

PROBSTFELD & ASSOCIATES

PROFESSIONAL LAND SURVEYORS

21830 Kingland Blvd., Suite 106 Katy, Texas 77450 Office (281) 829-0034 Fax (281) 829-0233

Falmouth Avenue

60' R. O. W.

N 72° 21' 48" E
26.50'

POINT OF BEGINNING

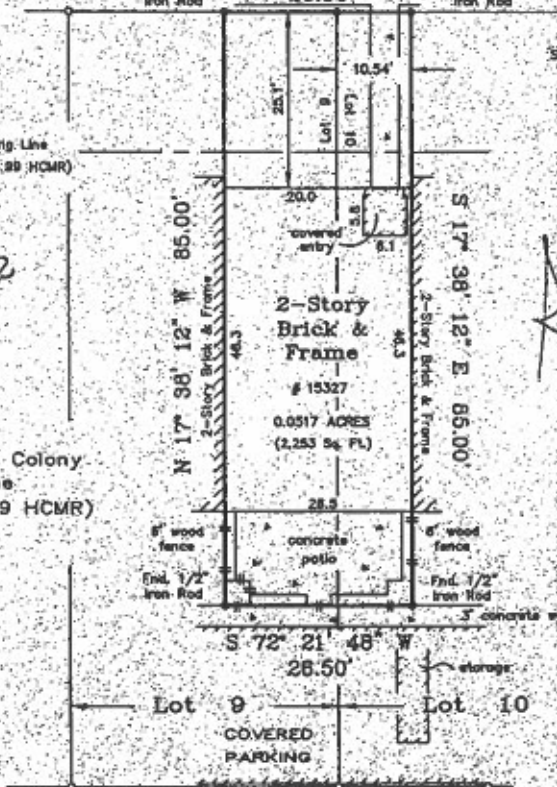
POINT OF COMMENCING

Scale:
1" = 20'

20' Building Line
(Vol. 289, Pg. 89 HCMR)

BLOCK 2

Langham Creek Colony
Section One
(Vol. 289, Pg. 99 HCMR)



*Survey checked
9/2/05
Dante*

Montauk Drive
55' R. O. W.

Lender: DCR Mortgage Company Ltd.

NOTE: All bearings are referenced to the recorded plat unless noted otherwise.

Lot subject to a service agreement with Houston Lighting and Power Company as set forth and described under Harris County Clerk's File No. 0565942, 0587970, H180374, H348547, H400785 & H300312.

Lot subject to a service agreement with Storer Cable TV of Texas, Inc. as set forth and described in instrument recorded under Clark's File No. L894845 of the Real Property Records of Harris County, Texas.

Lot subject to easements affecting common areas for public utilities, drainage, etc. together with conditions contained in the declaration of Langham Creek Colony, Section One, filed for record under Harris County Clerk's File No. 0374433 and re-recorded under 0635867, and subject to the terms, conditions and stipulations of that certain party well agreement, contained therein.

Surveyor has not abstracted this property. This survey has been prepared based upon information provided by the title company. No independent investigation of the accuracy of the title company's work has been performed by the surveyor. Existing ordinances and zoning building setback lines (if any) are not shown.

PLAT OF PROPERTY FOR:

John Weithas

at 15327 Falmouth Avenue Houston, Tx.

A tract or parcel of land containing 0.0517 acres (2,253 sq. ft.) being out of and a part of Lot 10, and Lot 9, in Block 2, of Langham Creek Colony, Section One, an addition in Harris County, Texas, according to the plat as recorded in Volume 289, Page 99 of the Map Records of Harris County, Texas. (metes & bounds attached)

Date: 8/16/05 Revised: _____

This Property DOES NOT lie within the designated 100 year flood plain.

Panel No. 480287 0610 J

Zone: X Date: 11/6/98

Created by graphic plotting only, not responsible for actual determination.

This survey was performed in accordance with Title Commitment

Provided by: Texas American Title Company

GPS: 176-04-1247 (7/20/05)

I hereby certify that the above plat correctly represents the facts found at the time of the survey made on the ground under my supervision, and there are no apparent encroachments at the time of this survey, unless shown or noted otherwise.



MATHEW J. PROBSTFELD
Registered Professional Land Surveyor
State of Texas No. 4985

Job # 322-137

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15327 Falmouth Avenue

A tract or parcel of land containing 0.0517 acres (2,253 square feet) being out of and a part of Lot 10 and Lot 9, in Block 2, of Langham Creek Colony, Section One, an addition in Harris County, Texas, according to the plat as recorded in Volume 289, Page 99 of the Map Records of Harris County, Texas, said 0.0517 acre tract being more particularly described as follows with bearings based on the recorded plat;

COMMENCING at a point for corner being the North cut back corner of the intersection of the West right of way line of Montauk Drive, (55 feet in width), and the South right of way line of Falmouth Avenue, (60 feet in width), said point for corner also being the most North corner of Lot 12, in Block 2, of said Langham Creek Colony, Section One;

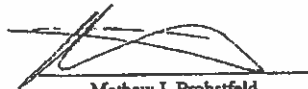
THENCE South 72 degrees 21 minutes 48 seconds West, along the said South right of way line of Falmouth Avenue, passing at 73.05 feet a point for corner being the Northwest corner of Lot 11, same being the Northeast corner of Lot 10, continuing for a total distance of 100.51 feet, (call 99.16 feet), to a found 1 / 2 inch iron rod marking the **POINT OF BEGINNING** and the Northeast corner of the herein described tract;

THENCE South 17 degrees 38 minutes 12 seconds East, 10.54 feet East of and parallel to the West line of said Lot 10, a distance of 85.00 feet to a found 1 / 2 inch iron rod marking the Southeast corner of the herein described tract;

THENCE South 72 degrees 21 minutes 48 seconds West, passing at 10.54 feet a point in the West line of said Lot 10, same being the East line of Lot 9, continuing for a total distance of 26.50 feet to a found 1 / 2 inch rod marking the Southwest corner of the herein described tract;

THENCE North 17 degrees 38 minutes 12 seconds West, a distance of 85.00 feet to a found 1 / 2 inch iron rod lying in the said South right of way line of Falmouth Avenue, said found 1 / 2 inch iron rod marking the Northwest corner of the herein described tract;

THENCE North 72 degrees 21 minutes 48 seconds East, along the said South right of way line of Falmouth Avenue, passing at 15.96 feet a point for corner being the Northeast corner of said Lot 9, same being the Northwest corner of said Lot 10, continuing for a total distance of 26.50 feet to the **POINT OF BEGINNING** and containing 0.0517 acres (2,253 square feet) of land.



Mathew J. Probstfeld
Registered Professional Land Surveyor
State of Texas No. 4985
August 18, 2005

