

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	326.65'	64.91'	64.81'	N 76°46'07" E	11°23'11"
C2	326.65'	64.91'	64.81'	N 76°29'36" E	11°23'11"

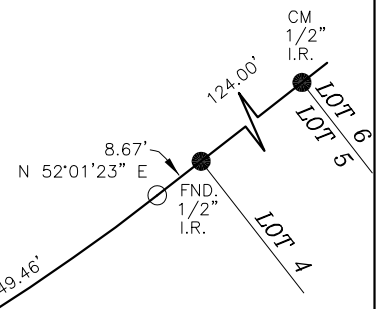
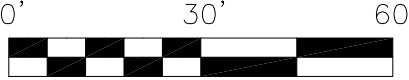
FLOOD INFORMATION
 FIRM: 48201C PANEL: 1070 M
 REV. DATE: 01/06/2017
 ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS, THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

TRESVANT DRIVE
 (60' R.O.W.-PER PLAT)

McCOWN STREET
 (60' R.O.W.-PER PLAT)

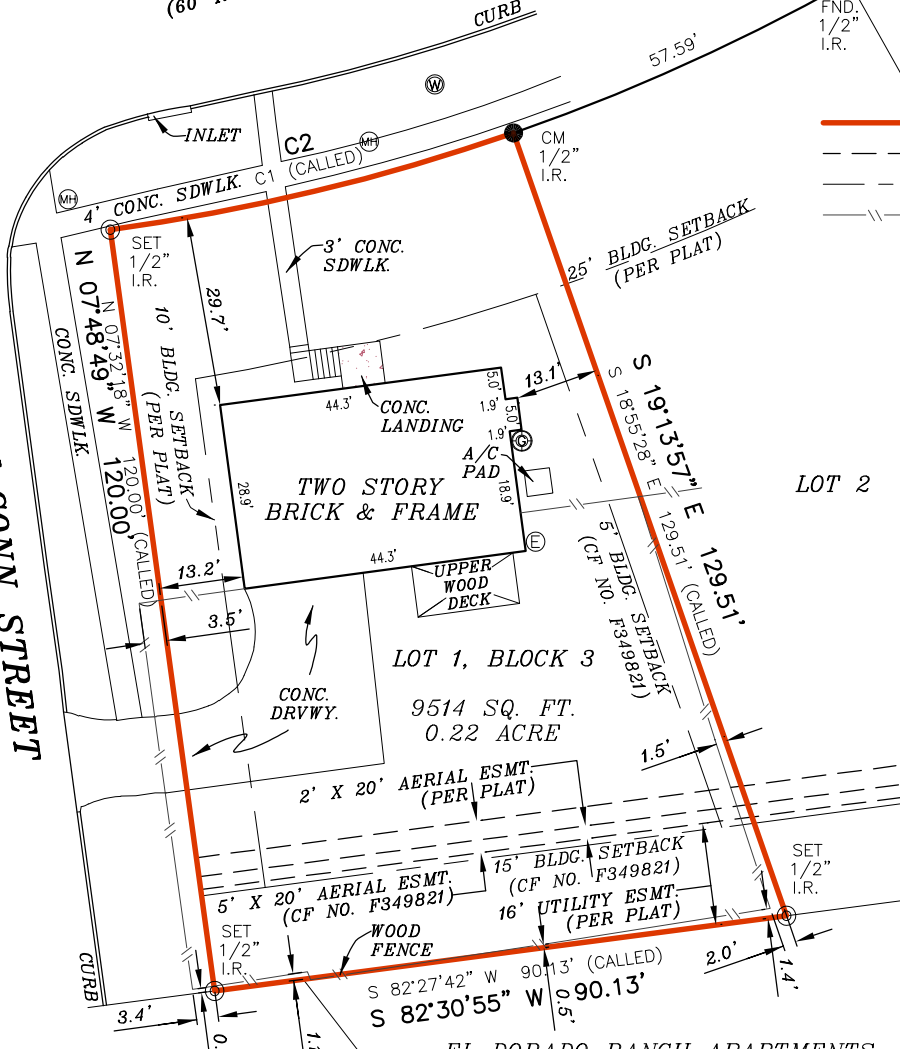
GRAPHIC SCALE



LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- WOOD FENCE
- SET 1/2" IRON ROD WITH CAP
- PROPERTY CORNER
- FOUND IRON ROD
- WATER METER
- ELECTRIC METER
- GAS METER
- MANHOLE
- CONTROL MONUMENT



SURVEYOR'S NOTE(S):
 THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THE SETBACKS AND EASEMENTS SHOWN ON THIS DRAWING ARE THE BEST INTERPRETATION OF THE SURVEYORS BASED ON THE INFORMATION AVAILABLE TO US AT THE TIME OF THE DRAWING.

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY NATIONAL INVESTORS TITLE INSURANCE COMPANY GF NO. V2530431CL ISSUED ON 05/01/25.

BASIS OF BEARING, TEXAS COORDINATE SYSTEM, NAD 83, SOUTH CENTRAL ZONE.

THE PLATTED BEARINGS AND DISTANCES DOES NOT REPRESENT A MATHEMATICALLY CLOSED FIGURE; THE BOUNDARY, AS DEPICTED HEREON, IS BASED UPON THE MONUMENTATION AS FOUND ON-THE-GROUND, AND THE APPARENT INTENT OF THE SUBD. PLAT.

THERE EXIST AN EASEMENT AS RECORDED IN CLERK'S FILE NO F711829, HARRIS COUNTY, TEXAS. DOES NOT AFFECT SUBJECT PROPERTY.

UZMA JEHAN LLC
 5.1528 ACRE TRACT
 (CF NO. RP-2019-194771)

EL DORADO RANCH APARTMENTS
 REPLAT NO. 2
 (FILM CODE NO. 504006)
 BLDGS. 1 THRU 25

I, **DONALD MATT COOKSTON**, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to **UNIVERSITY TITLE** and **MY HOME BUYER LLC** that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey.
 Borrower/Owner: **MY HOME BUYER LLC**
 Address: **402 TRESVANT DR., WEBSTER, TX 77598** GF No. **V2530431CL**

Legal Description of the Land:
 Lot 1, Block 3, STERLING KNOLL, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 258, Page 46, Map Records, Harris County, Texas.

"LAND TITLE" SURVEY

JOB NO.:	2505047880	NO.	REVISION	DATE
DATE:	05/04/25			
DRAWN BY:	SDA/JC			
APPROVED BY:	DMC			



Donald Matt Cookston

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: VOLUME 258, PAGE 46, MAP RECORDS, HARRIS COUNTY, TEXAS, CC#S F349821, L230235, U139271, 20110545743, 20110545744, 20130633020, 2022-517863, REAL PROPERTY RECORDS, HARRIS COUNTY, TEXAS.

PROPERTY PHOTOGRAPH:



Overland Consortium Inc. Surveyors

Tel: 281-940-8869 Fax: 281-207-6476
 999 E. BASSE ROAD, SUITE 180 BOX 521, SAN ANTONIO, TEXAS 78209

FIRM REGISTRATION NO. 10190700
DONALD MATT COOKSTON, R.P.L.S.
 Registered Professional Land Surveyor
 Registration No. 4733
 COPYRIGHT ALL RIGHTS RESERVED TO OVERLAND CONSORTIUM INC.