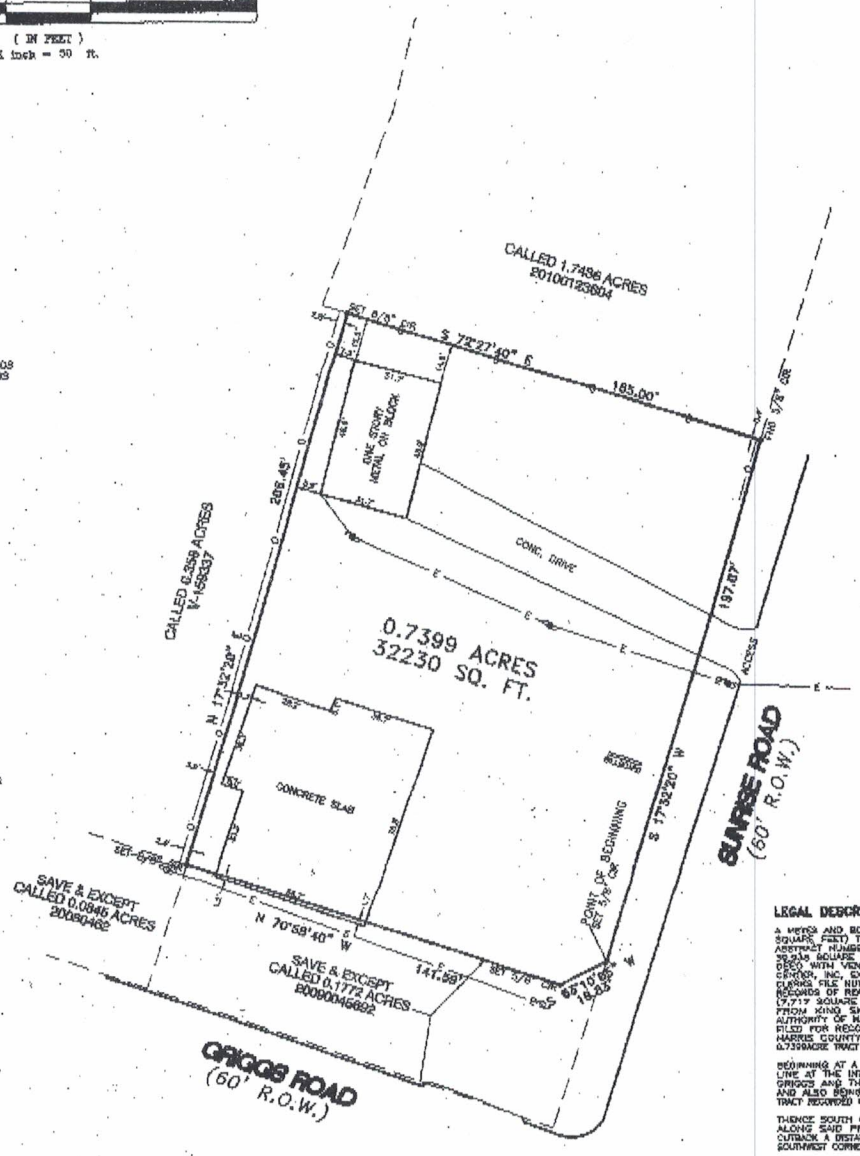
GRAPHIC SCALE

(IN FEET)
1 inch = 50 ft.

LEGEND
AE – AERIAL EASEMENT
BL – BUILDING LINE
BLDG – BUILDING
ESMT – EASEMENT
FND – FOUND
HL&P – HOUSTON LIGHTING & POWER
IP – IRON PIPE
IR – IRON ROD
HCCF – HARRIS COUNTY CLERK'S FILE
HCDR – HARRIS COUNTY DEED RECORDS
HCMR – HARRIS COUNTY MAP RECORDS
POB – POINT OF BEGINNING
POC – POINT OF COMMENCING
PS – PARKING SPACES
ROW – RIGHT OF WAY
SQ. FT. – SQUARE FEET
UE – UTILITY EASEMENT
BARBED WIRE FENCE
CONCRETE
OVERHEAD ELECTRIC LINES
WOOD FENCE
WROUGHT IRON FENCE
GUY WIRE
CATCH BASIN
CABLE BOX
ELECTRIC BOX
ELECTRIC MH
FIRE HYDRANT
FIBER OPTIC MARKER
FLAG POLE
GAS METER
GAS VALVE
CURB INLET
LIGHT POLE
MANHOLE
MONITORING WELL
PIPELINE MARKER
POWER POLE
SERVICE POLE
SANITARY MANHOLE
STORM MANHOLE
TELEPHONE PEDESTAL
TRANSFORMER
TRAFFIC SIGNAL BOX
TRAFFIC SIGNAL POLE
UNDERGROUND CABLE MARKER
WATER WELL
WATER METER
WATER VALVE
BENCHMARK



LEGAL DESCRIPTION

A METES AND BOUNDS DESCRIPTION OF A CERTAIN 0.7399 AC SQUARE FEET) TRACT OF LAND SITUATED IN THE LUKE MOOR ABSTRACT NUMBER 51, HARRIS COUNTY, TEXAS, BEING OUT OF 35,938 SQUARE FOOT TRACT OF LAND DESCRIBED IN GENERAL DEED WITH VENDOR'S LIEN FROM MORRIS WOLK TO KING CENTER, INC. EXECUTED JUNE 28,2001, AS FILED FOR REC CLERKS FILE NUMBER V1338137 OF THE HARRIS COUNTY OFFI RECORDS OF REAL PROPERTY, SAVE AND EXCEPT A CERTAIN 0. (7,717 SQUARE FEET) TRACT OF LAND DESCRIBED IN WARR FROM KING SHOPPING CENTER, INC. TO METROPOLITAN AUTHORITY OF HARRIS COUNTY, TEXAS, EXCUTED JANUARY 29 FILED FOR RECORD UNDER CLERKS FILE NUMBER 20080045 HARRIS COUNTY OFFICIAL PUBLIC RECORDS OF REAL PROP 0.7399ACRE TRACT BEING MORE PARTICULARY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8 INCH IRON ROD SET AT THE NORTHERLY LINE AT THE INTERSECTION OF THE NORTHEASTERLY RIGHT GRIGGS AND THE NORTHWESTERLY RIGHT OF WAY OF SUN AND ALSO BEING THE MOST NORTHEASTERLY CORNER OF A 0 TRACT RECORDED IN HARRIS COUNTY CLERKS FILE 20080045862

THENCE SOUTH 63 DEGREES 19 MINUTES 05 SECONDS WEST ALONG SAID PROPOSED RIGHT OF WAY OF GRIGGS ROAD CUTBACK A DISTANCE OF 18.83 FEET TO A 5/8 INCH IRON ROD S SOUTHWEST CORNER

THENCE NORTH 70 DEGREES 58 MINUTES 4 SECONDS WEST, ALONG SAID PROPOSED RIGHT OF WAY, A DISTANCE OF 141.58 INCH IRON ROD SET FOR THE SOUTHWEST CORNER OF T DESCRIBED TRACT AND BEING IN THE EAST LINE OF A CALLED TRACT AS DESCRIBED IN HARRIS COUNTY CLERKS FILE NUMBER V-178

THENCE NORTH 17 DEGREES 32 MINUTES 20 SECONDS EAST, EAST LINE OF CALLED 0.3858 ACRE TRACT, A DISTANCE OF 295 A 5/8 INCH IRON ROD SET FOR THE NORTH WEST CORNER OF DESCRIBED TRACT AND BEING IN THE SOUTH LINE OF A CAL ACRE TRACT AS DESCRIBED IN CLERKS FILE NUMBER 20100123604

THENCE SOUTH 72 DEGREES 27 MINUTES 40 SECONDS EAST SOUTH LINE OF CALLED 1.7438 ACRE TRACT, A DISTANCE OF TO A 5/8 INCH IRON ROD FOUND IN THE NORTHWESTERLY RI OF SUNRISE ROAD FOR THE NORTHEAST CORNER OF T DESCRIBED TRACT.

THENCE SOUTH 17 DEGREES 32 MINUTES 20 SECONDS WEST NORTHWESTERLY RIGHT OF WAY SUNRISE ROAD, A DISTANCE FEET TO THE POINT OF BEGINNING AND CONTAINING 0.7399 AC SQUARE FEET) OF LAND, MORE OR LESS.

SURVEY OF

A CERTAIN 0.7399 ACRE (32,230 SQUARE FEET) TRA
LAND SITUATED IN THE LUKE MOORE SURVEY, ABS
NUMBER 51, HARRIS COUNTY, TEXAS.

NOTES:
1. ALL BEARINGS AND STREET RIGHT OF WAYS ARE BASED ON RECORDED PLAT.
2. SURVEYOR DID NOT ABSTRACT PROPERTY. SURVEY BASED ON LEGAL DESCRIPTIONS SUPPLIED BY THE CLIENT.
3. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.
4. THE WORD CERTIFY IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF.
5. SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY.
6. THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.
7. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF TITLE REPORT. CERTAIN EASEMENTS AND/OR BUILDING LINES MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON. THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. THIS SURVEY DONE WITHOUT BENEFIT OF DEED. OWNER SHOULD OBTAIN A TITLE COMMITMENT BEFORE DESIGN OR CONSTRUCTION COMMENCES.

PROPERTY LIES WITHIN FLOOD ZONE X, ACCORDING TO F.I.R.M. MAP NO. 48201C-0885K, DATE 06-18-2007 BY GRAPHING PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.
BEFORE ANY DEVELOPMENT PLANNING, DESIGN, OR CONSTRUCTION IS STARTED, THE COMMUNITY, CITY AND COUNTY IN WHICH SUBJECT TRACT EXISTS SHOULD BE CONTACTED, AND OTHER LARGER FLOOD PLAIN AND

SURVEYOR'S CERTIFICATION

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.
I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and title transaction only. Surveyor did not abstract property. Easements, building lines, etc. shown are as identified by:

OF N/A of N/A

Fred W. Lawton, Registered Professional Land Surveyor No. 5321

STATE OF TEXAS
REGISTERED
FRED W. LAWTON
5321
PROFESSIONAL
LAND SURVEYOR

ADDRESS: 5515 GRIGGS ROAD, HOUSTON, TX 77021

SOUTH TEXAS SURVEYING ASSOCIATES
11281 Richmond Ave. Bldg J, Suite 101, Houston, T
281-556-6918 FAX: 281-556-93

COPYRIGHT 2011 K:\CURRENT\ 201

DRAWN BY: KT DATE: 07-28-11

CHECKED BY: FWL SCALE: 1"=30'