



TITLE COMPANY:



# Alamo Title Company

281-488-3950

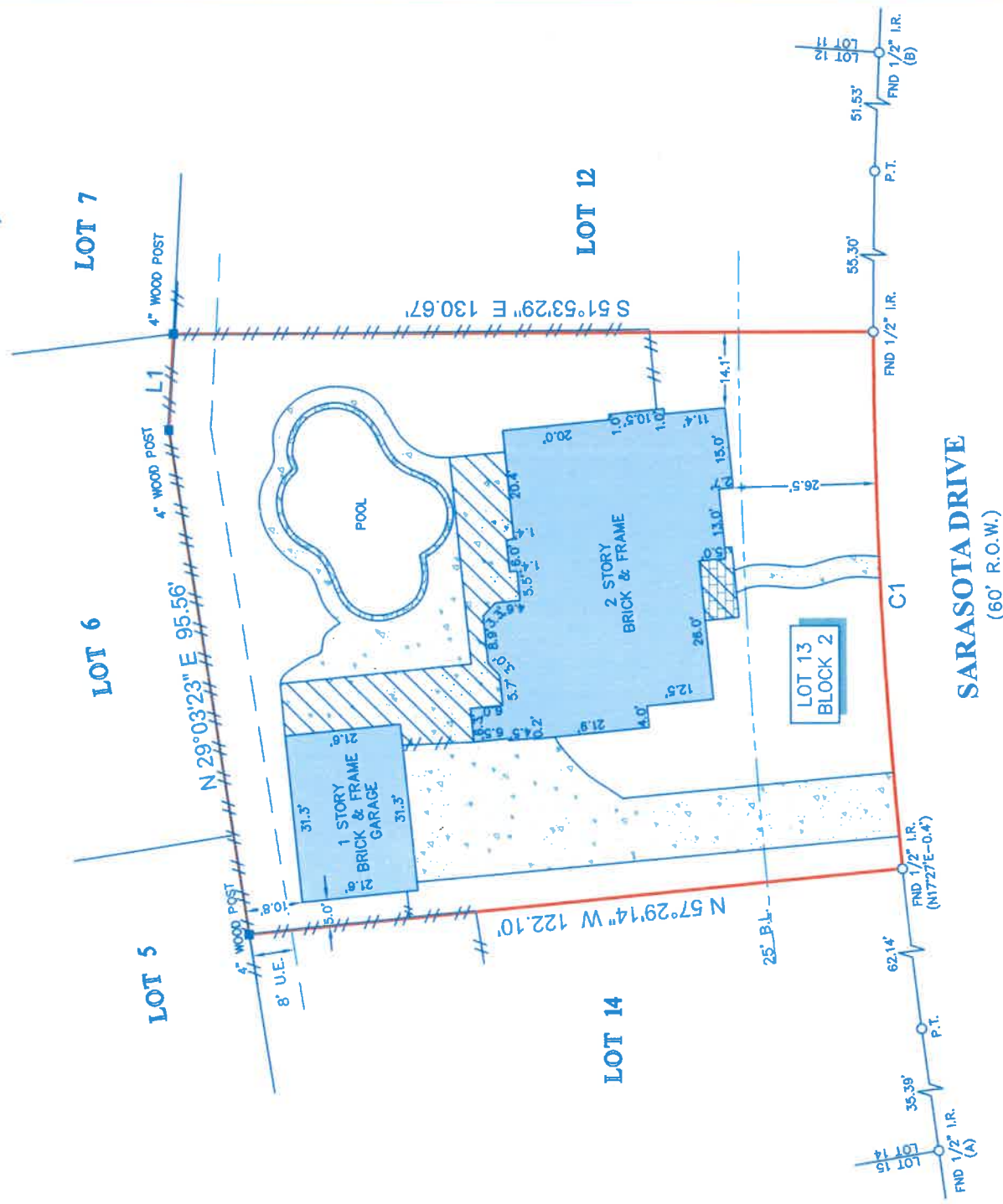
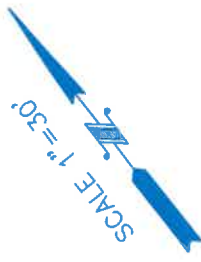
ISSUE DATE:

DECEMBER 7, 2022

G.F. #: ATCH-23-ATCH22124833

CURVE	RADIUS	LENGTH	CHORD	BEARING	CHORD
C1	1030.00'	100.60'	S 35°18'38" W	100.56'	

LINE	BEARING	DISTANCE
L1	N 41°11'08" E	18.00'



## LEGEND

B.L.	BUILDING LINE	BRICK	STONE
U.E.	UTILITY EASEMENT	---	FENCE
□	CONCRETE	---	WOOD
▨	COVERED AREA		

- NOTES:
- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
  - ABSTRACT FOR INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
  - THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
  - ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
  - THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
  - SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON DECEMBER 7, 2022, UNDER G.F. NO. ATCH-23-ATCH22124833.

LEGAL DESCRIPTION: LOT 13, IN BLOCK 2, OF FINAL PLAT OF BOCA RATON, SECTION 1, A SUBDIVISION IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 18, PAGE 352, OF THE MAP RECORDS OF GALVESTON COUNTY, TEXAS.



SURVEYOR'S CERTIFICATE: IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON DECEMBER 16, 2022. I AM NOT PROVIDING ANY WARRANTIES TO THE PUBLIC AS TO THE ACCURACY OF THIS PLAT AS SURVEYING AND THAT THERE ARE NO ENCUMBRANCES OR PROTRUSIONS EXCEPT AS SHOWN.

RICHARD FUSSELL  
RPLSY 4148

CLIENT: RYAN STERLING AND ASHLEE STERLING

ADDRESS: 2402 SARASOTA DRIVE

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**Survey 1, Inc.**  
Your Land Survey Company

Firm Registration No. 100758-00  
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1382

FIELD CREW: JJ WS

DRAFTER: MC(V) EF

DATE: DEC. 21, 2022

JOB# 12-119324-22