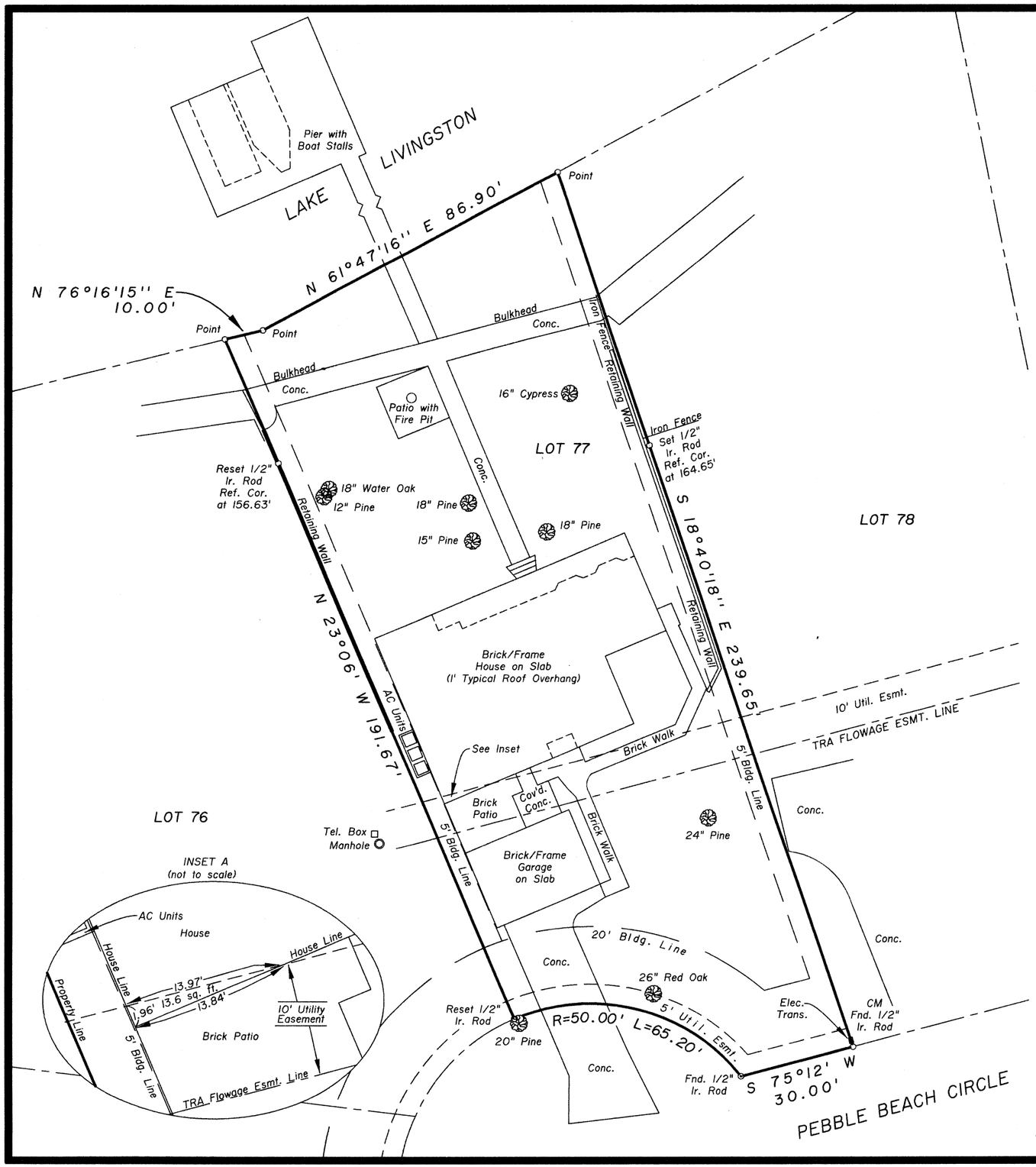

BEARINGS ARE BASED ON THE RECORDED SUBDIVISION PLAT.

CM DENOTES CONTROLLING MONUMENT.

NOTE: THE ADDRESS SHOWN IS FOR REFERENCE PURPOSES ONLY.

BUYERS:
JOHN STEPHEN LUNA and
SUSAN PATRICIA LUNA
40 PEBBLE BEACH CIRCLE
COLDSPRING, TEXAS 77331

SCALE 1" = 30'

SURVEY PLAT SHOWING

LOT SEVENTY-SEVEN (77), BLOCK FIVE (5) OF CAPE ROYALE, ROYALE GREENS, A SUBDIVISION IN THE MESSINA BROWN SURVEY, A-5, SAN JACINTO COUNTY, TEXAS, AS SHOWN BY THE MAP OR PLAT THEREOF RECORDED IN VOLUME 115, PAGE 265 OF THE DEED RECORDS OF SAN JACINTO COUNTY, TEXAS.

TO THE LIEN HOLDER AND/OR THE OWNER OF THE PREMISES SHOWN, AND TO ANY TITLE GUARANTY COMPANY:

I, GERALD L. WRIGHT, REGISTERED PROFESSIONAL LAND SURVEYOR No. 5334, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY LEGALLY SHOWN HEREON, IS CORRECT AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS OR RIGHT OF WAYS, EXCEPT AS SHOWN HEREON, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY.

SURVEYED: JULY 29, 2019

BY: Gerald L. Wright
GERALD L. WRIGHT, R.P.L.S. No. 5334, TEXAS
FIRM REGISTRATION No. 10128800

STATE OF TEXAS REGISTERED GERALD L. WRIGHT 5334 PROFESSIONAL LAND SURVEYOR

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