

TITLE COMPANY:



TRADITION TITLE COMPANY

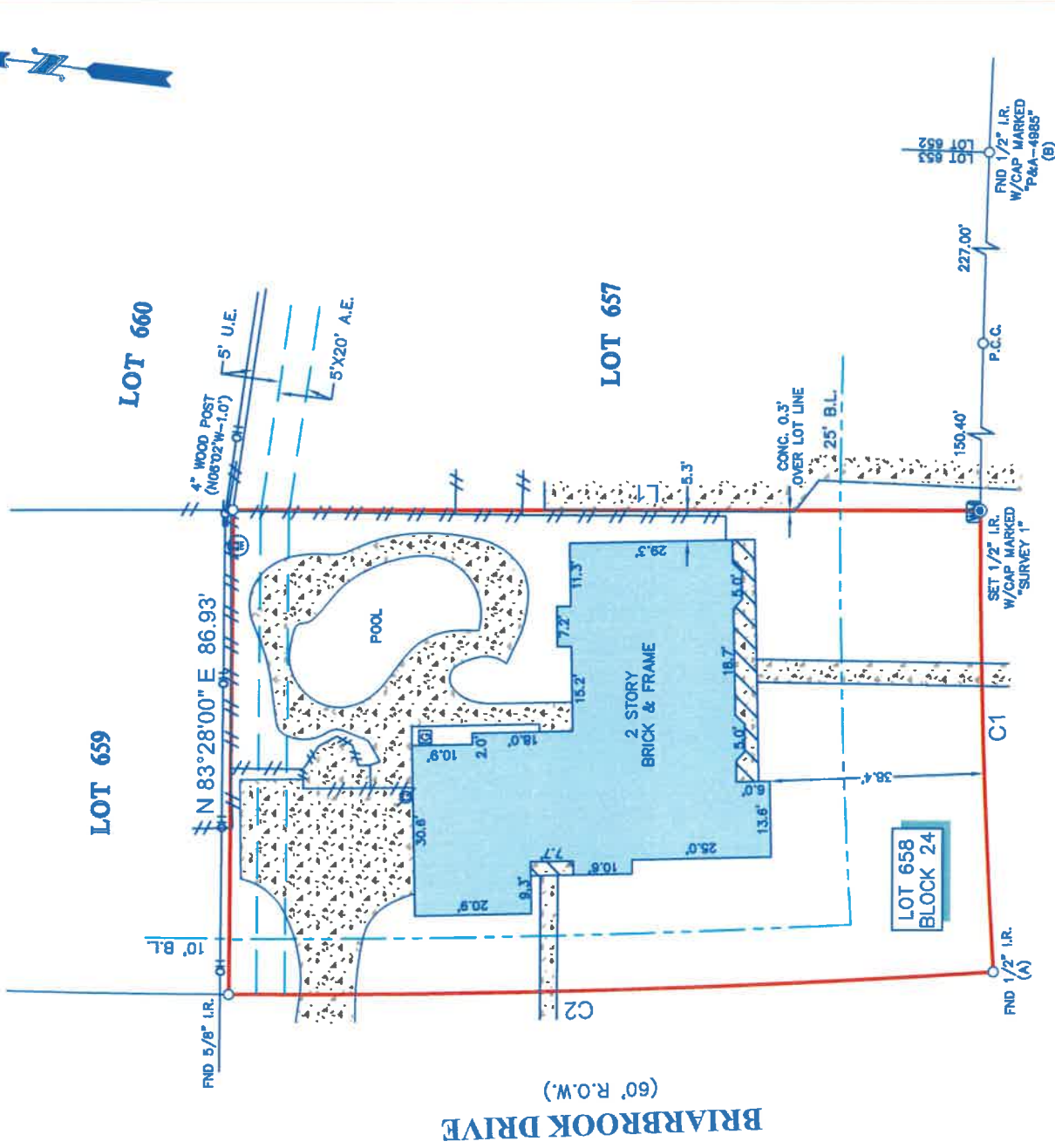
713-973-9700

G.F. # 25-24012401 ISSUE DATE: JAN. 8, 2026

LAND TITLE SURVEY

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	1257.77	82.85'	03°46'27"	S 81°15'41" W	82.84'
C2	1819.84'	137.37'	04°05'56"	N 08°34'34" W	137.32'

LINE	BEARING	DISTANCE
L1	S 06°51'05" E	134.05'



BRIARBROOK DRIVE
(60' R.O.W.)

SUGAR HILL DRIVE
(60' R.O.W.)

LEGEND

BL	BUILDING LINE	OH	OVERHEAD UTILITY LINES
U.E.	UTILITY EASEMENT	WM	WATER METER
A.E.	AERIAL EASEMENT	GP	GENERATOR
		MC	MANHOLE
		CC	CONCRETE
		CO	COVERED AREA
		FF	FENCE
		WW	WOOD
		GM	GAS METER
		PP	POWER POLE

NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY SHOWN HEREON FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
3. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COVENANTS ON SUBJECT PROPERTY.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JANUARY 8, 2026, UNDER G.F. NO. 25-24012401.

LEGAL DESCRIPTION: LOT 658, IN BLOCK 24, OF BRIARGROVE PARK, SECTION ONE, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 72, PAGE 19, MAP RECORDS, HARRIS COUNTY, TEXAS.



SURVEYORS CERTIFICATE:
IN MY PRESENCE AND IN THE PRESENCE OF OTHER QUALIFIED PERSONS, I HAVE EXAMINED THE ORIGINAL SURVEY PLAT AND THE FACTS FOUND ON THE GROUND DURING THE COURSE OF THIS SURVEY CONDUCTED UNDER MY SUPERVISION ON JANUARY 30, 2026 AND THAT THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS' MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY 1A, CONDITION III SURVEY; AND THAT THERE ARE NO ENCROACHMENTS OR PHOTOGRAPHS EXCEPT AS SHOWN.

Richard Fussell
RICHARD FUSSELL
P.L.S.# 4148

CLIENT: RYAN GOETZ & RACHEL GOETZ
ADDRESS: 10110 SUGAR HILL DRIVE

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FIELD CREW: TECH: ARH
WT
DRAFTER: PK FINAL CHECK: EF

DATE: FEB. 4, 2026
JOB#

1-161497-26

Firm Registration No. 100758-00
P.O. Box 2543 | Alvin, TX 77512 | (281)393-1362