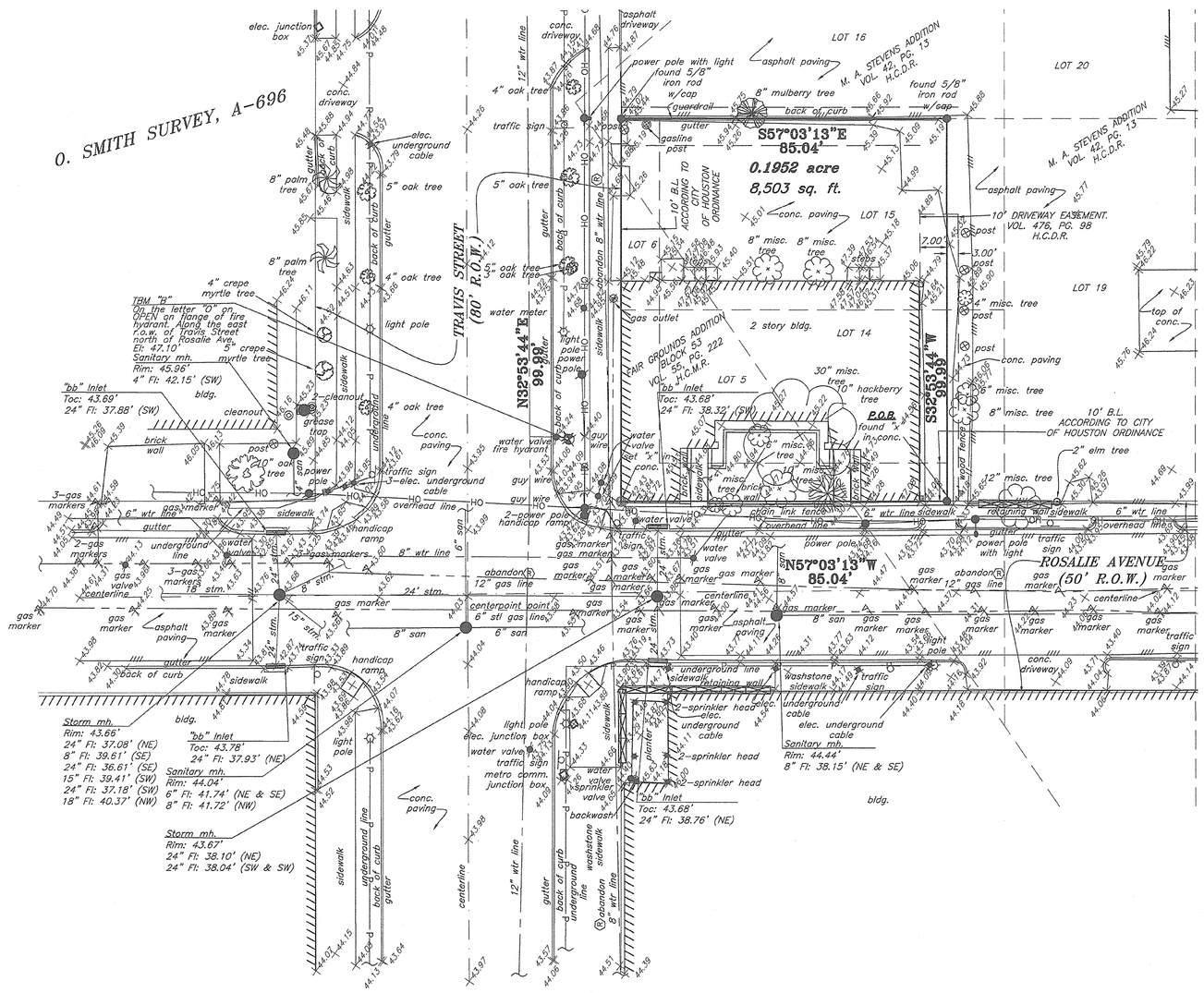

SCALE: 1" = 20'

LEGEND

	WATER VALVE
	POWER POLE
	B OR BB INLET
	POST
	FIRE DEPARTMENT CONNECTIONS
	BUILDING
	WOOD FENCE
	CHAIN LINK FENCE
	OVERHEAD LINE
	UNDERGROUND LINE
	MAILBOX
	GAS METER
HC	HANDICAP
	FOUND IRON ROD
	FOUND IRON PIPE
	UNDERGROUND CABLE MARKER
	SET MONUMENTS BY TERAN GROUP
	RECORD DRAWING
PL	PROPERTY LINE
VOL.	VOLUME
PG.	PAGE
H.C.C.F.	HARRIS COUNTY CLERK'S FILE
H.C.F.C.D.	HARRIS COUNTY FLOOD CONTROL DISTRICT
H.C.M.R.	HARRIS COUNTY MAP RECORDS
H.C.D.R.	HARRIS COUNTY DEED RECORDS
B.L.	BUILDING LINE
U.E.	UTILITY EASEMENT
FF	FINISH FLOOR

METES AND BOUNDS DESCRIPTION OF A 0.1952 ACRE TRACT OF LAND

BEING a 0.1952 acre tract of land, more or less, being part of Lots 14 and 15 of the M.A. Steven Addition, an addition in Harris County, Texas according to the map or plat recorded in Volume 42, Page 13 of the Deed Records of Harris County, Texas and same being all of Lots 5 and 6, Block 53 of the Fairgrounds Addition, an addition in Harris County, Texas according to the map or plat recorded in Volume 55, Page 222 of the Deed Records of Harris County, Texas; said 0.1952 acre tract also being out of the Obedience Smith Survey, Abstract No. 696; said 0.1952 acre tract of land being more particularly described by metes and bounds as follows:

BEGINNING at an "x" cut in concrete found for the south corner of the herein described tract, same being on the northeast right-of-way line of Rosalie Avenue (50 foot right-of-way) and same being on the southwest property line of said Lot 14;

THENCE N 57°03'13" W, a distance of 85.04 along the southwest property line of the herein described tract, same being along the northeast right-of-way line of said Rosalie Avenue and same being along the south property line of said Lot 14 and said Lot 5, Block 53 to an "x" cut in concrete set for the west corner of the herein described tract, same being the west corner of said Lot 5, Block 53 and same being the intersecting corner of the southeast right-of-way line of Travis Street (80 foot right-of-way)and the northeast right-of-way line of said Rosalie Avenue;

THENCE N 32°53'44" E, a distance of 99.99 feet along the northwest property line of the herein described tract, same being along the southeast right-of-line of said Travis Street and same being along the northwest property line of said Lots 5 and 6, Block 53 and same going thru said Lot 15 to a 5/8 inch iron rod with cap, labeled "TERAN GROUP RPLS 4603", found for the north corner of the herein described tract same being in the northeast property line of said Lot 15, same being on the southwest property line of said Lot 16 and same being on the southwest right-of-way line of said Travis Street;

THENCE S 57°03'13" E, a distance of 85.04 feet along the northeast property line of the herein described tract, same being along the northeast property line of said lot 15 and same being along the southwest property line of said Lot 16 to a 5/8 inch iron rod with cap, labeled "TERAN GROUP RPLS 4603", found for the east corner of the herein described tract, same being on the northeast property line of said Lot 15 and same being on the southwest property line of said Lot 16;

THENCE S 32°53'44" W, a distance of 99.99 feet along the southeast property line of the herein described tract to the POINT OF BEGINNING and containing 0.1952 acre (8,503 sq. ft.) of land.

This Survey was prepared based on One Republic National Title Insurance Company Title Report GF No. 09012324. Teran Group has made no independent study or search of legal description or easements.

I, Orlando J. Teran, being registered in the State of Texas as a Registered Professional Land Surveyor, hereby certify to the Houston Community College System and One Republic National Title Insurance Company that this drawing was prepared as a result of a survey performed on the ground under my direction and supervision, that the information shown hereon correctly and accurately reflects the conditions on the ground at the time of the survey, and that this survey meets the minimum requirements of a Category 1A, Condition II Survey as defined by The Texas Society of Professional Surveyors Manual of Practice and the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.

Orlando J. Teran — *Date*
Registered Professional Land Surveyor
Texas Registration No. 4603

NOTES:

1. *THE SUBJECT PROPERTY IS LOCATED IN ZONE X ACCORDING TO FEMA FLOOD INSURANCE RATE MAP NO. 48201C0860L, REVISED JUNE 18, 2007.*
2. *ALL ELEVATIONS SHOWN HEREON ARE REFERENCED TO THE TROPICAL STORM ALLISON RECOVERY PROJECT (T.S.A.R.P.) DATUM OF 1988 (NAVD88), 2001 ADJUSTMENT:*
3. *TSARP FLOODPLAIN RM NO. 210054*
   ELEVATION: 40.00'
   LOCATED ON BRIDGE AT SABINE AND BUFFALO BAYOU LOCATED ON DOWNSTREAM, EAST SIDEWALK OF BRIDGE, AT STREAM CENTERLINE IN KEYMAP 493K.
4. *TEMPORARY BENCHMARK (T.B.M.) "B": EL: 47.10'*
   LOCATED ALONG THE EAST R.O.W. OF TRAVIS STREET AND NORTH OF ROSALIE AVE. ON THE LETTER "O" ON OPEN ON FLANGE OF FIRE HYDRANT.
5. *ALL BEARINGS AND COORDINATES ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE NO. 4204 (NAD83).*

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HOUSTON, TEXAS 77042
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FAX: 713-244-9794

TOPOGRAPHIC AND BOUNDARY OF A 0.1952 ACRE TRACT OF LAND BEING PART OF LOTS 14 AND 15 OF THE M. A. STEVENS ADDITION VOL. 42, PG. 13 H.C.D.R. BEING ALL OF LOTS 5 AND 6, BLOCK 53 OF FAIR GROUNDS ADDITION VOL. 55, PG. 222 H.C.M.R. O. SMITH SURVEY, A-696 HARRIS COUNTY, TEXAS

DRAWN BY: TERAN GROUP	DATE: 06-26-09	
APPROVED BY: O.T.	DATE: 06-26-09	TERAN GROUP PROJECT NO. 2009-027
SCALE: 1" = 20'	SHEET NO 1 OF 1	

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