



GGC SURVEY, PLLC
 Firm Number 101-08000
 8114 Golden Barber Messert City, TX 77459
 TEL (627)229-7256 ggsurvey@gmail.com
www.ggsurvey.com

SAMPLED FOR ISAC RECORD
 ADDRESS 515 EAST 200 WESTON PALMWAY NORTH,
 HOUSTON, TEXAS 77015
 REFERENCE 03/29/90
 FILE COMPANY FIDELITY NATIONAL TITLE COMPANY
 CF. NO. 85681-GA176
 C.F. EFFECTIVE DATE 03/15/90
 JOB NO. 100051

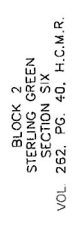
04/02/20

[Signature]

SEAL OF THE STATE OF TEXAS
REGISTERED
GEORGE R. LARIZABAL
PROFESSIONAL LAND SURVEYOR
6051

GEORGE R. LARIZABAL, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6051

GEORG R LARZABAL, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5051



NOTES:

1. "BEARNOS" BASED ON PLAT
2. SUBJECT TO APPLICABLE ISSUING COVENANTS LISTED IN SCHEDULE "B" OF THE TITLE COMMITMENT ISSUED BY PUBLIC NATIONAL TITLE COMPANY UNDER C.F. NO. 85561-0476, EFFECTIVE 03/15/20.
3. EASTMENT AND BUILDING LINES PER RECORDED PLAT
4. "FINANCE" EASEMENT 15' IN WIDTH ON EACH SIDE OF THE CENTER LINES OF ALL NATURAL DRAINAGE ON THE 1/4-28N DESCRIBED PROPERTY
5. 2' "H.L. & P." EASTMENT PER H.C.C.F. NO. 7530280.
6. CABLE TV SERVICE EASEMENT PER H.C.C.F. NOS. 4768448, 0574603 AND 05068

A 1.322 acres (57,607 sq. ft.) tract of land, out of Unrestricted Reserve "A" and all of Unrestricted Reserve "B", of Sterling Green Section Six, as recorded in Volume 262, Page 40 , Harris County Map Records, in the S. Singleton Survey, Abstract No. 704, Harris County, Texas and being more particularly described by metes and bounds as follows:

COMMENCING, at the intersection of south right-of-way line of Sterling Green Boulevard (60-feet right-of-way) and the east right-of-way line of East Beltway 8, being the southwest end of a cut-back;

THENCE, North 45°55'56" East, along said cut-back, a distance of 14.14 feet to a point;

THENCE, South 89°04'04" East, along the south right-of-way line of Sterling Green Boulevard, a distance of 115.00 feet to the **POINT OF BEGINNING** of herein described tract;

THENCE, South 89°04'04" East, continuing along the south right-of-way line of Sterling Green Boulevard, a distance of 212.68 feet to a set 5/8-inch iron rod, marking the common northeast corner of Unrestricted Reserve "B" and the northwest corner of Lot 1;

THENCE, South 09°28'12" East, along the east line of Unrestricted Reserve "B", a distance of 203.75 feet to a set 5/8-inch iron rod, marking the southeast corner of Unrestricted Reserve "B";

THENCE, North 89°04'04" West, along the south line of Unrestricted Reserve "B", a distance of 374.47 feet to a set 5/8-inch iron rod, marking the southwest corner of Unrestricted Reserve "A", in the east right-of-way line of East Beltway 8;

THENCE, North 00°55'56" East, along the east right-of-way line of East Beltway 8, a distance of 90.40 feet to a set 5/8-inch iron rod;

THENCE, South 89°04'04" East, across Unrestricted Reserve "A", a distance of 125.00 feet to a set 5/8-inch iron rod in the common line of Unrestricted Reserve "A" and Unrestricted Reserve "B";

THENCE, North 00°55'56" East, along the common line of Unrestricted Reserve "A" and Unrestricted Reserve "B", a distance of 110.00 feet to the **POINT OF BEGINNING** and containing 1.322 acres of land, more or less.

This metes and bounds description was compiled in conjunction with a survey performed on the same date.

WITNESS my hand and seal this 2nd day of April, 2020.



Georg Lardizabal
R.P.L.S. No. 6051
GGC Survey, PLLC
Firm No. 10146000
Tel: 832-729-7256

