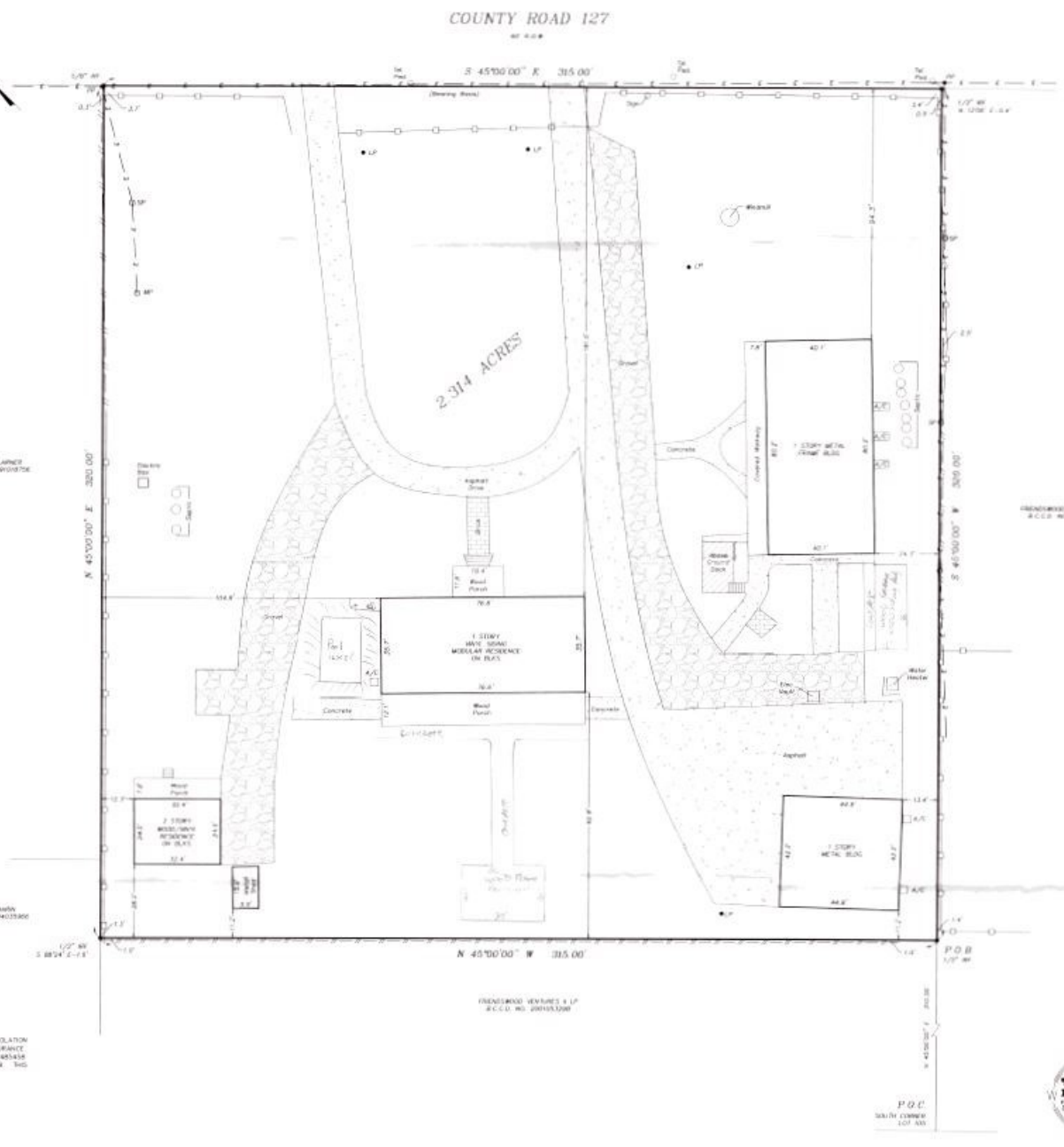

LEGEND
A/C = Air Conditioner
BLDG = Building
Elec = Electric
B.C.C.D. = Brazoria County Clerk's Document
Conc. = Concrete
Dec. = Electric
I.R.F. = Iron Rod Found
I.P. = Iron Pipe
M.P. = Metal Pole
Post = Pedestal
P.O.B. = Point Of Beginning
P.O.C. = Point Of Commencing
P.P. = Power Pole
R.O.W. = Right Of Way
S.P. = Service Pipe
Tel = Telephone

NOTES
1. Unrecorded pipeline easement granted to Humble Pipe Line Company, as recorded in Volume 322, Pages 194 and 195 of the Deed Records of Brazoria County, Texas (Does not accurately describe the location of easement and there was no visible evidence of a pipeline or pipeline markers crossing this property).

FIELD NOTE DESCRIPTION OF A TRACT OF LAND CONTAINING 2.314 ACRES, MORE OR LESS, OUT OF LOT 105, WEST FRIENDSWOOD SUBDIVISION, BRAZORIA COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 1, PAGE 86, BRAZORIA COUNTY PLAT RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING at the South corner of said Lot 105, WEST FRIENDSWOOD SUBDIVISION;

THENCE N 45°00'00" E, a distance of 310.00 feet to a 1/2 inch iron rod found at the PLACE OF BEGINNING and the South corner of the herein described tract of land;

THENCE N 45°00'00" W, a distance of 315.00 feet to the West corner of the herein described tract of land, from which a found 1/2 inch iron rod bears S 88°24' E – 1.6 feet;

THENCE N 45°00'00" E, a distance of 320.00 feet to a 5/8 inch iron rod found at the North corner of the herein described tract of land on the Southwest right-of-way line of County Road 127, (60' R.O.W.);

THENCE S 45°00'00" E, along the Southwest line of County Road 127, a distance of 315.00 feet to the East corner of the herein described tract of land, from which a found 1/2 inch iron rod bears N 1°08' E – 0.4 feet;

THENCE S 45°00'00" W, a distance of 320.00 feet to the PLACE OF BEGINNING and containing 2.314 acres of land, more or less.

TO: HOMETOWN BANK NA and SOUTH LAND TITLE LLC, EXCLUSIVELY

I, Todd J. Stolan, Registered Professional Land Surveyor No. 5082, do hereby certify that the plat shown hereon was prepared from an actual survey made on the ground under my supervision and conforms to the Texas Board of Professional Land Surveying minimum standards adopted September 1, 1992; the size, location and types of improvements are shown with setback dimensions where applicable. There are no apparent visible encroachments, conflicts or protrusions except as shown. All easements shown are per the reference plat unless noted otherwise. This plat was prepared specifically for the transaction referenced below. The undersigned assumes no responsibility for any other use. Certification shown is revoked and this survey is null and void if this document is altered in any manner, or does not bear an original seal and signature of Todd J. Stolan in blue ink.

By: _____ 5/6/15
Todd J. Stolan, Registered Professional Land Surveyor No. 5082 Date

PURCHASER: Jeffrey L. Bean and Mekoney R. Bean
SOUTH LAND TITLE, LLC
U.I. NO.: FLT152813

FLOOD STAMP
IT APPEARS, THROUGH VISUAL INTERPOLATION THAT ACCORDING TO THE FLOOD INSURANCE RATE MAP(S), COMMUNITY-PANEL NO. 485458 0010 J, MAP REVISED SEPT. 22, 1988. THIS PROPERTY LIES IN ZONE X.

NOT FOR CONSTRUCTION

SCALE: 1" = 20'
DATE:
SURVEYED: APRIL 6, 2015

JOB NO: 15-2328

TRUE MERIDIAN PLLC
P.O. BOX 566, PEARLAND, TEXAS 77588-0566
OFFICE (281) 412-6400 FAX (281) 412-5260
E-MAIL: truemerid@sbcglobal.net
FIRM 10037300

18232 COUNTY ROAD 127
PEARLAND, TEXAS

STANDARD LAND SURVEY
OF
2.314 ACRES
OUT OF
LOT 105
WEST FRIENDSWOOD SUBDIVISION
BRAZORIA COUNTY, TEXAS