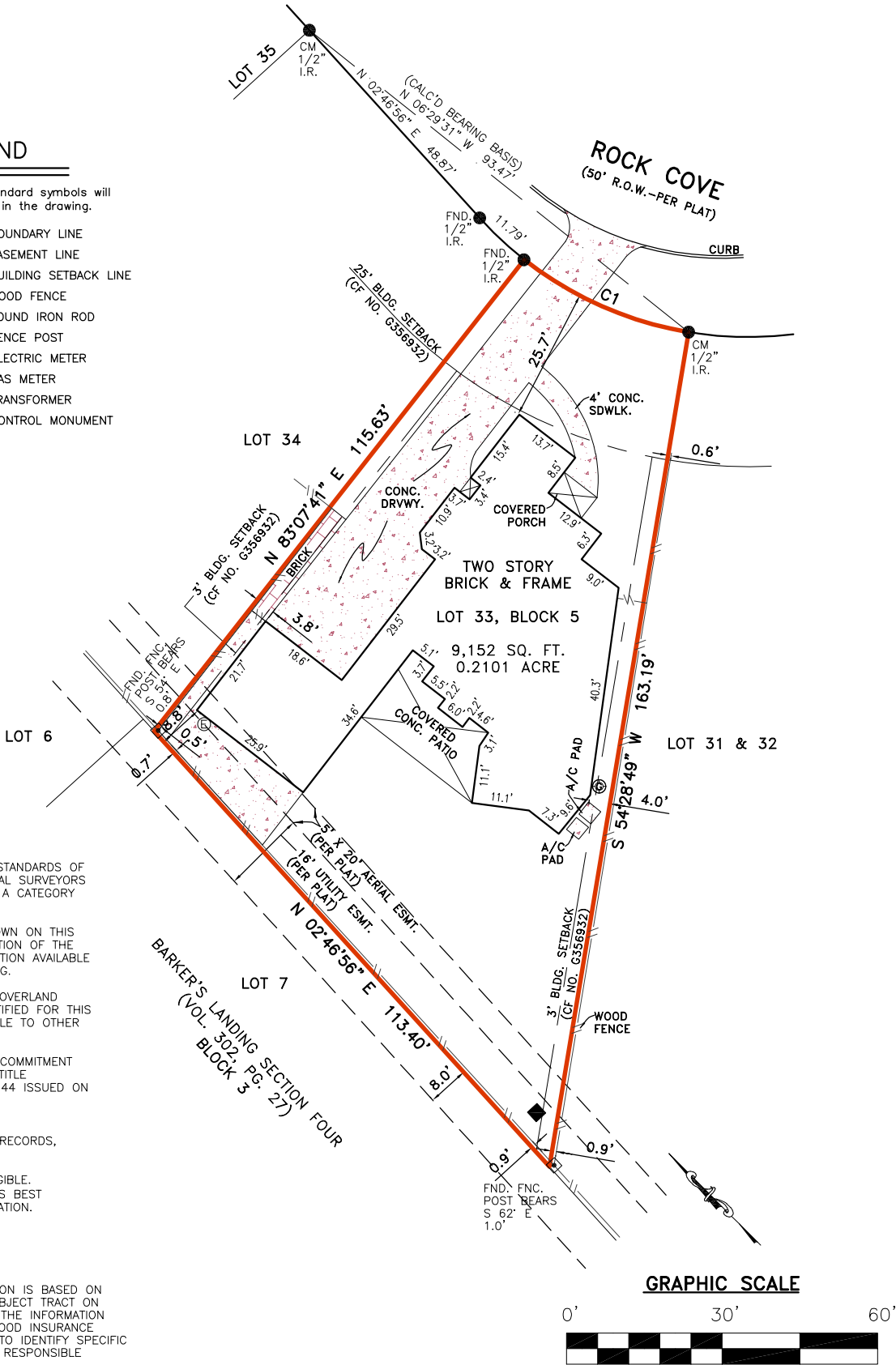


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	70.00'	35.00'	34.64'	S 21°11'31" E	28°38'52"

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- WOOD FENCE
- FOUND IRON ROD
- FENCE POST
- ELECTRIC METER
- GAS METER
- TRANSFORMER
- CM CONTROL MONUMENT



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 WESTCOR LAND TITLE INSURANCE COMPANY GF NO. 26-2944 ISSUED ON 05/21/26.

EASEMENT AS RECORDED IN VOLUME 8514, PAGE 478, DEED RECORDS, HARRIS COUNTY, TEXAS.

THE ORIGINAL PLAT RECORD IS ILLEGIBLE. THIS REPRESENTATION IS SURVEYOR'S BEST INTERPRETATION OF RECORD INFORMATION.

FLOOD INFORMATION
FIRM: 48201C PANEL: 0620 M
REV. DATE: 11/15/2019
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.

I, RODRIC R REESE, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to SPARTAN TITLE and COMMERCIAL LENDER 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: JM CREATIVE PROPERTIES LLC
Address: 618 ROCK CV., HOUSTON, TEXAS 77079 GF No. 26-2944

Legal Description of the Land:

Lot Thirty-Three (33) in Block Five (5) of BARKER'S LANDING, SECTION THREE (3), an addition in Harris County, Texas, according to the map or plat thereof recorded in Volume 292, Page 111 of the Map Records of Harris County, Texas.

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN:
VOLUME 292, PAGE 111, MAP/PLAT RECORDS, CLERK'S FILE NO(S). G356932, G647123, U147846, 20110531292, 20140298533, 20140517291, 20140517292, 20140517293, 20140517294, 20140517295, 20140517296, 20140517297, 20140517298, 20140517299, 20140517300, 20140517301, 20140517302, 20140517303, 20140517304, 20140517305, 20140517329, RP-2016-58048, RP-2017-7411, RP-2018-141369, RP-2018-438256, RP-2019-271456, RP-2021-452114, RP-2021-740150, RP-2021-746257, RP-2022-244782, RP-2023-74418, RP-2024-135602 AND RP-2025-427960, OFFICIAL PUBLIC RECORDS, HARRIS COUNTY, TEXAS.

PROPERTY PHOTOGRAPH:



Overland Consortium Inc.
Surveyors

Tel: 281-940-8869 Fax: 281-207-6476

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

"LAND TITLE" SURVEY

JOB NO.:	2605051842	NO.	REVISION	DATE
DATE:	05/22/26			
DRAWN BY:	UB/SV			
APPROVED BY:	RRR			



FIRM REGISTRATION NO. 10190700
THIS SURVEY IS CONTRACTED TO RODRIC R REESE, RPLS
PHONE NUMBER 713-647-1315

RODRIC R REESE, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 5883

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