

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	630'	35.52'	---	---	---
C2	630.00'	35.52'	35.52'	S 89°17'56" W	03°13'49"

LINE	BEARING	DISTANCE
L1	WEST	26.48'
L2	S 87°41'02" W	26.48'
L3	N 89°22' E	6.10'
L4	N 87°03'02" E	6.10'

SURVEYOR'S NOTE(S):

THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THE SETBACKS AND EASEMENTS SHOWN ON THIS DRAWING ARE THE BEST INTERPRETATION OF THE SURVEYORS BASED ON THE INFORMATION AVAILABLE TO US AT THE TIME OF THE DRAWING.

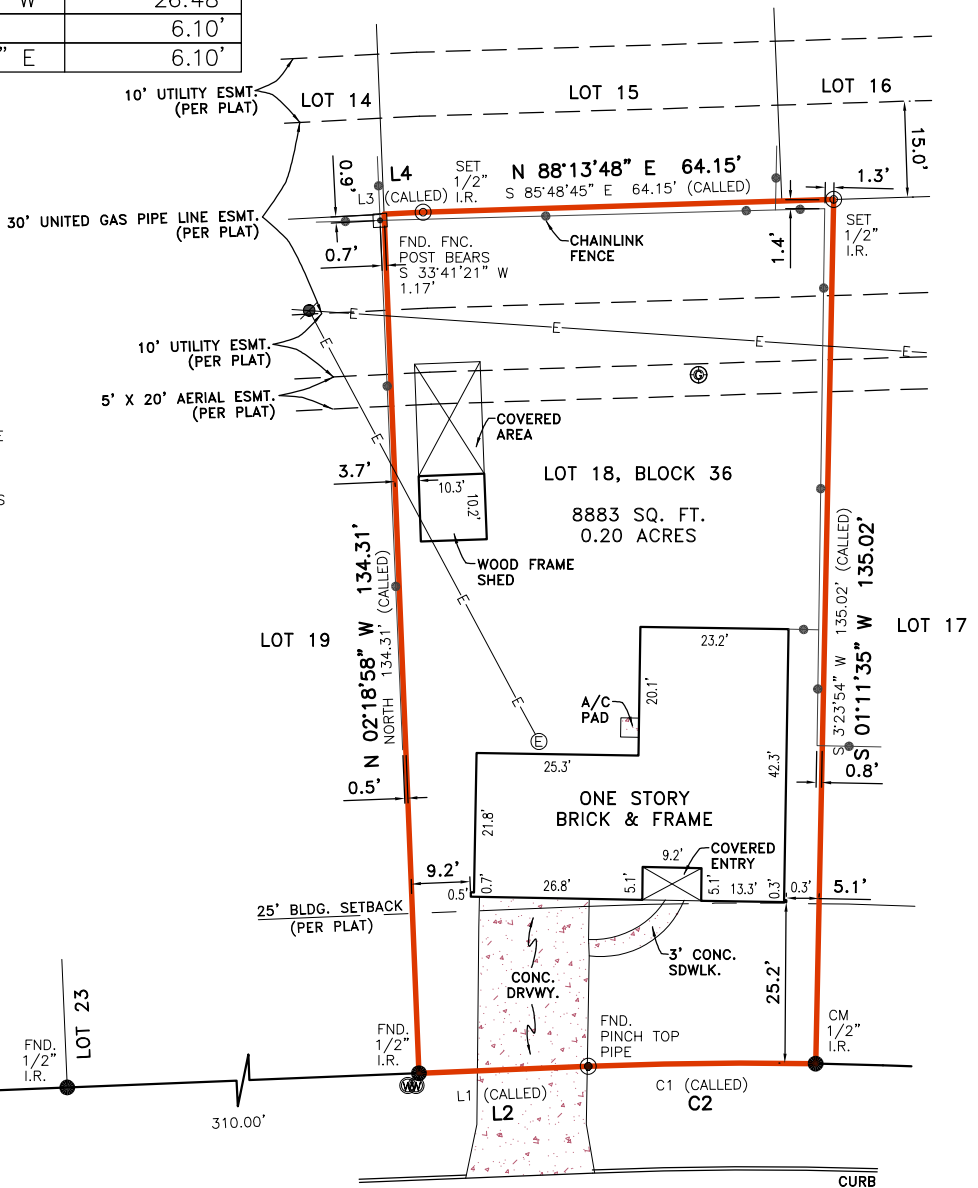
THIS SURVEY IS THE PROPERTY OF OVERLAND SURVEYORS CONSORTIUM. IT IS CERTIFIED FOR THIS USE ONLY, AND IS NOT TRANSFERABLE TO OTHER INSTITUTIONS OR OWNERS.

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY FIRST NATIONAL TITLE INSURANCE COMPANY OF NO. 26-918996-EH ISSUED ON 04/02/26.

BASIS OF BEARING, TEXAS COORDINATE SYSTEM, NAD 83, SOUTH CENTRAL ZONE.

THE PLATTED/DEEDED BEARINGS AND DISTANCES DOES NOT REPRESENT A MATHEMATICALLY CLOSED FIGURE; THE BOUNDARY, AS DEPICTED HEREON, IS BASED UPON THE MONUMENTATION AS FOUND ON-THE-GROUND, AND THE APPARENT INTENT OF THE SUBD. PLAT.

THERE EXIST A EASEMENT AS RECORDED IN CLERK'S FILE NO. 20140095945, REAL PROPERTY RECORDS, HARRIS COUNTY, TEXAS.



LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- CHAINLINK FENCE
- OVERHEAD ELECTRIC
- SET 1/2" IRON ROD WITH CAP
- FOUND IRON ROD
- FOUND PINCH TOP PIPE
- FENCE POST
- WATER METER
- ELECTRIC METER
- GAS METER
- POWER POLE
- CONTROL MONUMENT

FLOOD INFORMATION
FIRM: 48201C PANEL: 0685 L
REV. DATE: 06/18/2007
ZONE: "X"

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.

GLEASON ROAD
(60' R.O.W.-PER PLAT)

GRAPHIC SCALE



I, DONALD MATT COOKSTON, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to CAPITAL TITLE and TRIDENT REALTY INVESTMENTS, LLC

that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey.

Borrower/Owner: DELMAR INVESTMENT LLC
Address: 7329 GLEASON RD., HOUSTON, TX 77016 GF No. 26-918996-EH

Legal Description of the Land:

Lot 18, in Block 36, of SCENIC WOODS, a subdivision in Harris County, Texas, according to the map or plat thereof recorded in Volume 46, Page 9, of the Map Records of Harris County, Texas.

"LAND TITLE" SURVEY

JOB NO.:	2604051343	NO.	REVISION	DATE
DATE:	04/09/26			
DRAWN BY:	TW/RLD			
APPROVED BY:	DMC			



Donald Matt Cookston

FIRM REGISTRATION NO. 10190700

DONALD MATT COOKSTON, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 4733

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SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: VOLUME 46, PAGE 9, MAP RECORDS, VOLUME 2784, PAGE 605, VOLUME 3175, PAGE 142, REAL PROPERTY RECORDS, HARRIS COUNTY, TEXAS.

PROPERTY PHOTOGRAPH:



Overland Surveyors Inc.

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999 E. BASSE ROAD, SUITE 180 BOX 521, SAN ANTONIO, TEXAS 78209