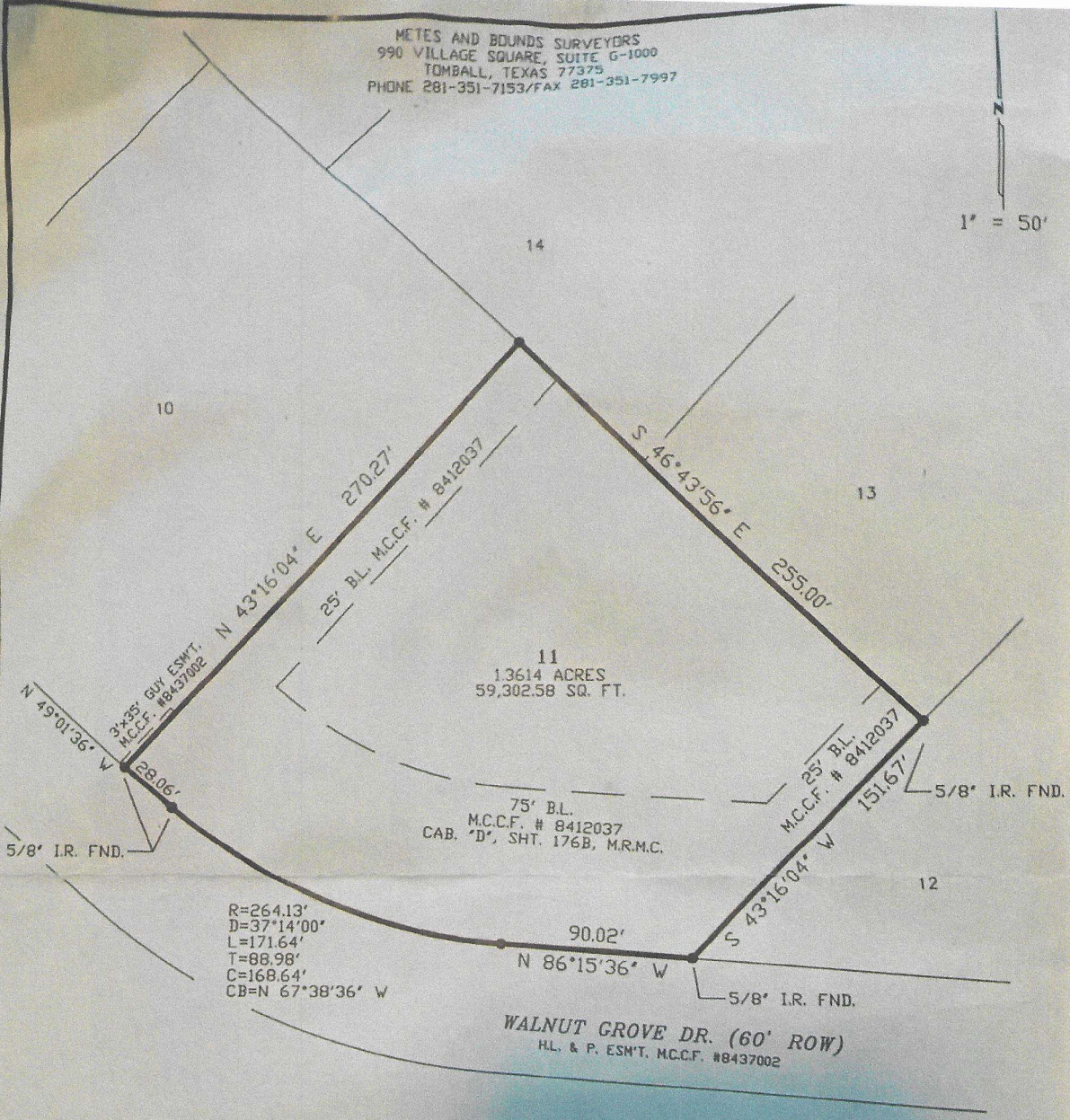


METES AND BOUNDS SURVEYORS  
990 VILLAGE SQUARE, SUITE G-1000  
TOMBALL, TEXAS 77375  
PHONE 281-351-7153/FAX 281-351-7997

1" = 50'



**PLAT OF PROPERTY**

PREPARED FOR  
SMART PARTNERS, LLC.

- NOTES:
1. ● 3/4" IRON ROD w/ PLASTIC CAP SET UNLESS OTHERWISE NOTED.
  2. 100 YEAR FLOOD PLAIN LIMIT TAKEN FROM RECORDED PLAT.
  3. ROADS ARE DEDICATED BY M.C.C.F. # 8345693.

PLAT SHOWING SURVEY OF LOT 11 (1.3614 ACRES), BLOCK 2, OF WALNUT GROVE, SECTION 1, SUBDIVISION, RECORDED IN CABINET 'D', SHEET 176B, M.R.M.C., SITUATED IN THE THOMAS J. STANSBURY SURVEY, ABSTRACT 485, AND THE SAMUEL STOKES SURVEY, ABSTRACT 520, MONTGOMERY COUNTY, TEXAS.

ALL BEARINGS AND COORDINATES ARE REFERRED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE, DEFINED IN THE TEXAS NATURAL RESOURCES CODE, SECTION 20.071, ET. SEQ. AND ARE BASED ON THE PUBLISHED POSITION ( 2001 ADJ. ) OF NDA/NGS STATION COOPERATIVE CORS STATION WLA 1, TO CONVERT THE SURFACE DISTANCE TO GRID DISTANCE, MULTIPLY BY A COMBINATION SCALE FACTOR OF 0.9999951143.

ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR MONTGOMERY COUNTY, TEXAS, MAP NUMBER 48339C0489 F; EFFECTIVE DATE, DECEMBER 19, 1996, SHOWS THIS TRACT TO BE IN ZONE 'X', AREA DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN.

I HEREBY CERTIFY THAT THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY IA, CONDITION III SURVEY.

JOHN A. GRIFFIN  
PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NUMBER 4941

DATED: DECEMBER 19, 2006



JOB NUMBER: 2006-001-11 BLOCK 2