE), AR, AR/A, AR/AE, AR/A1–A30, AR/AH, AR/AO. Complete Items C2.a–h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: HC FLOODPLAIN RM 040760 Vertical Datum: NAVD 1988/2001 ADJ

Indicate elevation datum used for the elevations in items a) through h) below.

☐ NGVD 1929 ☐ NAVD 1988 ☒ Other/Source: NAVD 1988/2001 ADJUSTMENT

Datum used for building elevations must be the same as that used for the BFE.

Check the measurement used.

a) Top of bottom floor (including basement, crawlspace, or enclosure floor)	<u>63.9</u>	☒ feet	☐ meters
b) Top of the next higher floor	<u>N/A</u>	☒ feet	☐ meters
c) Bottom of the lowest horizontal structural member (V Zones only)	<u>N/A</u>	☒ feet	☐ meters
d) Attached garage (top of slab)	<u>63.7</u>	☒ feet	☐ meters
e) Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments)	<u>63.4</u>	☒ feet	☐ meters
f) Lowest adjacent (finished) grade next to building (LAG)	<u>63.1</u>	☒ feet	☐ meters
g) Highest adjacent (finished) grade next to building (HAG)	<u>63.5</u>	☒ feet	☐ meters
h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support	<u>63.7</u>	☒ feet	☐ meters

SECTION D – SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor? ☒ Yes ☐ No ☐ Check here if attachments.

Certifier's Name
JOHN D. FISHER

License Number
6153

Title
RPLS

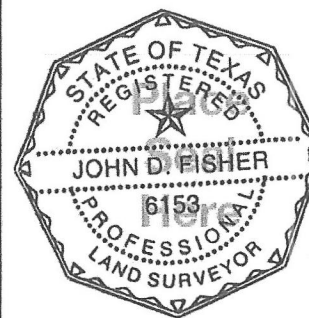
Company Name
PRIME TEXAS SURVEYS

Address
2417 NORTH FREEWAY

City
HOUSTON

State
Texas

ZIP Code
77009



Signature John D. Fisher Date 05-07-2021 Telephone (713) 864-2400 Ext.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)
B9 - 100 YEAR BFE = 62.8' 500 YEAR (DFE) = 64.2'

B10 - BFE DETERMINED FROM FIS PROFILE OF BRAYS BAYOU (D100-00-00)

C2(e) A/C PAD

THIS EC WAS UPDATED ON 5/11/2021 TO UPDATE OWNERSHIP OF PROPERTY

BUILDING PHOTOGRAPHS

See Instructions for Item A6.

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IMPORTANT: In these spaces, copy the corresponding information from Section A.

FOR INSURANCE COMPANY USE

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
8215 BRAES RIVER DRIVE

Policy Number:

City
HOUSTON

State
Texas

ZIP Code
77074

Company NAIC Number

If using the Elevation Certificate to obtain NFIP flood insurance, affix at least 2 building photographs below according to the instructions for Item A6. Identify all photographs with date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8. If submitting more photographs than will fit on this page, use the Continuation Page.

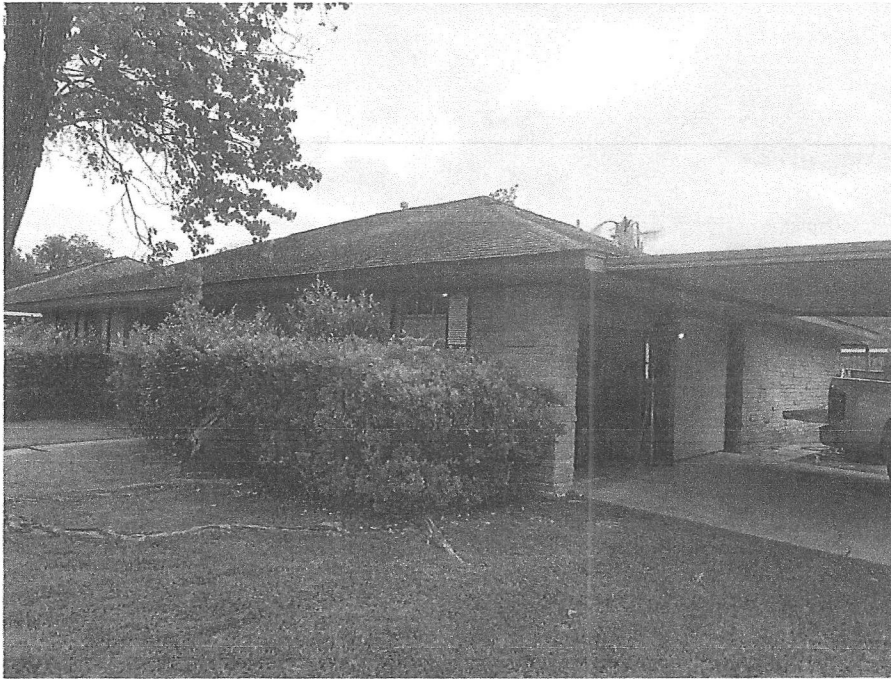


Photo One

Photo One Caption FRONT RIGHT VIEW 05-07-2021

Clear Photo One

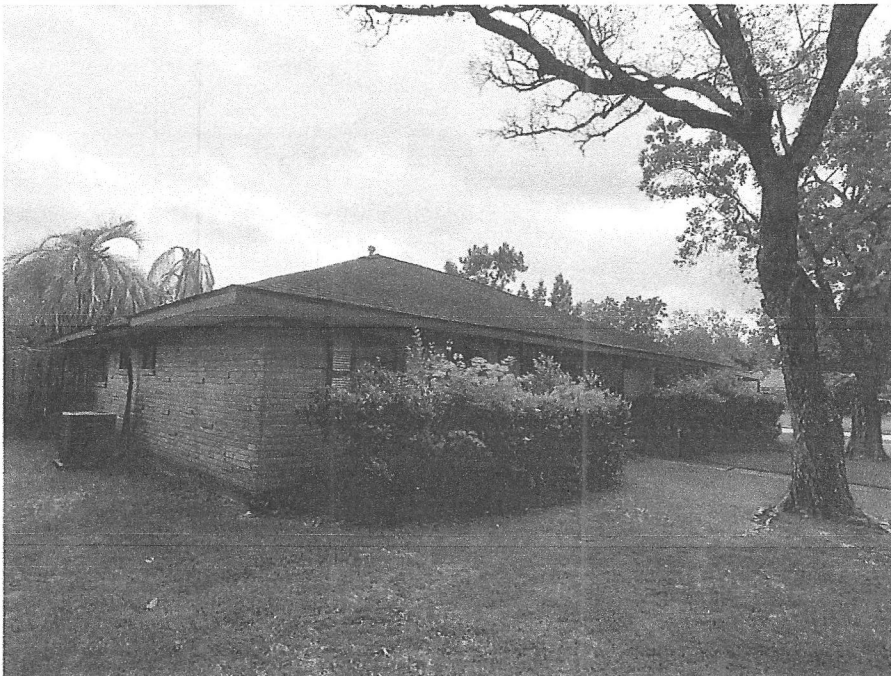


Photo Two

Photo Two Caption FRONT LEFT VIEW 04--2021

Clear Photo Two

BUILDING PHOTOGRAPHS

Continuation Page

OMB No. 1660-0008

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City HOUSTON	State Texas	ZIP Code 77074	Company NAIC Number

If submitting more photographs than will fit on the preceding page, affix the additional photographs below. Identify all photographs with: date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8.

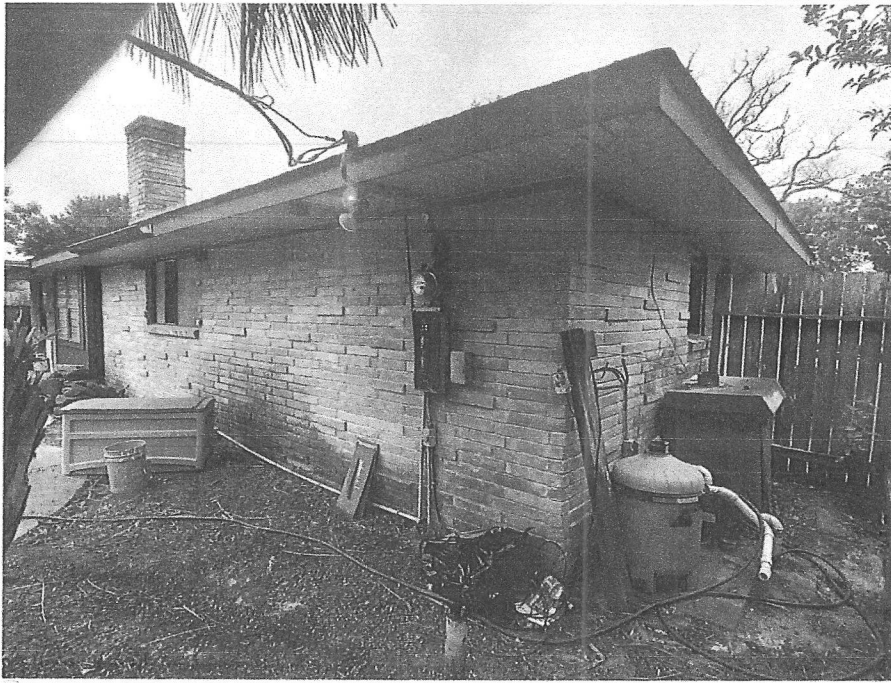


Photo Three

Photo Three Caption REAR VIEW 05-07-2021

Clear Photo Three

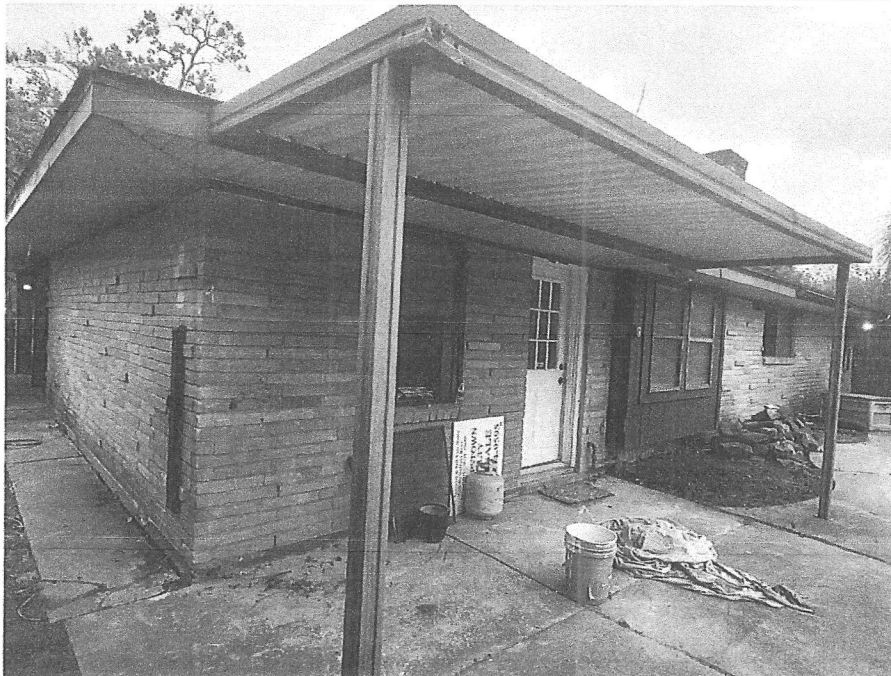


Photo Four

Photo Four Caption REAR VIEW 05-07-2021

Clear Photo Four