

SET 5/8" IRON
ROD W/CAP N88°50'01"E 880.96'

SET 5/8" IRON
ROD W/CAP

RESIDUAL OF 1164.739 ACRES
OUT OF DEED CALL 2516 ACRFS
CCF NO. 188582 R.P.R.G.C.
(RESIDUAL OF TRACT 39
VOL 897, PG 523 D.R.W.C.)

JOHN H. PIERSON SURVEY A-372

GRIMES COUNTY

WALLER COUNTY

JOHN H. PIERSON SURVEY A-389

NOTE:

1. THIS PROPERTY IS SUBJECT TO UNIDENTIFIED AND UNLOCATED DRILL SITES.
2. BUILDING LINES PER CCF NO. 403138 WALLER COUNTY & VOL 1080, PG 299 GRIMES COUNTY

SCALE: 1" - 400'
DATE: 5/24/04



RESIDUAL OF TRACT 39
VOL 897, PG 523
D.R.W.C.

N01°09'59"W 3438.29'

67.252
ACRES
TRACT 22

S01°09'59"E 3195.99'

RESIDUAL OF TRACT 39
VOL 897, PG 523
D.R.W.C.

WHITMORE, J.W.
13.435 ACRES
VOL 425, PAGE 770
D.R.W.C.

CONTROL MONUMENT
FOUND 5/8" IRON ROD
SW COR 13.435 AC

SET 5/8" IRON
ROD W/CAP
100' BUILDING LINE
S74°40'17"W 712.39'
R=570.00' D= 635'20"
L=65.55' Ch=571'22"37"W 65.51'

POINT OF
BEGINNING
SET 5/8" IRON
ROD W/CAP

REFERENCE BEARING
S68°06'04"W 1177.75'

RILEY ROAD
(PARCEL, VOL 425, PG 626 D.R.W.C.)

(60' R.O.W.)

A SURVEY OF

67.252 ACRES (TRACT 22)

IN THE JOHN H. PIERSON SURVEY, A-372
GRIMES COUNTY
AND THE JOHN H. PIERSON SURVEY, A-389,
WALLER COUNTY, TEXAS

I hereby certify to Severo Ballesteros and Eva Ballesteros and Montgomery County Title Company that this survey was made on the ground under my supervision, that this drawing correctly represents the facts found at the time of this survey and that this professional service substantially conforms to the current Texas Surveyors Association Standards and Specifications for a Category 1A, Condition III survey.

This property is located in Zone C and is not within the 100-year floodplain as shown on FIRM Community Panel Numbers 480640 0020 B, effective date December 18, 1986, and 481173 0010 A, effective date June 17, 1977.

This survey was completed with the benefit of a title commitment furnished by Montgomery County Title Company, G.F. No. 04040760, effective date May 3, 2004.

Hal Moyer
Hal Moyer, R.P.L.S.
Texas Registration No. 5656

MOYER
SURVEYING

