

H.T. & B.R.R. SURVEY
ABSTRACT 506

CITY OF PEARLAND
FILE NO. 2005013855
O.R.B.C.

HOUSTON MEMORIAL GARDENS INC
FILE NO. 2011033853
O.R.B.C.

SCALE 1"=30'

S 89°41'30"E 801.13'

(VACANT)
6.734 ACRES
(293,339 SQ.FT.)

3N TEXAS INVESTMENTS LLC
FILE NO. 2024039624
O.R.B.C.

UNITED STATES POSTAL SERVICE
FILE NO. 2004062181
O.R.B.C.

ALLISON RICHEY GULF
COAST HOME COMPANY
SUBDIVISION SECTION 20
VOL. 2, PGS. 23-24
P.R.B.C.

SILVER PEAR 518
BUSINESS PARK LTD
FILE NO. 2004052612
O.R.B.C.

MAMIE MOORE
FILE NOS. 2023020758
O.R.B.C.

HILLHOUSE ROAD
(WIDTH VARIES)

NORTH 156.10'

P.O.C.
NORTHWEST
CORNER OF
SILVER PEAR 518
BUSINESS PARK
VOL. 24, PG. 127
P.R.B.C.

SILVER PEAR 518 BUSINESS PARK LTD
FILE NO. 2004004862
O.R.B.C.

LEGEND
* SOME ELEMENTS MAY NOT BE USED ON SURVEY

⊕	HANDICAP	FF	FINISHED FLOOR
⊗	GAS METER	BC	BACK OF CURB
⊕	GAS VALVE	CU	CUTTER
+	FIRE HYDRANT	CM	COMPACTED METAL PIPE
⊕	WATER METER	RC	REINFORCED CONCRETE PIPE
⊕	WATER VALVE	CP	COMPACTED PLASTIC PIPE
⊕	GRATE INLET	HP	HIGH-DENSITY POLYETHYLENE PIPE
⊕	STORM MANHOLE	TM	TEMPORARY BENCHMARK
⊕	STORM MANHOLE	SM	SANITARY SEWER MANHOLE
⊕	STORM MANHOLE	SL	SEWER LINE
⊕	STORM MANHOLE	AL	AIRIAL LIGATION
⊕	STORM MANHOLE	WE	WATER EASEMENT
⊕	STORM MANHOLE	SE	SANITARY SEWER EASEMENT
⊕	STORM MANHOLE	PA	PERMANENT ACCESS EASEMENT
⊕	STORM MANHOLE	PU	PUBLIC UTILITY EASEMENT
⊕	STORM MANHOLE	X	SPOT ELEVATION
⊕	STORM MANHOLE	—	OVERHEAD
⊕	STORM MANHOLE	—	UTILITY LINES
⊕	STORM MANHOLE	—	APPROXIMATE
⊕	STORM MANHOLE	—	HIGH BANK
⊕	STORM MANHOLE	—	WOOD DECK
⊕	STORM MANHOLE	—	CONCRETE AREA
⊕	STORM MANHOLE	—	ASPHALT
⊕	STORM MANHOLE	—	COVERED AREA
⊕	STORM MANHOLE	—	GRAVEL
⊕	STORM MANHOLE	—	CEMENT
⊕	STORM MANHOLE	—	CHAIN LINK
⊕	STORM MANHOLE	—	WIRE

PROJECT BENCHMARK: BM 080175, ELEV. 45.60 (NAVD 1988, 2001 AD.)
 FLOORPLAN REFERENCE MARK NUMBER 080175 IS STAINLESS STEEL ROD IN SLEEVE ABOUT 14.0 KM (8.0 MI) WEST-NORTHWEST OF ALVIN, 13.7 KM (8.6 MI) EAST-NORTHEAST OF MARVEL AND 9.7 KM (6.0 MI) WEST OF FRENDSWOOD. OWNERSHIP BLUE HAWK WELL SERVICE, MR BOB DAVIS, 2601 MAGNOLIA ROAD, PEARLAND TX 77581, PHONE 775-482-0507, TO REACH THE STATION FROM THE JUNCTION OF STATE HIGHWAY 35 AND FM 518 IN PEARLAND, GO SOUTH ON STATE HIGHWAY 35 FOR 2.2 KM (1.4 MI) TO MAGNOLIA ROAD ON THE RIGHT, TURN RIGHT AND GO WEST FOR 0.3 KM (0.2 MI) TO THE ENTRANCE TO BLUE HAWK WELL SERVICE ON THE RIGHT AND THE CHANGE COLAR COMPANY ON THE LEFT. TURN RIGHT ON ENTRANCE DRIVE FOR ABOUT 30 METERS (100 FT) TO A FENCE AND STATION ON THE LEFT. THE STATION IS A PUNCHED MARK IN THE TOP OF A STAINLESS STEEL ROD DRIVEN INTO THE GROUND AND PROPS A HIGH ROD PIPE THAT IS 20 CM (8 IN) DIA. WITH GRADE THAT IS ENCASED IN 4.5-ROD PVC PIPE WITH A GOOD CAP STAMPED HOGGS TO MARK THE ROD IS RECEIVED OR BELOW IN THE GROUND SURFACE, LOCATED 41.5 METERS (136.2 FT) NORTH OF THE CENTER OF MAGNOLIA ROAD, 32.6 METERS (107.0 FT) NORTH-NORTHWEST OF HOLE NUMBER 801, 23.6 METERS (78.0 FT) EAST OF THE SOUTHEAST CORNER OF OFFICE BUILDING, 3.1 METERS (10.2 FT) WEST OF THE CENTER OF ENTRANCE DRIVE AND 2.3 METERS (7.6 FT) WEST OF A WELLS POST IN A FENCELINE, HARRIS-COUNTY, TEXAS. SUBSURFACE NETWORK, JAN 1987, THIS SITE IS SUITABLE FOR GPS SURVEYS DESCRIBED BY D.A. BOWEN.

TEMPORARY BENCHMARK: ELEV. 53.56 (NAVD 1988, 2001 AD.)
 BOX CUT ON CURB OF STORM MANHOLE NEAR THE SOUTHWEST PROPERTY CORNER OF THE SUBJECT PROPERTY.

- NOTES**
1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO A PRIOR DEED CONVEYED UNTO 3N TEXAS INVESTMENTS, LLC, RECORDED IN COUNTY CLERK'S FILE NO. 2004039624 OF BRAZORIA COUNTY, TEXAS, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
 2. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF INFORMATION CONTAINED IN A TITLE REPORT FOR THE REQUESTER OF THIS SURVEY.
 3. THE SURVEY IS LIMITED TO THE FILE INSURANCE COMPANY LISTED BELOW FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 4. ALL EASEMENTS AND BOUNDARY LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
 6. SUBJECT PROPERTY IS LOCATED IN ZONE "X" (SHADED) & "A" (BASED ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP NO. 48030C 0040, DATED 09-22-89 FOR BRAZORIA COUNTY, TEXAS.

TOPOGRAPHIC SURVEY

LEGAL DESCRIPTION: A TRACT OF LAND CONTAINING 6.734 ACRES (293,339 SQUARE FEET), SITUATED IN THE H.T. & B.R.R. SURVEY, ABSTRACT 506, IN BRAZORIA COUNTY, TEXAS, BEING PART OF LOT 44, OF THE ALLISON RICHEY GULF COAST HOME COMPANY SUBDIVISION, SECTION 20, A SUBDIVISION PLAT RECORDED IN VOLUME 2, PAGE 23-24, OF THE PLAT RECORDS OF BRAZORIA COUNTY, TEXAS.

CLIENT: RAJANISH BABU
 ADDRESS: 2625 HILLHOUSE ROAD
 SURVEY1@SURVEY1INC.COM
 SURVEY1@SURVEY1INC.COM

FIELD CREW: JF, RK
 DRAFTER: RK, SB
 DATE: FEB. 18, 2025
 JOB# 1-146932-25

www.survey1inc.com
 survey1@survey1inc.com

Survey 1, Inc.
 Your Land Survey Company
 Firm Registration No. 100758-00
 P.O. Box 2543 | Abilene, TX 79602 | (803)363-1392