

LOT 10
 BARBARA KAY KAMAS
 TO
 JOHN W. FAIN, II, ET UX
 T318751 521-60-2771
 10-05-1998

LOTS 11, 12, 13 & 14
 BEAUMONT MARTIN
 TO
 JOHN W. FAIN, II, ET UX
 T156824 519-97-0016
 07-10-1998

LOTS 21 & 22
 BOARD OF REGENTS OF THE
 UNIVERSITY OF TEXAS SYSTEM
 TO
 SUSAN F. BROCHSTEIN AND
 NANCY DUOFF
 X876152 591-41-1305
 08-13-2004

N 88°42'2" E - 50.00'

N 117°58' W - 100.00'

S 117°58' E - 100.00'

S 88°42'2" W - 50.00'

P.O.B.
 Y=13820933.76
 X=3111557.63

ST. AGNES STREET (70' R/W)

UNIVERSITY PARK ADDITION
 (VOL. 450, PG. 564 H.C.D.R.)

SAINT AGNES COURT
 (F.C. NO. 557115 H.C.M.R.)

GENERAL NOTES

1. BEARINGS SHOWN BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE.
2. NO PORTION OF THE SUBJECT SITE IS LOCATED WITHIN THE 100 YEAR SPECIAL FLOOD HAZARD AREA ACCORDING TO THE MOST RECENT OFFICIAL INSURANCE RATE MAP, DATED JUNE 18, 2007 MAP NUMBER 48201C0860 L, ZONE "X SHADED" PROMULGATED BY THE ADMINISTRATOR OF THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT OF THE UNITED STATES. ANY REFERENCE TO THE 100 YEAR FLOOD PLAIN OR FLOOD HAZARD ZONES, ARE AN ESTIMATE BASED ON DATA PROVIDED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE PROGRAM AND SHOULD NOT BE INTERPRETED AS A STUDY OR DETERMINATION OF THE FLOODING PROPENSITIES OF THIS PROPERTY.
3. FUTURE REDEVELOPMENT OF SITE IS SUBJECT TO CITY OF HOUSTON ORDINANCE NO. 85-1878, DATED OCTOBER 23, 1985 BY THE CITY OF HOUSTON, A CERTIFIED COPY OF WHICH WAS FILED AUGUST 1, 1991, UNDER COUNTY CLERK FILE NO. N-253886, (SUPERSEDED BY CITY OF HOUSTON ORDINANCE NO. 1999-262), ADOPTED BY THE CITY OF HOUSTON RELATING TO RULES, AND REGULATIONS, PROCEDURES AND DESIGN STANDARDS FOR DEVELOPING AND PLATTING AND PROVIDING FOR ESTABLISHING BUILDING SETBACK LINES.
4. DELETED
5. UNLESS OTHERWISE NOTED ALL PROPERTY CORNERS MARKED WITH SET 5/8" IRON ROD WITH CAP.

The undersigned Registered Professional Land Surveyor ("Surveyor") hereby certifies to the Board of Regents of The University of Texas System and Alamo Title Insurance Company that (a) this plat of survey and the property description set forth hereon were prepared from an actual on-the-ground survey of the real property ("Property"); (b) such survey was conducted by the Surveyor, or under his direction; (c) all monuments shown hereon actually existed on the date of survey, and the location, size and type of material thereof are correctly shown; (d) except as shown hereon; (i) there are no observable encroachments onto the Property or observable protrusions therefrom, (ii) there are no observable improvements on the Property, (iii) there are no observable easements or rights-of-way either burdening or benefiting the Property, and (iv) there are no observable discrepancies, conflicts, shortage in area or boundary line conflicts; (e) the size, location and type of improvements, if any, are as shown hereon; (f) the Property has access to and from a public roadway; (g) recorded easements and rights-of-way referenced in the Title Commitment GF No. GF# 08-40105063 (issued 01-06-2009) prepared by Alamo Title Insurance Company have been labeled and platted hereon, unless otherwise noted; (h) the boundaries, dimensions and other details shown hereon are true and correct and conform to the appropriate accuracy standards of the Manual of Practice for Land Surveying in Texas (1991) for a Category 1A Condition 2 Land Title Survey; (i) the Property is located in Zone X (shaded) as delineated on the FEMA FIRM for Harris County, Texas, Flood Insurance Rate Map Panel Number 48201C0860, dated June 18, 2007 as published by the Federal Emergency Management Agency, which zone is defined as "Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood"; and (j) the basis of bearings for this survey is the Texas State Plane Coordinate System, South Central Zone.



12-03-2008
 DATE DANIEL E. KERSTEN R.P.L.S. NO. 4925

REVISED 01-06-2009

PREJEAN & COMPANY, INC. surveying / mapping		9324 WESTVIEW DRIVE HOUSTON, TX 77055 713-467-MAPS
LAND TITLE SURVEY 5000 S.F. BEING ALL OF LOT 20, BLOCK 3, UNIVERSITY PARK ADDITION HOUSTON, HARRIS COUNTY, TEXAS		
12-03-2008	SCALE: 1"=20'	JOB NO. 261-48
GF. NO. 08-40105063	ALAMO TITLE INSURANCE	