

Notes:

- 1) Bearings are based upon the Conroe Park North, Section 7 plat recorded in Cabinet "Z", Sheet 2591 M.C.M.R.
- 2) All 1/2" I.R.'s set with cap stamped "Jeff Moon R.P.L.S. 4639".
- 3) This survey was performed with reliance of title examination and abstracting performed by Stewart Title Guaranty Company under GF No. 1925147 with an effective date of June 09, 2019. This surveyor has not abstracted the subject property. The property is subject to the following restricted covenants as recorded in instruments: C.C.F.N. 9025210, 2007-122076 and 2009-097488 M.C.R.P.R. And those imposed by plat recorded in Cabinet Z, Sheet 2591 M.C.M.R.
- 4) This survey is based in part on a Metes and Bounds description of even date.
- 5) Surveyor has subdivided this tract solely at owners request.
- 6) Revision August 6, 2019 to combine parcels.

LAND SURVEY
6.033 ACRES OF LAND OUT OF
RESTRICTED COMMERCIAL RESERVE "A" IN
CONROE PARK NORTH, SECTION 7,
A SUBDIVISION IN THE
WILLIAM STARROCK SURVEY, A-486, THE
JAMES SLAYMON SURVEY, A-395 AND THE
JOHN L. CROSS SURVEY, A-153
MONTGOMERY COUNTY, TEXAS

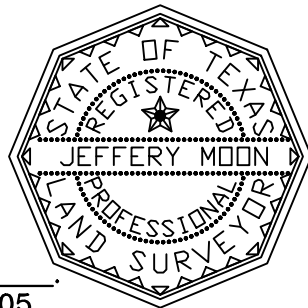
Scale: 1" = 100' REF: Cab. "Z", Sht. 2591 MAP RECORDS
Date: June 27, 2019 (Revision)

To Stewart Title Guaranty Company and
Supra America Real Estate LLC, Exclusively,

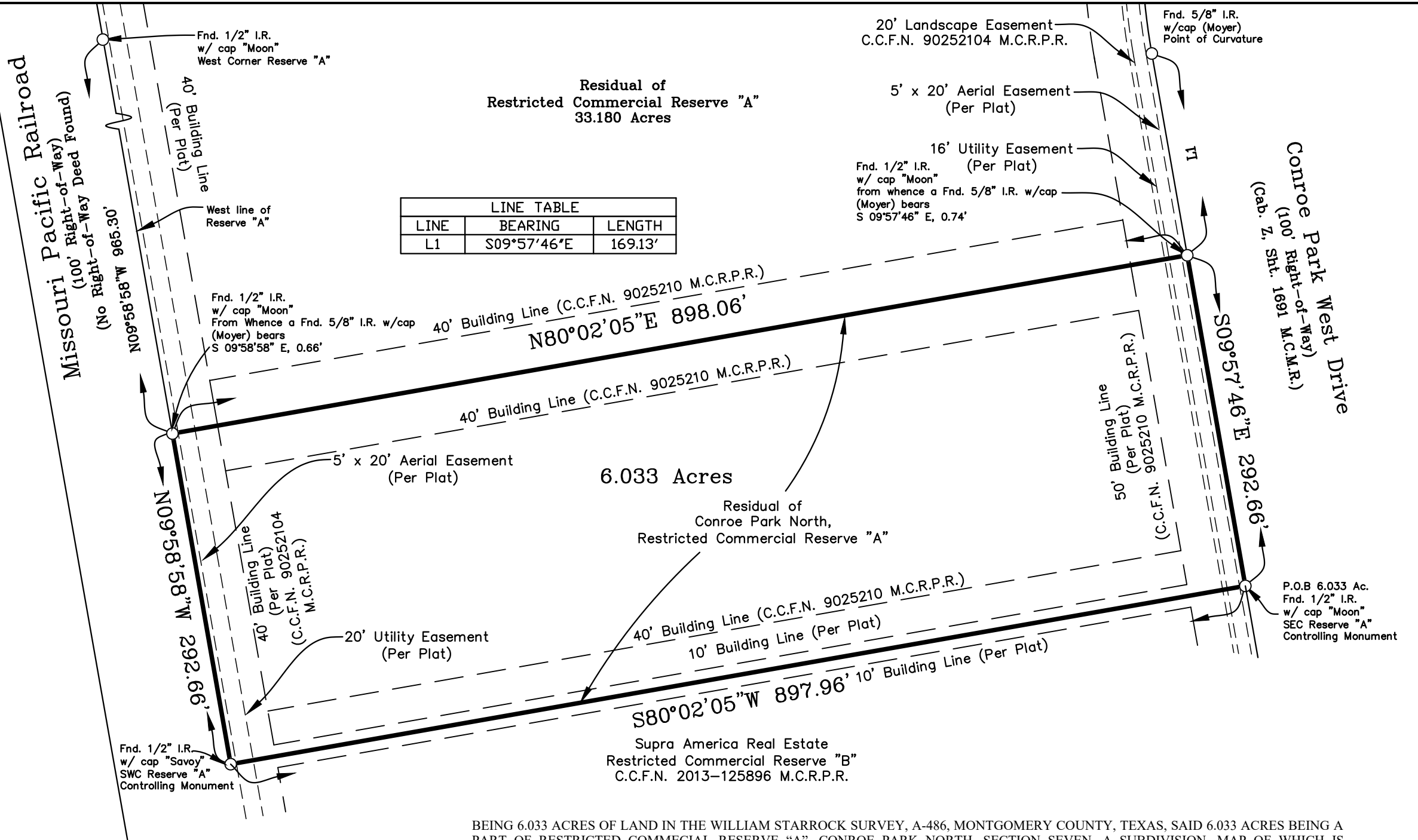
I hereby certify that this survey substantially conforms to the
current Texas Society of Professional Surveyors standards and
specifications for a Category 1A, Condition II survey.

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Jeffrey Moon
Jeffrey Moon
Registered Professional
Land Surveyor No. 4639



GF# 1925147 File # 13-T-54 Book L.L. Pg.
JEFFREY MOON & ASSOC., INC., P.O. Box 2501, Conroe, TX. 77305
T.B.P.L.S. Firm No. 10112200 (936) 756-5266 Fax (936) 756-5281



BEING 6.033 ACRES OF LAND IN THE WILLIAM STARROCK SURVEY, A-486, MONTGOMERY COUNTY, TEXAS, SAID 6.033 ACRES BEING A PART OF RESTRICTED COMMERCIAL RESERVE "A", CONROE PARK NORTH, SECTION SEVEN, A SUBDIVISION, MAP OF WHICH IS RECORDED IN CABINET "Z", SHEET 2591, MONTGOMERY COUNTY MAP RECORDS, SAID 6.033 ACRES BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a 1/2" iron rod with a cap stamped "Jeff Moon RPLS 4639" found at the Southeast corner of the above mentioned Restricted Commercial Reserve "A" and the Northeast corner of Restricted Commercial Reserve "B" of the above mentioned subdivision on the West line of Conroe Park West Drive (100 foot Right of Way) per the above mentioned map for the Southeast corner of the herein described tract of land;

THENCE S. 80° 02' 05" W., leaving Conroe Park Drive along the South line of said Restricted Commercial Reserve "A" and the North line of the above mentioned Restricted Commercial Reserve "B" for a distance of 897.96 feet to a 1/2" iron rod with a cap stamped "Jeff Moon RPLS 4639" found on the West line of said Restricted Commercial Reserve "A" and the East line of the Missouri Pacific Railroad (apparent 100 foot Right of Way) for the Southwest corner of the herein described tract of land;

THENCE N. 09° 58' 58" W., along the above mentioned West and East line for a distance of 292.66 feet to a 1/2" iron rod set with a cap stamped "Jeff Moon RPLS 4639" for the Northwest corner of the herein described tract of land, from whence a found 5/8" iron rod with cap stamped "Moyer" bears S. 09° 58' 58" E, 0.66 feet;

THENCE N. 80° 02' 05" E., leaving said West line of Restricted Commercial Reserve "A" and the East line of the Missouri Pacific Railroad across said Restricted Commercial Reserve "A" for a distance of 898.06 feet to a 1/2" iron rod set with a cap stamped "Jeff Moon RPLS 4639" on the East line of said Restricted Commercial Reserve "A" and the West line of the above mentioned Conroe Park West Drive for the Northeast corner of the herein described tract of land, from whence a found 5/8" iron rod with cap stamped "Moyer" bears S. 09° 57' 46" E, 0.74 feet;

THENCE S. 09° 57' 46" E., along said West and East line for a distance of 292.66 feet to the POINT OF BEGINNING and containing in all 6.033 acres of land.

This description is based upon a Land Survey and drawing as prepared by Jeffrey Moon and Associates, Inc., dated June 27, 2019. Bearings are based upon the above mentioned Conroe Park North, Section 7 plat.