

NOTES

1. This survey was done in conjunction with title commitment G.F. No. 2023100930, dated September 27, 2023, provided by Stewart Title Guaranty Company. This Surveyor did not research the deed records for previous conflicts in title or easement, therefore, certain easements may have been granted which are not reflected hereon.
2. According to horizontal scaling from the current F.E.M.A. flood insurance rate Map no. 48407C0450C, dated November 04, 2010, this tract DOES NOT lie within Zone "A" or Zone "AE".

LEGEND

- UE UTILITY EASEMENT
- BL BUILDING SETBACK LINE
- OHE — OVERHEAD ELECTRIC WIRE
- X — WIRE FENCE

NOTES CORRESPONDING TO SCHEDULE B OF COMMITMENT

- a. Easement dated January 28, 1969 from Louis Capuder to Gulf States Utilities Company, recorded in Volume 113, Page 67 of the Deed Records, San Jacinto County, Texas.
- b. Permanent Easement Agreement dated July 23, 2018 executed by and between Douglas Capuder and Breviloba, LLC, recorded under Clerk's File No. 20184838, Page 23846 of the Official Public Records, San Jacinto County, Texas.
- c. Permanent Easement Agreement dated March 31, 2018 executed by and between Cheryl D. Spencer, James Swancey Martin, Rachel Martin, Joshua Martin, Gregory Bossart, Roger Bossart, Drew Capuder, Lawrence F. Capuder, Sr. and Breviloba, LLC, recorded under Clerk's File No. 20186698, Page 33451 of the Official Public Records, San Jacinto County, Texas.
- d. Right-of-way and Easement Grant dated May 30, 2019 from Drew Capuder, Douglas Capuder, Pamela Howard Capuder, A. Margaret Capuder, Cheryl D. Spencer, Lawrence F. Capuder, Sr., Roger Bossart, Gregory Bossart, Rachel E. Martin, Joshua D. Martin, James S. Martin, Rachel E. Martin, remainderman of James S. Martin and Joshua D. Martin, remainderman of James S. Martin to Wink to Webster Pipeline, LLC, recorded under Clerk's File No. 20194498, Page 22399 of the Official Public Records, San Jacinto County, Texas.
- e. Agreed Final Judgement dated December 3, 2019 executed by and between Pamela Howard Capuder and A. Margaret Capuder, recorded under Clerk's File No. 20200483, Page 2449 of the Official Public Records, San Jacinto County, Texas.
- f. Permanent Easement Agreement dated March 7, 2024 by and between Jack Wilson Tullos & Paula Garrett Tullos (Grantor), and Bahia Pipeline LLC (Grantee) recorded under Clerks' File No. 20241425, Page 45024 of the Official Public Records, San Jacinto County, Texas.

