

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

C#	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	2050.00'	2°28'21"	88.46'	N 13°38'25" W	88.46'
C2	1950.00'	2°34'54"	87.86'	N 13°35'08" W	87.86'

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 CLERKS 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
-x- BARBED WIRE FENCE
-o- CHAIN LINK FENCE
+ CONCRETE
[] COVERED CONCRETE
-E- OVERHEAD ELECTRIC LINES
-W- WOOD FENCE
-I- WROUGHT IRON FENCE
-G- 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
CIR - CAPPED IRON ROD
STS - STAMPED SOUTH TEXAS SURVEYING

LEGAL DESCRIPTION

0.5020 ACRE OF LAND IN RESERVE "A", BLOCK 19, HEATHER GLEN SUBDIVISION, SECTION ONE (1), HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 183, PAGE 77, OF THE HARRIS COUNTY MAP RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8 INCH CAPPED IRON ROD STAMPED SOUTH TEXAS SURVEYING SET IN THE EAST LINE OF RESERVE "A" LOCATED SOUTH 00 DEGREES 00 MINUTES 45 SECONDS WEST, 427.43 FEET FROM THE NORTHEAST CORNER OF RESERVE "A", FROM WHICH A 5/8 INCH IRON ROD FOUND BEARS SOUTH 41 DEGREES 34 MINUTES EAST, 5.01 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 45 SECONDS WEST, A DISTANCE OF 268.00 FEET ALONG THE EAST LINE OF RESERVE "A" TO A 5/8 INCH IRON ROD FOUND FOR CORNER;

THENCE NORTH 89 DEGREES 59 MINUTES 15 SECONDS WEST, A DISTANCE OF 47.95 FEET TO A 5/8 INCH IRON ROD FOUND IN THE EAST LINE OF ELLA BOULEVARD;

THENCE IN A NORTHWESTERLY DIRECTION ALONG THE EAST LINE OF ELLA BOULEVARD FOLLOWING A CURVE TO THE LEFT HAVING A RADIUS OF 2050.00 FEET AND A CENTRAL ANGLE OF 02 DEGREES 28 MINUTES 21 SECONDS FOR A DISTANCE OF 88.46 FEET TO A 5/8 INCH CAPPED IRON ROD STAMPED SOUTH TEXAS SURVEYING SET AT THE END OF SAID CURVE;

THENCE NORTH 14 DEGREES 52 MINUTES 35 SECONDS WEST, A DISTANCE OF 100.00 FEET ALONG THE EAST LINE OF ELLA BOULEVARD TO A 5/8 INCH CAPPED IRON ROD STAMPED SOUTH TEXAS SURVEYING SET AT THE BEGINNING OF A CURVE TO THE RIGHT;

THENCE FOLLOWING SAID CURVE TO THE RIGHT HAVING A RADIUS OF 1950.00 FEET AND A CENTRAL ANGLE OF 02 DEGREES 34 MINUTES 54 SECONDS FOR A DISTANCE OF 87.86 FEET TO A 5/8 INCH CAPPED IRON ROD STAMPED SOUTH TEXAS SURVEYING SET IN THE EAST LINE OF ELLA BOULEVARD, FROM WHICH A 5/8 INCH IRON ROD BEARS NORTH 88 DEGREES 28 MINUTES WEST, 0.90 FEET;

THENCE SOUTH 89 DEGREES 59 MINUTES 15 SECONDS EAST, A DISTANCE OF 115.18 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.5020 ACRES (21,867 SQUARE FEET) OF LAND, MORE OR LESS.

NOTES:

- BEARING BASIS IS THE EAST R.O.W. LINE OF ELLA BOULEVARD BEING NORTH 14 DEGREES 52 MINUTES 35 SECONDS WEST.
- SURVEYOR DID NOT ABSTRACT PROPERTY. SURVEY BASED ON LEGAL DESCRIPTIONS RECORDED IN H.C.C.F. NO. P549875.
- NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.
- 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.
- SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY.
- THE FINDINGS AND OPINIONS OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. REFLECTED HEREON ARE PRIVILEGED, CONFIDENTIAL AND INTENDED FOR THE USE OF THE INDIVIDUAL OR ENTITY FOR WHOM THIS WORK WAS PREPARED, IT IS UNDERSTOOD THAT THE USE OF, RELIANCE ON, OR REPRODUCTION OF SAME, IN WHOLE OR IN PART, BY OTHERS WITHOUT THE EXPRESS WRITTEN CONSENT OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. IS PROHIBITED AND WITHOUT WARRANTY, EXPRESS OR IMPLIED. SOUTH TEXAS SURVEYING ASSOCIATES, INC. SHALL BE HELD HARMLESS AGAINST DAMAGES OR EXPENSES RESULTING FROM SUCH UNAUTHORIZED USE, RELIANCE OR REPRODUCTION. COPYRIGHT 2021. ALL RIGHTS RESERVED.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A 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 WAS DONE WITHOUT BENEFIT OF DEED. OWNER SHOULD OBTAIN A TITLE COMMITMENT BEFORE DESIGN OR CONSTRUCTION COMMENCES.

FLOOD NOTE:

PROPERTY LIES WITHIN FLOOD ZONE X, X-SHADED & AE, ACCORDING TO F.I.R.M. MAP NO. 48201C 0470L, 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. SAID ENTITIES MAY IMPOSE LARGER FLOOD PLAIN AND FLOODWAY AREAS THAN SHOWN BY F.I.R.M. MAPS THAT WILL AFFECT DEVELOPMENT.

SURVEYOR'S CERTIFICATION

PROPERTY SUBJECT TO CITY ORDINANCES AND SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS. I hereby certify that this survey was made on the ground and that this plot 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 this transaction only. Surveyor did not abstract property. Easements, building lines, etc. shown are as identified by:

GP N/A of N/A

Fred W. Lawton, Registered Professional Land Surveyor No. 2321



SURVEY OF

0.5020 ACRE OF LAND IN RESERVE "A", BLOCK 19, HEATHER GLEN SUBDIVISION, SECTION ONE (1), HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 183, PAGE 77, OF THE HARRIS COUNTY MAP RECORDS.

ADDRESS: 0 ELLA BLVD
HOUSTON, TEXAS 77088

SITE:

JOB NO: 2425-21
DATE: 12-27-21

SCALE: 1" = 20'
SHEET 1 OF 1

REVISIONS:

NO.	DATE	DESCRIPTION



SOUTH TEXAS SURVEYING ASSOCIATES, INC.
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Firm Number: 10045400

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