



TITLE COMPANY:

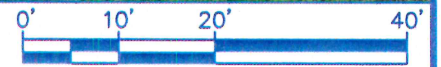

TRADITION TITLE
COMPANY

713-492-2912

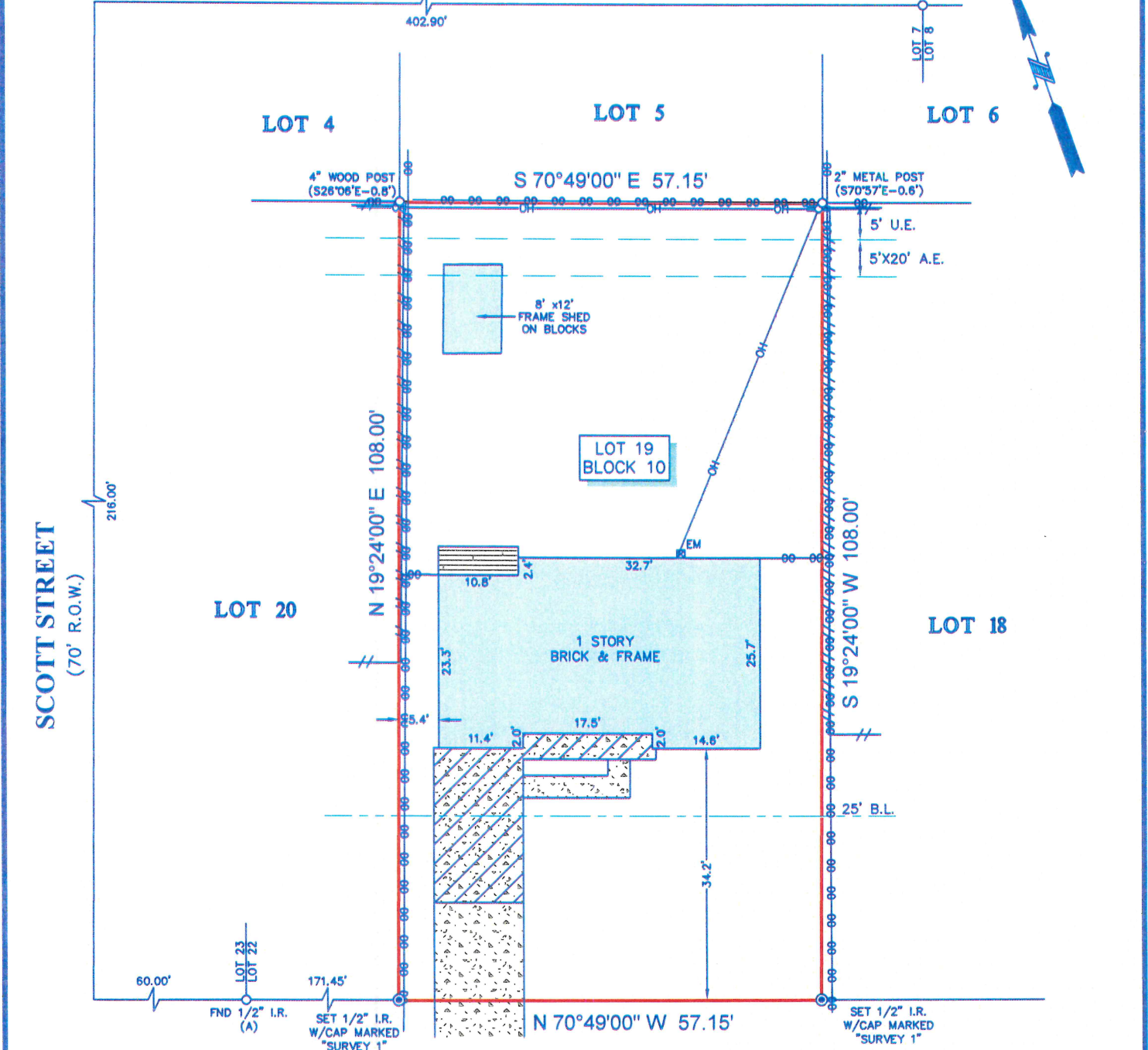
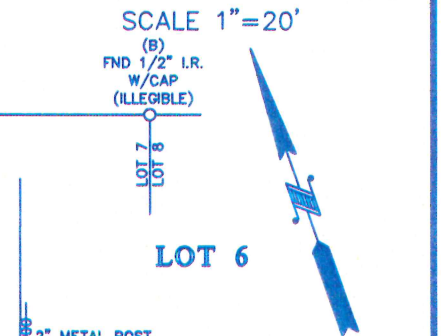
G.F. #: 25-70006021 ISSUE DATE: MAY 13, 2025



LAND TITLE SURVEY









FLORINDA STREET
(PLATTED AS FLORINDA AVENUE)
(60' R.O.W.)



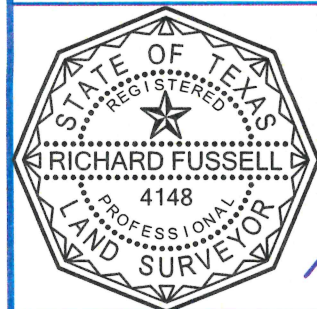
DAPHNE STREET
(PLATTED AS DAPHNE AVENUE)
(60' R.O.W.)

LEGEND

B.L. = BUILDING LINE	⊕ = POWER POLE
U.E. = UTILITY EASEMENT	EM = ELECTRIC METER
A.E. = AERIAL EASEMENT	—OH— = UTILITY LINES
 WOOD DECK	 FENCE
 CONCRETE	 WOOD
 COVERED AREA	 CHAIN

- NOTES:**
- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
 - ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY SHOWN HEREON. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
 - THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY SHOWN HEREON FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 - ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 - THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
 - SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON MAY 13, 2025, UNDER G.F. NO. 25-70006021.
 - THERE ARE NO AERIAL EASEMENT ENCROACHMENTS.

LEGAL DESCRIPTION: LOT 19, IN BLOCK 10, SCOTT TERRACE SECTION 3, AN ADDITION IN THE H. TIERWESTER 1/12 LEAGUE IN HARRIS COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 30, PAGE 67, MAP RECORDS, HARRIS COUNTY, TEXAS.



SURVEYOR'S CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A LAND TITLE SURVEY CONDUCTED UNDER MY SUPERVISION ON MAY 16, 2025 AND THAT THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY I/A, CONDITION III SURVEY; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

Richard Fussell
RPLS#4148

CLIENT: JG HOLLINS INVESTMENT, INC.

ADDRESS: 3919 DAPHNE STREET

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Survey 1, Inc.
Your Land Survey Company

Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

FIELD CREW: JO	TECH: LV
DRAFTER: MC(V)	FINAL CHECK: EF
DATE: MAY 20, 2025	
JOB# 5-150862-25	