

BEARINGS ARE BASED ON THE RECORDED SUBDIVISION PLAT.  
 CM DENOTES CONTROLLING MONUMENT, UNLESS OTHERWISE NOTED.  
 -O- DENOTES 1/2" IRON ROD (FOUND), UNLESS OTHERWISE NOTED.

NOTE: THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND MAY BE SUBJECT TO ANY AND ALL COVENANTS, RESTRICTIONS, AND AGREEMENTS OF RECORD.

NOTE: SURVEY DOES NOT CERTIFY TO ANY PROPERTY ADDRESS.  
 BLANK: STEVE ARIZPE, 291 RIDGE COVE LANE, COLDSRING, TEXAS 77331

SCALE  
 1" = 100'

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 13 7.508 ACRES

LAKE LIVINGSTON

I, GERALD L. WRIGHT, REGISTERED PROFESSIONAL LAND SURVEYOR No. 5334, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY LEGALLY SHOWN HEREON, AND IS TRUE AND CORRECT.  
 SURVEYED: AUGUST 14, 2018



BY: *Gerald L. Wright*  
 GERALD L. WRIGHT, R.P.L.S. No. 5334, TEXAS  
 FIRM REGISTRATION No. 16128800

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LIVINGSTON

SURVEYING & MAPPING

P.O. BOX 900, LIVINGSTON, TEXAS 77351 936/227-3818

J1508-08

SURVEY PLAT SHOWING

4.977 ACRES OF LAND SITUATED IN THE DRURY MCGEE SURVEY, A-28, SAN JACINTO COUNTY, TEXAS, AND BEING OUT OF TRACT NINE (9) OF THE RESERVES AT CAPE ROYALE, SECTION ONE (1), AS SHOWN ON THE PLAT RECORDED IN VOLUME 247, PAGE 176 OF THE OFFICIAL PLAT RECORDS OF SAN JACINTO COUNTY, AND BEING THE SAME AS THOSE CERTAIN TRACTS CONVEYED TO CLIFTON T (CLIFF) HENSON BY DEEDS RECORDED IN CLERK'S FILE No. 11-3502, PAGE 14833 (TRACT 9B) AND CLERK'S FILE No. 09-4614, PAGE 17874 (NORTH PORTION OF TRACT 9A) OF THE OFFICIAL PUBLIC RECORDS OF SAID SAN JACINTO COUNTY, TEXAS.

NOTE: THE 20 FT. SANITARY SEWER EASEMENT SHOWN HEREON IS DEFICIENT IN SECTION ONE, TRACT 12, AS SHOWN ON THE PLAT RECORDED IN VOLUME 247, PAGE 176 OF THE OFFICIAL PLAT RECORDS OF SAN JACINTO COUNTY, TEXAS. HOWEVER, THIS EASEMENT MAY HAVE BEEN ABANDONED BY AMENDED RESTRICTIONS RECORDED IN VOLUME 297, PAGE 490 OF THE OFFICIAL PLAT RECORDS OF SAN JACINTO COUNTY, TEXAS.

ARC = 300.00'  
 RAD = 2304.51'  
 CHD = N 30°30'26" W 299.78'

AREA = 4.977 ACRES

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 9A 3.861 ACRES SAKE & EXCEPT 1.939 ACRE (1.922 ACRE)

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 8C 1.732 ACRES  
 DAVID AND VIRGINIA P. BIEHL SOUTH PART OF TRACT 9A C.F.N. 2013001462, PG. 6082 O.P.R.

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 8C 1.732 ACRES

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 12 10.819 ACRES

S 67°56'26" E 370.00'

S 38°40'00" E 119.72'

S 45°39'00" E 136.64'

S 21°00'00" E 83.57'

N 89°24'14" W 672.02'

N 87°40'38" W 637.90'

N 63°17'19" E 312.28'

S 67°56'26" E 370.00'

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 9B 3.085 ACRES

AREA = 4.977 ACRES

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 9A 3.861 ACRES SAKE & EXCEPT 1.939 ACRE (1.922 ACRE)

THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 8C 1.732 ACRES  
 DAVID AND VIRGINIA P. BIEHL SOUTH PART OF TRACT 9A C.F.N. 2013001462, PG. 6082 O.P.R.

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THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 9B 3.085 ACRES

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THE RESERVES AT CAPE ROYALE SECTION ONE TRACT 8C 1.732 ACRES

DEPARTMENT OF HOMELAND SECURITY  
Federal Emergency Management Agency  
**ELEVATION CERTIFICATE**

OMB Control Number: 1660-0008  
Expiration: 11/30/2018

**IMPORTANT: FOLLOW THE INSTRUCTIONS ON PAGES 9-16**

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A - PROPERTY INFORMATION		FORM INSURANCE COMPANY USE	
A1. Building Owner's Name STEVE ARIZPE		Policy Number:	
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 291 RIDGE COVE LANE		Company NAIC Number:	
City COLDSPRING	State TEXAS	Zip Code 77331	
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) The Reserves at Cape Royale Section 1 Part of Tract 9 - 4.977 acres			
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) RESIDENTIAL			
A5. Latitude/Longitude: Lat. <u>N30-38-51.12</u> Long. <u>W95-07-24.7</u> Horizontal Datum: <input type="radio"/> NAD 1927 <input checked="" type="radio"/> NAD 1983			
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.			
A7. Building Diagram Number 1A			
A8. For a building with a crawlspace or enclosure(s):		A9. For a building with an attached garage:	
a) Square footage of crawlspace or enclosure(s) <u>N/A</u> sq ft	b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>N/A</u>	a) Square footage of attached garage <u>670</u> sq ft	b) Number of permanent flood openings in the attached garage within 1.0 foot N/A above adjacent grade <u>N/A</u>
c) Total net area of flood openings in A8.b <u>N/A</u> sq in	d) Engineered flood openings? <input type="radio"/> Yes <input checked="" type="radio"/> No	c) Total net area of flood openings in A9.b <u>N/A</u> sq in	d) Engineered flood openings? <input type="radio"/> Yes <input checked="" type="radio"/> No

SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION			
B1. NFIP Community Name & Community Number SAN JACINTO COUNTY, TEXAS 480553		B2. County Name SAN JACINTO	B3. State TEXAS
B4. Map/Panel Number 48407C0175C	B5. Suffix C	B6. FIRM Index Date 11/04/2010/1988	B7. FIRM Panel Effective/ Revised Date 11/04/2010
B8. Flood Zone(s) A		B9. Base Flood Elevation(s) (Zone AO, use base flood depth) 135.0	
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: <input type="radio"/> FIS Profile <input type="radio"/> FIRM <input checked="" type="radio"/> Community Determined <input type="radio"/> Other/Source: _____			
B11. Indicate elevation datum used for BFE in Item B9: <input checked="" type="radio"/> NGVD 1929 <input type="radio"/> NAVD 1988 <input type="radio"/> Other/Source: _____			
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? <input type="radio"/> Yes <input checked="" type="radio"/> No Designation Date: <input type="radio"/> CBRS <input type="radio"/> OPA			

SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)			
C1. Building elevations are based on: <input type="radio"/> Construction Drawings* <input type="radio"/> Building Under Construction* <input checked="" type="radio"/> Finished Construction			
C2. Elevations - Zones A1 - A30, AE, AH, A (with BFE), VE, V1 - V30, V (with BFE), AR, AR/A, AR/AE, AR/A1 - A30, AR/AH, AR/AO. Complete Items C2.a - h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters. * A new Elevation Certificate will be required when construction of the building is complete.			
Benchmark Utilized: LOCAL		Vertical Datum: NGVD1929	
Indicate elevation datum used for the elevations in items a) through h) below. <input checked="" type="radio"/> NGVD 1929 <input type="radio"/> NAVD 1988 <input type="radio"/> Other/Source: _____			
Datum used for building elevations must be the same as that used for the BFE.		Check the measurement used.	
a) Top of bottom floor (including basement, crawlspace, or enclosure floor)	<u>143</u> - <u>74</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
b) Top of the next higher floor	<u>153</u> - <u>83</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
c) Bottom of the lowest horizontal structural member (V Zones only)	<u>N/A</u> - <u>    </u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
d) Attached garage (top of slab)	<u>143</u> - <u>68</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
e) Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments)	<u>142</u> - <u>03</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
f) Lowest adjacent (finished) grade next to building (LAG)	<u>141</u> - <u>59</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
g) Highest adjacent (finished) grade next to building (HAG)	<u>142</u> - <u>68</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support	<u>138</u> - <u>90</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters

ELEVATION CERTIFICATE

OMB Control Number: 1560-0008  
Expiration: 11/30/2018

291 RIDGE COVE LANE

COLDSRING

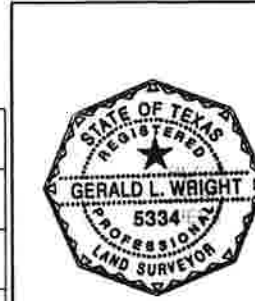
TEXAS

77331

SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor?  
 Check here if attachments.  
 Yes  No



Certifier's Name GERALD L. WRIGHT		License Number 5334	
Title Registered Professional Land Surveyor	Company Name Livingston Surveying & Mapping Corporation		
Address P. O. Box 900	City Livingston	State TX	Zip Code 77351
Signature <i>Gerald L. Wright</i>	Date August 14, 2018	Telephone +1 (936) 327-3816	

Copy both sides of this Elevation Certificate for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)  
 THE ELEVATION FOR C2(e) is for a/c unit.

Signature *Gerald L. Wright* Date August 14, 2018

SECTION E - BUILDING ELEVATION INFORMATION (SURVEY NOT REQUIRED) FOR ZONE AO AND ZONE A (WITHOUT BFE)

For Zones AO and A (without BFE), complete Items E1 -E5. If the Certificate is intended to support a LOMA or LOMR-F request, complete Sections A, B, and C. For Items E1 -E4, use natural grade, if available. Check the measurement used. In Puerto Rico only, enter meters.

- E1. Provide elevation information for the following and check the appropriate boxes to show whether the elevation is above or below the highest adjacent grade (HAG) and the lowest adjacent grade (LAG).
- a) Top of bottom floor (including basement, crawlspace, or enclosure) is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.
- b) Top of bottom floor (including basement, crawlspace, or enclosure) is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the LAG.
- E2. For Building Diagrams 6 -9 with permanent flood openings provided in Section A Items 8 and/or 9 (see pages 8 -9 of Instructions), the next higher floor (elevation C2.b in the diagrams) of the building is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.
- E3. Attached garage (top of slab) is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.
- E4. Top of platform of machinery and /or equipment servicing the building is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.
- E5. Zone AO only: If no flood depth number is available, is the top of the bottom floor elevated in accordance with the community's floodplain management ordinance?  Yes  No  Unknown. The local official must certify this information in Section G.

SECTION F - PROPERTY OWNER (OR OWNER'S REPRESENTATIVE) CERTIFICATION

The property owner or owner's authorized representative who completes Sections A, B, and E for Zone A (without a FEMA-issued or community-issued BFE) or Zone AO must sign here. The statements in Sections A, B, and E are correct to the best of my knowledge.

Property Owner or Owner's Authorized Representative's Name:

Address	City	State	ZIP Code
Signature	Date	Telephone	

Comments

Check here if attachments.

DEPARTMENT OF HOMELAND SECURITY  
Federal Emergency Management Agency  
**ELEVATION CERTIFICATE**

OMB Control Number: 1660-0008  
Expiration: 11/30/2018

**IMPORTANT: FOLLOW THE INSTRUCTIONS ON PAGES 9-16**

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A - PROPERTY INFORMATION		FORM INSURANCE COMPANY USE	
A1. Building Owner's Name STEVE ARIZPE		Policy Number:	
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 291 RIDGE COVE LANE		Company NAIC Number:	
City COLDSRING	State TEXAS	Zip Code 77331	
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) The Reserves at Cape Royale Section 1 Part of Tract 9 - 4.977 acres			
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) RESIDENTIAL			
A5. Latitude/Longitude: Lat. <u>N30-38-51.12</u> Long. <u>W95-07-24.7</u> Horizontal Datum: <input type="radio"/> NAD 1927 <input checked="" type="radio"/> NAD 1983			
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.			
A7. Building Diagram Number <u>5</u>			
A8. For a building with a crawlspace or enclosure(s):		A9. For a building with an attached garage:	
a) Square footage of crawlspace or enclosure(s) <u>N/A</u> sq ft	a) Square footage of attached garage <u>670</u> sq ft		
b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>N/A</u>	b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade <u>N/A</u>		
c) Total net area of flood openings in A8.b <u>N/A</u> sq in	c) Total net area of flood openings in A9.b <u>N/A</u> sq in		
d) Engineered flood openings? <input type="radio"/> Yes <input checked="" type="radio"/> No	d) Engineered flood openings? <input type="radio"/> Yes <input checked="" type="radio"/> No		
SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION			
B1. NFIP Community Name & Community Number SAN JACINTO COUNTY, TEXAS 480553		B2. County Name SAN JACINTO	B3. State TEXAS
B4. Map/Panel Number 48407C0175C	B5. Suffix C	B6. FIRM Index Date 11/04/2010/1988	B7. FIRM Panel Effective/ Revised Date 11/04/2010
B8. Flood Zone(s) A		B9. Base Flood Elevation(s) (Zone AO, use base flood depth) 135.0	
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: <input type="radio"/> FIS Profile <input type="radio"/> FIRM <input checked="" type="radio"/> Community Determined <input type="radio"/> Other/Source: _____			
B11. Indicate elevation datum used for BFE in Item B9: <input checked="" type="radio"/> NGVD 1929 <input type="radio"/> NAVD 1988 <input type="radio"/> Other/Source: _____			
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? <input type="radio"/> Yes <input checked="" type="radio"/> No Designation Date: <input type="radio"/> CBRS <input type="radio"/> OPA			
SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)			
C1. Building elevations are based on: <input type="radio"/> Construction Drawings* <input type="radio"/> Building Under Construction* <input checked="" type="radio"/> Finished Construction			
C2. Elevations - Zones A1 - A30, AE, AH, A (with BFE), VE, V1 - V30, V (with BFE), AR, AR/A, AR/AE, AR/A1 - A30, AR/AH, AR/AO. Complete Items C2.a - h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters. * A new Elevation Certificate will be required when construction of the building is complete.			
Benchmark Utilized: <u>LOCAL</u> Vertical Datum: <u>NGVD1929</u>			
Indicate elevation datum used for the elevations in items a) through h) below. <input checked="" type="radio"/> NGVD 1929 <input type="radio"/> NAVD 1988 <input type="radio"/> Other/Source: _____			
Datum used for building elevations must be the same as that used for the BFE. Check the measurement used.			
a) Top of bottom floor (including basement, crawlspace, or enclosure floor)	<u>143</u> - <u>74</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
b) Top of the next higher floor	<u>153</u> - <u>83</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
c) Bottom of the lowest horizontal structural member (V Zones only)	<u>N/A</u> - _____	<input checked="" type="radio"/> feet	<input type="radio"/> meters
d) Attached garage (top of slab)	<u>143</u> - <u>68</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
e) Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments)	<u>142</u> - <u>03</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
f) Lowest adjacent (finished) grade next to building (LAG)	<u>141</u> - <u>59</u>	<input checked="" type="radio"/> feet	<input type="radio"/> meters
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**ELEVATION CERTIFICATE**

OMB Control Number: 1660-0008  
 Expiration: 11/30/2018  
 77331

291 RIDGE COVE LANE

COLDSRING

TEXAS

**SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION**

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Check here if attachments.

Were latitude and longitude in Section A provided by a licensed land surveyor?

Yes  No



Certifier's Name GERALD L. WRIGHT		License Number 5334	
Title Registered Professional Land Surveyor	Company Name Livingston Surveying & Mapping Corporation		
Address P. O. Box 900	City Livingston	State TX	Zip Code 77351
Signature <i>Gerald L. Wright</i>	Date August 14, 2018	Telephone +1 (936) 327-3816	

Copy both sides of this Elevation Certificate for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)  
 THE ELEVATION FOR C2(e) is for a/c unit.

Signature *Gerald L. Wright*

Date August 14, 2018

**SECTION E - BUILDING ELEVATION INFORMATION (SURVEY NOT REQUIRED) FOR ZONE AO AND ZONE A (WITHOUT BFE)**

For Zones AO and A (without BFE), complete Items E1-E5. If the Certificate is intended to support a LOMA or LOMR-F request, complete Sections A, B, and C. For Items E1-E4, use natural grade, if available. Check the measurement used. In Puerto Rico only, enter meters.

E1. Provide elevation information for the following and check the appropriate boxes to show whether the elevation is above or below the highest adjacent grade (HAG) and the lowest adjacent grade (LAG).

a) Top of bottom floor (including basement, crawlspace, or enclosure) is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.

b) Top of bottom floor (including basement, crawlspace, or enclosure) is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the LAG.

E2. For Building Diagrams 6-9 with permanent flood openings provided in Section A Items 8 and/or 9 (see pages 8-9 of Instructions), the next higher floor (elevation C2.b in the diagrams) of the building is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.

E3. Attached garage (top of slab) is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.

E4. Top of platform of machinery and/or equipment servicing the building is \_\_\_\_\_ - \_\_\_\_\_  feet  meters  above or  below the HAG.

E5. Zone AO only: If no flood depth number is available, is the top of the bottom floor elevated in accordance with the community's floodplain management ordinance?  Yes  No  Unknown. The local official must certify this information in Section G.

**SECTION F - PROPERTY OWNER (OR OWNER'S REPRESENTATIVE) CERTIFICATION**

The property owner or owner's authorized representative who completes Sections A, B, and E for Zone A (without a FEMA-issued or community-issued BFE) or Zone AO must sign here. The statements in Sections A, B, and E are correct to the best of my knowledge.

Property Owner or Owner's Authorized Representative's Name:

Address City State ZIP Code

Signature Date Telephone

Comments

Check here if attachments.

**METES & BOUNDS DESCRIPTION  
DRURY McGEE SURVEY, A-28  
SAN JACINTO COUNTY, TEXAS  
4.977 ACRES – STEVE ARISPE**

**ALL THAT CERTAIN 4.977 ACRES OF LAND SITUATED IN THE DRURY McGEE SURVEY, A-28, SAN JACINTO COUNTY, TEXAS, AND BEING OUT OF TRACT NINE (9) OF THE RESERVES AT CAPE ROYALE, SECTION ONE (1), AS SHOWN ON THE PLAT RECORDED IN VOLUME 247, PAGE 176 OF THE OFFICIAL PLAT RECORDS OF SAN JACINTO COUNTY, AND BEING THE SAME AS THAT CERTAIN TRACT CALLED 3.861 ACRES SAVE AND EXCEPT 1.939 ACRES DESCRIBED IN A DEED FROM CHARLES DAVENPORT AND HULDA DAVENPORT TO CLIFTON T. HENSON AND ELIZABETH ASHLEY HENSON DATED JULY 17, 2009 AND RECORDED IN CLERK'S FILE No. 09-4614, PAGE 17874 OF THE OFFICIAL PUBLIC RECORDS, AND THAT CERTAIN 3.055 ACRE TRACT DESCRIBED IN A DEED FROM JEFF JENKINS TO CLIFF HENSON DATED JULY 2, 2011 AND RECORDED IN CLERK'S FILE No. 11-3502, PAGE 14833, OFFICIAL PUBLIC RECORDS OF SAID SAN JACINTO COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

**BEGINNING** at a ½ inch iron rod found for the southwest corner of the herein described tract, same being the northwest corner of that certain 1.939 acre tract described in a deed to David and Virginia R. Biehl recorded in Clerk's File No. 2013001462, Page 6082, Official Public Records, on the east right of way line of Ridge Cove Lane, a 60 foot right of way county maintained street, said point being the beginning of a curve to the right;

**THENCE** along the said Ridge Cove Lane right of way in a northwesterly direction along the arc of a curve to the right, having a radius of 2304.51 feet, a central angle of 07°27'31", an arc length of 300.00 feet, and a chord which bears N 30°30'26" W 299.78 feet to a ½ inch iron rod found for the northwest corner of the said 3.055 acre tract, same being the northwest corner of the said Tract Nine (9) of The Reserves at Cape Royale, Section One, the southwest corner of Tract Ten (10) of The Reserves, and the northwest corner of the herein described tract;

**THENCE** N 63°13'19" E 312.29 feet along the common line between Tract Nine and Tract Ten, to a ½ inch iron rod set for an angle point in the said Tract Nine, being the southeast corner of Tract Ten, and the west corner of Tract 12 of the Reserves at Cape Royale, Section One, also being the southwest corner of a lift station site;

**THENCE** S 67°56'26" E 370.00 feet along the common line between Tract Nine and Tract Twelve, to a ½ inch iron rod set for an exterior corner in the said Tract Nine, and an interior corner of Tract Twelve of the Reserves at Cape Royale, Section One;

**THENCE** S 38°40'00" E 119.72 feet along the east line of the said Tract Nine and the herein described tract, and the fee taking line for Lake Livingston, to a ½ inch iron rod set for an interior corner of the said Tract Nine and the herein described tract;

**THENCE** S 45°39'00" E 136.64 feet continuing along the east line of Tract Nine and the herein described tract, to a ½ inch iron rod set for an exterior corner of the said Tract Nine and the herein described tract;

**THENCE** S 21°00'00" E 83.57 feet to a ½ inch iron rod found for the northeast corner of the said 1.939 acre tract, same being the southeast corner of the herein described tract;

**THENCE** N 89°24'14" E 672.02 feet along the north line of the said 1.939 acre tract, and the south line of the herein described tract to the **PLACE OF BEGINNING AND CONTAINING WITHIN THESE METES AND BOUNDS 4.977 ACRES OF LAND.**

**4.977 acres / Steve Arispe  
Drury McGee Survey, A-28  
San Jacinto County, TX  
Page 2 of 2**

The bearings recited herein are based on the recorded subdivision plat. This description was prepared from an actual survey made on the ground under my supervision on August 14, 2018.

LIVINGSTON SURVEYING & MAPPING CORPORATION  
LIVINGSTON, TEXAS

By:

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