

(1) NORTH ARROW & BAR SCALE

(2) TITLE COMMITMENT INFORMATION
 THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. ALL INFORMATION REGARDING RECORDED EASEMENTS, BUILDING LINES AND ANY OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO THE TRACT SHOWN HEREON WAS ABSTRACTED BY CHICAGO TITLE INSURANCE COMPANY C/T, NO. 225448-AM, EFFECTIVE DATE MAY 23, 2024.

(3) SCHEDULE "B" ITEMS

- SUBJECT TO THE FOLLOWING RESTRICTIVE COVENANTS RECORDED UNDER FILM CODE NO. 705618, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.
- (a) SUBJECT TO A 2,400 SQUARE FOOT STRIP BEING APPROXIMATELY TEN (10) FEET ALONG THE SOUTH PROPERTY LINE DEDICATED TO THE PUBLIC FOR RIGHT-OF-WAY PURPOSES, AS SHOWN BY THE RECORDED PLAT OF SAID SUBDIVISION. (PLOTTED ON SURVEY)
- (b) SUBJECT TO A TEN (10) FOOT WIDE BUILDING SET BACK LINE LOCATED NORTHERLY OF AND ADJOINING THE ABOVE DESCRIBED 10' STRIP DEDICATED TO THE PUBLIC FOR RIGHT-OF-WAY PURPOSES, AS SHOWN BY THE RECORDED PLAT OF SAID SUBDIVISION. (PLOTTED ON SURVEY)
- (c) SUBJECT TO DRAINAGE EASEMENT FIFTEEN (15) FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ALL NATURAL DRAINAGE COURSES, AS SHOWN BY THE RECORDED PLAT OF SAID SUBDIVISION. (THERE IS NO NATURAL DRAINAGE COURSE WITHIN THE BOUNDARIES OF THIS PROPERTY)
- (d) SUBJECT TO THE TERMS, CONDITIONS AND STIPULATION CONTAINED IN THAT CERTAIN NOTICE OF STORM WATER QUALITY REQUIREMENTS RECORDED UNDER HARRIS COUNTY CLERK'S FILE NO. 20230412034. (BLANKET IN NATURE, NOT PLOTTABLE)

(4) GENERAL SURVEYOR NOTES

- THE SQUARE FOOTAGE TOTALS AS SHOWN HEREON ARE BASED ON A MATHEMATICAL CLOSURE OF THE COURSES AND DISTANCES REFLECTED ON THIS SURVEY. IT DOES NOT INCLUDE THE TOLERANCES THAT MAY BE PRESENT DUE TO THE POSITIONAL ACCURACY OF THE BOUNDARY MONUMENTATION.
- NO ACCESS TO AND EGRESS FROM THE SUBJECT PROPERTY IS PROVIDED BY OAK AVENUE, WHICH IS A PAVED, DEDICATED PUBLIC RIGHT-OF-WAY.
- NO OBSERVED EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
- NO OBSERVED EVIDENCE OF PROPOSED CHANGES IN STREET RIGHT-OF-WAY LINES AND NO OBSERVED EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
- NO DELINEATION MARKERS, FROM A FIELD DELINEATION OF WETLAND AREAS, FAULT LINES, TOXIC WASTE OR ANY OTHER ENVIRONMENTAL ISSUES, OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.

(5) POSSIBLE ENCROACHMENTS

THE FENCE DOES NOT FOLLOW THE PROPERTY ALONG THE NORTH AND WEST BOUNDARIES, AS SHOWN

(6) SURVEYORS CERTIFICATION

TO: LOST OAKS, L.P.; MARK-DANA CORPORATION; WINOPIN CIRCLE L.L.P.; ITS SUCCESSORS AND/OR ASSIGNS; ENTERPRISE HOUSING PARTNERS 44 LIMITED PARTNERSHIP; HOFCO LOST OAKS LANDOWNER, L.L.C.; HARRIS COUNTY HOUSING FINANCE CORPORATION; HARRIS COUNTY, TEXAS; STELLAR BANK, A TEXAS STATE-CHARTERED BANKING ASSOCIATION, AND ITS SUCCESSORS AND/OR ASSIGNS AND CHICAGO TITLE INSURANCE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MANNING STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NPS, AND INCLUDES ITEMS 2, 3, 4, 6(A), 6(B), 7(A), 7(B)(1), 7(C), 8, 9, 11(A), 11(B), 12, 15, AND 17 OF TABLE A THEREOF.

THE FIELDWORK WAS COMPLETED ON 06-07-2024.

KEVIN K. KOLB
 REGISTERED PROFESSIONAL LAND SURVEYOR, TEXAS REGISTRATION NO. 5269

DATE OF PLAT OR MAP: 06-28-2024; REVISED 8-10-2024

(7) SYMBOLS LEGEND

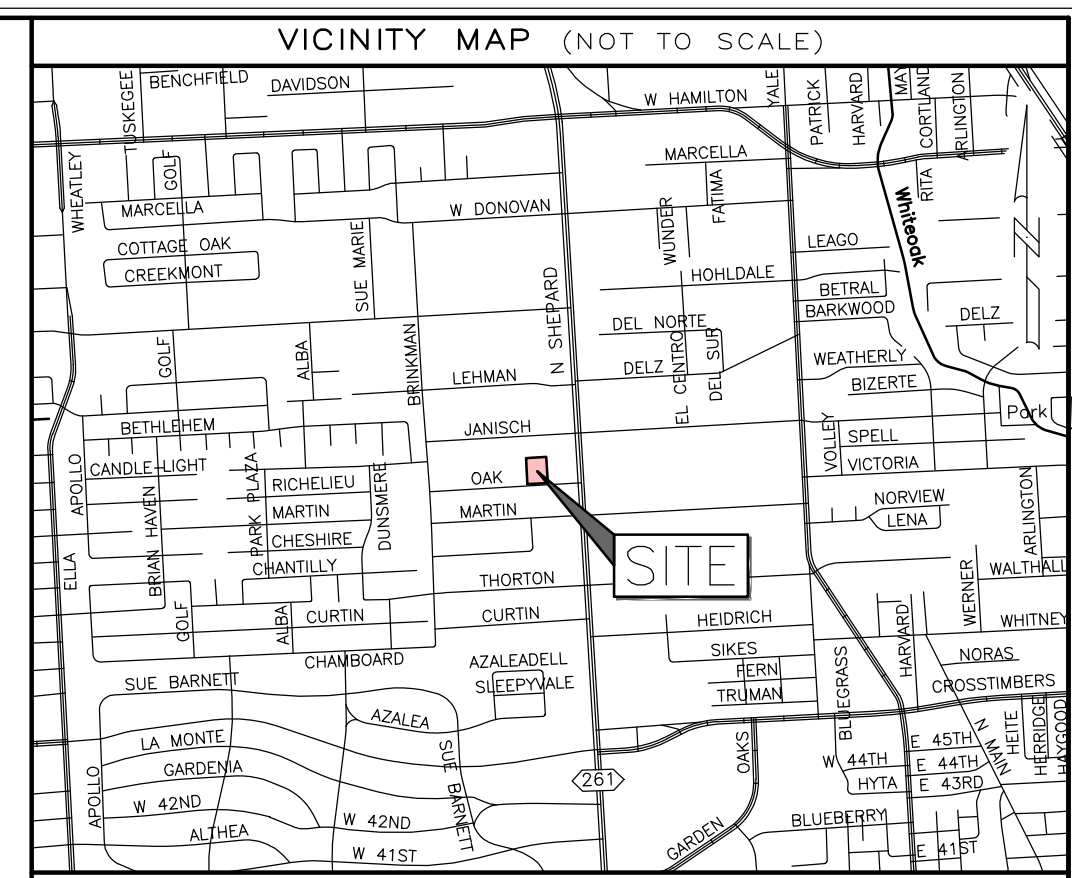
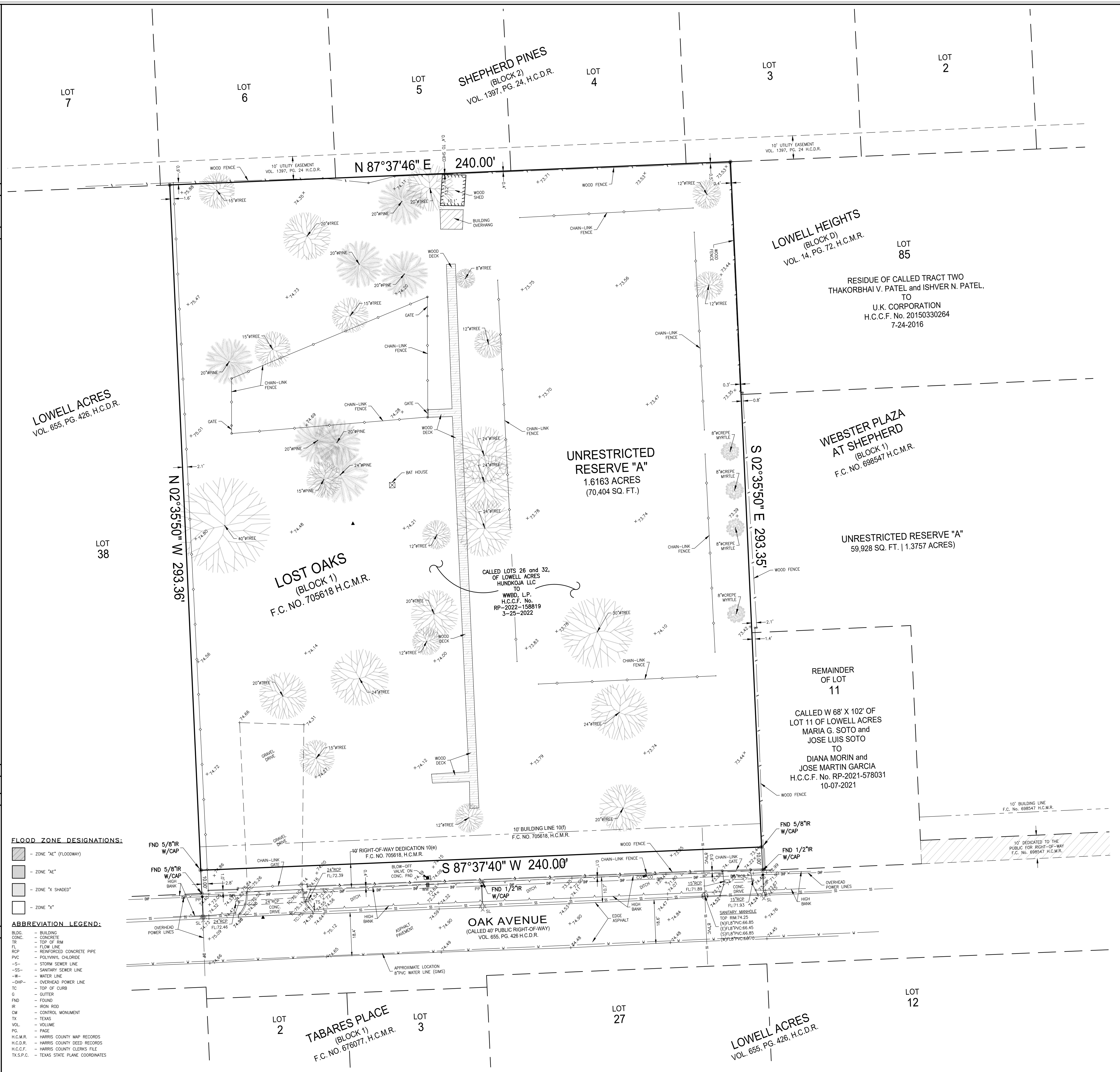
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|---|---|
| <ul style="list-style-type: none"> ⊕ A/C UNIT (AC) ⊕ AREA LIGHT (AL) ⊕ CURB INLET (CI) ⊕ BENCHMARK (BM) ⊕ BOLLARD (BL) ⊕ CLEAN OUT (CO) ⊕ COLUMN (COL) ⊕ CABLE PEDESTAL (CPED) ⊕ ELECTRIC METER (EM) ⊕ ELECTRIC TRANSFORMER (ET) ⊕ FIRE HYDRANT (FH) ⊕ GRATE INLET (GI) ⊕ GAS METER (GM) ⊕ PAINT STRIPE (PS) ⊕ GREASE TRAP (GT) ⊕ GATE VALVE (GV) ⊕ GAS VALVE (GV) ⊕ GUY WIRE (GW) ⊕ IRRIGATION CONTROL VALVE (ICV) ⊕ MAIL BOX (MB) ⊕ MAN HOLE (MH) ⊕ MONITOR WELL (MW) | <ul style="list-style-type: none"> ⊕ PAY PHONE (PAY) ⊕ PEDESTRIAN CROSSING LIGHT (PCL) ⊕ PIPELINE MARKER (PM) ⊕ PIPE LINE VENT (PLV) ⊕ BOLLARD (BL) ⊕ POWER POLE W/TRANSFORMER (PPT) ⊕ SANITARY MH (SMH) ⊕ SOIL BORE (SBOR) ⊕ SERVICE POLE (SP) ⊕ STORM MANHOLE (STMH) ⊕ SOUTH WESTERN BELL MH (SWBMH) ⊕ TELEPHONE BOX (TBOX) ⊕ TELEPHONE PEDESTAL (TPED) ⊕ TRAFFIC SIGN (TS) ⊕ TRAFFIC SIGNAL CONTROL BOX (TSCB) ⊕ TRAFFIC SIGNAL POLE (TSP) ⊕ MONUMENT (MON) ⊕ WATER METER (WM) ⊕ WATER VALVE (WV) ⊕ WATER WELL (WW) ⊕ YARD LIGHT (YL) |
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FLOOD ZONE DESIGNATIONS:

- Zone "AE" (FLOODWAY)
- Zone "A"
- Zone "X SHAD"
- Zone "X"

ABBREVIATION LEGEND:

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| BLDG. CONC. = BUILDING | CONC. = CONCRETE | TR = TOP OF RM | FL = FLOW LINE | RCP = REINFORCED CONCRETE PIPE | PVC = POLYVINYL CHLORIDE | -S- = STORM SEWER LINE | -SS- = SANITARY SEWER LINE | -W- = WATER LINE | -DHP- = OVERHEAD POWER LINE | TC = TOP OF CURB | G = GUTTER | FND = FOUND | IR = IRON ROD | CM = CONTROL MONUMENT | TX = TEXAS | VL = VOLUME | PC = PAGE | H.C.M.R. = HARRIS COUNTY MAP RECORDS | H.C.D.R. = HARRIS COUNTY DEED RECORDS | H.C.C.F. = HARRIS COUNTY CLERK'S FILE | T.S.P.C. = TEXAS STATE PLANE COORDINATES |
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(10) PROJECT BENCHMARK

HARRIS COUNTY FLOODPLAIN REFERENCE MARK NUMBER 051615
 BRASS DISK STAMPED 050165 ON BRIDGE AT WERNER AND LITTLE WHITE OAK BAYOU LOCATED ON CONCRETE FOOTING OF PIPELINE ON DOWNSTREAM SIDE OF BRIDGE IN KENWAY 453E IN THE WHITE OAK WATERSHED NEAR STREAM E101-00-00
 ELEVATION: 63.22 FEET NAD 1983, 2001 ADJUSTED.

(11) GROSS LAND AREA

1.6163 ACRES OR 70,404 SQUARE FEET OF LAND

(12) BUILDING AREA AND HEIGHT

NO PERMANENT STRUCTURES ON PROPERTY

(13) PARKING INFORMATION

NO PARKING SPACES ON PROPERTY

(14) CEMETERY ON SITE

NO

(15) BASIS OF BEARINGS & COORDINATES

THE BEARINGS AND COORDINATES SHOWN HEREON WERE OBTAINED FROM GPS OBSERVATIONS AND ARE REFERENCED TO NAD83 HORIZONTAL PROJECTION ZONE TEXAS SOUTH CENTRAL 4204.

(16) F.E.M.A. FLOOD ZONE STATEMENT

I HAVE EXAMINED THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 48201C0660 M, DATED JUNE 9, 2014 AND HAVE DETERMINED THAT THE TRACT HEREBY SURVEYED LIES WHOLLY WITHIN ZONE "X" OR AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN.
 100-YEAR BASE FLOOD ELEVATION: N/A
 500-YEAR BASE FLOOD ELEVATION: N/A
 NOTE: THE INFORMATION IN THIS STATEMENT WAS OBTAINED FROM THE FEMA FLOOD MAP SERVICE CENTER. THIS MAP IS FOR USE IN ADMINISTERING THE NATIONAL FLOOD INSURANCE PROGRAM. IT DOES NOT NECESSARILY IDENTIFY ALL AREAS SUBJECT TO FLOODING UNDER SPECIFIC CONDITIONS.

(17) ZONING INFORMATION

NO ZONING IN THE CITY OF HOUSTON

(18) LEGAL DESCRIPTION OF PROPERTY

ALTA/NSPS LAND TITLE SURVEY
 OF
1.6163 ACRES OF LAND
 BEING ALL OF
UNRESTRICTED RESERVE "A",
BLOCK 1
LOTS OAKS
 AN ADDITION IN HARRIS COUNTY, TEXAS,
 ACCORDING TO THE MAP OR PLAT THEREOF
 RECORDED UNDER FILM CODE NO. 705618 OF THE
 MAP RECORDS OF HARRIS COUNTY, TEXAS AND
 BEING FURTHER SITUATED WITHIN THE
S.W. ALLEN SURVEY, A-94
 CITY OF HOUSTON, HARRIS COUNTY, TEXAS

(19) PROPERTY OWNER(S) AND ADDRESS

OWNER(S)	WWBD, L.P.	COUNTY	HARRIS
ADDRESS	810 OAK AVENUE, HOUSTON, TEXAS 77018	STATE	TEXAS

(20) DRAWING INFORMATION

<p>TOTAL SURVEYORS, INC. 4301 CENTER STREET, DEER PARK, TEXAS PHONE: 281-479-8719 TOTALSURVEYORS.COM T.B.P.E.L.S. FIRM REGISTRATION NO. 10075300</p>		SCALE	1" = 20'
		PAPER SIZE	24"x36" LANDSCAPE
PROJECT No.	23-215	DATE	8-30-2023
FIELD DATA	CUDA	DATE	6-26-2024
DATE	8-30-2023	DATE	6-26-2024
REV.	6-7-24	REV.	8-10-2024
		SHEET 1 OF 1	

DRAWING KEY

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| (2) TITLE COMMITMENT INFORMATION | (12) BUILDING AREA AND HEIGHT |
| (3) SCHEDULE "B" ITEMS | (13) PARKING INFORMATION |
| (4) GENERAL SURVEYOR NOTES | (14) CEMETERY ON SITE |
| (5) POSSIBLE ENCROACHMENTS | (15) BASIS OF BEARINGS AND COORDINATES |
| (6) SURVEYORS CERTIFICATION | (16) F.E.M.A. FLOOD ZONE STATEMENT |
| (7) SYMBOLS LEGEND | (17) ZONING INFORMATION |
| (8) SURVEY PLAT OR MAP | (18) LEGAL DESCRIPTION OF PROPERTY |
| (9) VICINITY MAP | (19) PROPERTY OWNER(S) AND ADDRESS |
| (10) PROJECT BENCHMARK | (20) DRAWING INFORMATION |