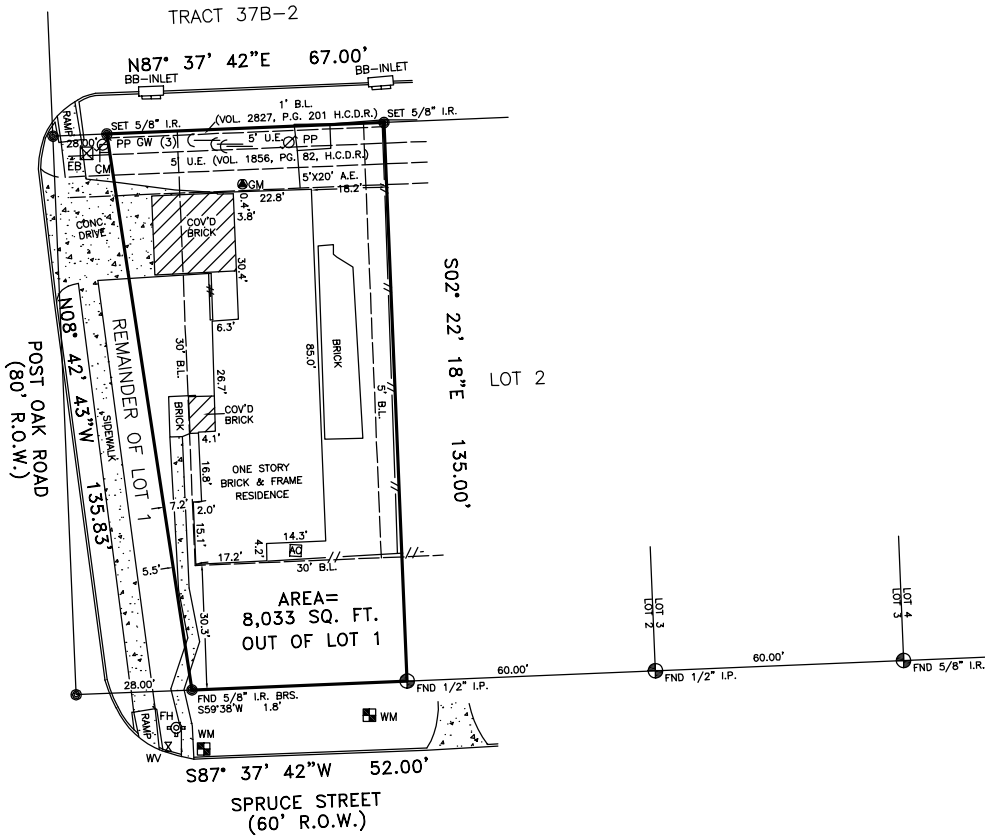




SCALE: 1" = 30'

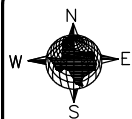
- LEGEND:**
- U.E. — UTILITY EASEMENT
  - W.L.E. — WATERLINE EASEMENT
  - R.O.W. — RIGHT OF WAY
  - B.L. — BUILDING LINE
  - PL — PROPERTY LINE
  - ⊕ — CONTROLLING MONUMENT
  - FH — FIRE HYDRANT
  - WM — WATER METER
  - EM — ELECTRIC METER
  - GM — GAS METER
  - PP — POWER POLE
  - CP — CABLE PEDESTAL
  - PLM — PIPELINE MARKER
  - TP — TELEPHONE PEDESTAL



- NOTES:**
1. BEARINGS BASED ON PLAT.
  2. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN SCHEDULE "B" OF THE TITLE COMMITMENT ISSUED BY OLD REPUBLIC NATIONAL TITLE COMPANY UNDER G.F. NO. 25000991, EFFECTIVE 03/06/25 AS LISTED: VOL. 27, PG. 60, H.C.M.R. AND VOL. 1817, PG. 201 AND VOL. 2652, PG. 353, H.C.D.R.
  3. EASEMENT AND BUILDING LINES PER RECORDED PLAT.
  4. BUILDING AND ZONING ORDINANCES PER THE CITY OF BELLAIRE, RECORDED IN VOL. 1254, PG. 85, H.C.D.R.

THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE CURRENT PARTIES AND THAT NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH THE ORIGINAL TRANSACTION.

**BOUNDARY SURVEY**  
**OUT OF LOT 1 OF SPRUCE LANE PLACE**  
**VOLUME 27, PAGE 60, H.C.M.R.**  
**S&E A PORTION TO THE STATE OF TEXAS,**  
**H.C.C.F. NO. B316821**  
**HARRIS COUNTY, TX**



**GGC SURVEY**  
**PROFESSIONAL LAND SURVEYING**  
 Firm Number 10148000  
 8114 Golden Harbor Missouri City, TX 77459  
 TEL (832)729-7256 ggcsurvey@gmail.com  
 www.ggcsurvey.com

F.I.R.M. NO.	48201C	PANEL	0855L
EFFECTIVE DATE	08/18/07	ZONE	2A5
<small>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.</small>			
SURVEYED FOR: N&B HOMES, LLC			
ADDRESS: 4660 SPRUCE STREET, BELLAIRE TEXAS 77401			
FIELDWORK: 03/12/25			
TITLE COMPANY: OLD REPUBLIC NATIONAL TITLE COMPANY			
G.F. NO.: 25000991			
G.F. EFFECTIVE DATE: 03/06/25			
JOB NO.: 109499			

**CERTIFICATION**

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY SHOWING ANY IMPROVEMENTS, FROM LEGAL DESCRIPTIONS SUPPLIED BY CLIENT. THIS SURVEY IS ONLY CERTIFIED FOR BOUNDARY AND THIS TRANSACTION ONLY. SURVEYOR DID NOT ABSTRACT PROPERTY, EASEMENTS, BUILDING LINES, ETC. SHOWN ARE AS IDENTIFIED BY THE TITLE COMMITMENT.

*Georg R. Lardzabal*  
03/21/25



GEORG R. LARDZABAL, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6051