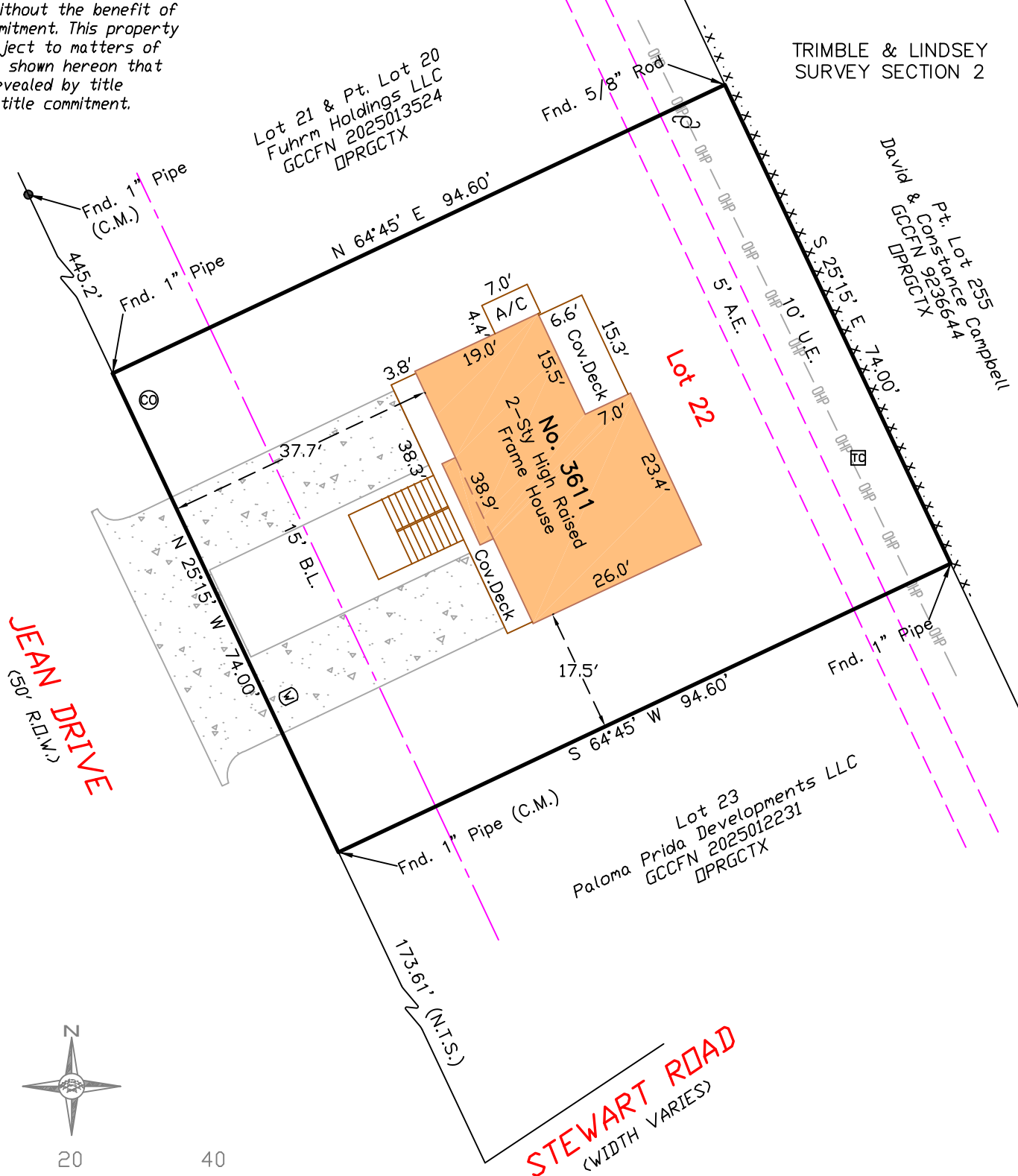


Surveyed without the benefit of a title commitment. This property may be subject to matters of record not shown hereon that might be revealed by title report or title commitment.

TRIMBLE & LINDSEY SURVEY SECTION 2



JEAN DRIVE (W.D.R. 50')

STEWART ROAD (WIDTH VARIES)



SCALE: 1" = 20'

Survey of Lot Twenty-Two (22), of WEST JEAN, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 1616, Page 98 and transferred to Plat Record 9, Map No. 91, both of the Map Records of Galveston County, Texas.

I hereby certify that on the above date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.



Brene Addison
Registered Professional
Land Surveyor No. 6598



3611 Jean Drive

NOTES:

- 1) This property is subject the zoning ordinances and/or the building regulations of the City of Galveston. All building setback lines and easements shown are per recorded plat and/or recorded restrictions. If none shown, it is the property owners responsibility to confirm any setback requirements with City of Galveston.
- 2) This property lies within Zone AE (EL 14') as established by the FEMA Flood Insurance Rate Map No. 48167C0506G, dated August 15, 2019.
- 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA and/or the local power company.
- 4) Bearings are record, as shown on plat of West Jean, based on the monumentation of the East right-of-way line of Jean Drive and denoted as C.M. above.

Legend:

— OHP	Overhead Power
•••••	Chain Link Fence
- - - - -	Wood Fence
▭	Concrete
⊕	Power Pole
⊞	Telecomm. Box
—	Building Line
- - - - -	Easement Line
—	B.L. Building Setback Line
—	U.E. Utility Easement
—	A.E. Aerial Easement
(N.T.S.)	Not to Scale

TRICON LAND SURVEYING, LLC

Mailing: 6341 Stewart Rd. #251
Physical: 2011 59th Street
Galveston, TX 77551
409-497-2772
TriconLandSurveying.com
T.B.P.E.L.S. Firm No. 10194309

Drafting: JA

Parcel ID: 122615

Surveyed for:
Paloma Construction