



**LEGEND**

[Symbol]	COVERED AREA	[Symbol]	FENCE
[Symbol]	EAVES	[Symbol]	WIRE
[Symbol]	POWER POLE	[Symbol]	METAL/WIRE
[Symbol]	BUILDING LINE	[Symbol]	APPROXIMATE PIPELINE LOCATION
[Symbol]	PHILLIPS 66 PETROLEUM PIPELINE MARKER	[Symbol]	HIGH BANK
[Symbol]		[Symbol]	OVERHEAD UTILITY LINES

**NOTES:**

- ALL BEARINGS SHOWN HEREON ARE REFERENCED TO A PRIOR DEED CONVEYED UNTO HAI DANG LE AND VAN HONG TRUONG, RECORDED IN COUNTY CLERK'S FILE NO. 204027401 OF THE OFFICIAL RECORDS OF BRAZORIA COUNTY, TEXAS, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
- ADDITIONAL INFORMATION FOR THE SUBJECT TRACT AND PROVIDED BY THE TITLE INSURANCE COMPANY LISTED BELOW. SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY. THIS INFORMATION IS PROVIDED FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- ALL EASEMENTS AND BUILDING LINES SHOWN ARE FOR THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
- SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE E OF THE TITLE COMMITMENT ISSUED ON 12-18-23, UNDER G.L. NO. FTH-50-FAH23012964.
- BLANKET EASEMENT TO PHILLIPS PETROLEUM AS RECORDED IN VOL. 640, PG. 29 D.R.B.C.
- BUILDING LINES AS RECORDED IN VOL. 1286, PG. 242 (19007163) AND VOL. 1296, PG. 191 (19015472) D.R.B.C.

**TITLE COMPANY:**

**FIDELITY NATIONAL TITLE COMPANY**

346-365-5308

12-18-23

LEGAL DESCRIPTION: TRACT 1: A TRACT OF LAND CONTAINING 5.6016 ACRES (244,006 SQUARE FEET) SITUATED IN THE THOMAS SPRAGGINS SURVEY, ABSTRACT 366, BRAZORIA COUNTY, TEXAS. SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS ATTACHED.

TRACT 2: A TRACT OF LAND CONTAINING 1.0006 ACRES (43,570 SQUARE FEET) SITUATED IN THE THOMAS SPRAGGINS SURVEY, ABSTRACT 366, BRAZORIA COUNTY, TEXAS. SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS ATTACHED.

**CLIENT:** CATHERINE GARCIA-VASQUEZ

**ADDRESS:** LOUISIANA STREET

**www.survey1inc.com**

**Survey 1, Inc.**  
Your Land Survey Company

4145  
RICHARD FLEISSNER  
REGISTERED PROFESSIONAL LAND SURVEYOR

FIELD CREW: SF/ARH  
TECH: SF  
DRAFTER: JB  
DATE: 12-26-23  
FINAL CHECK: SF  
JOB# 12-130410-23