

BEECHNUT DRIVE
(100' R.O.W.)

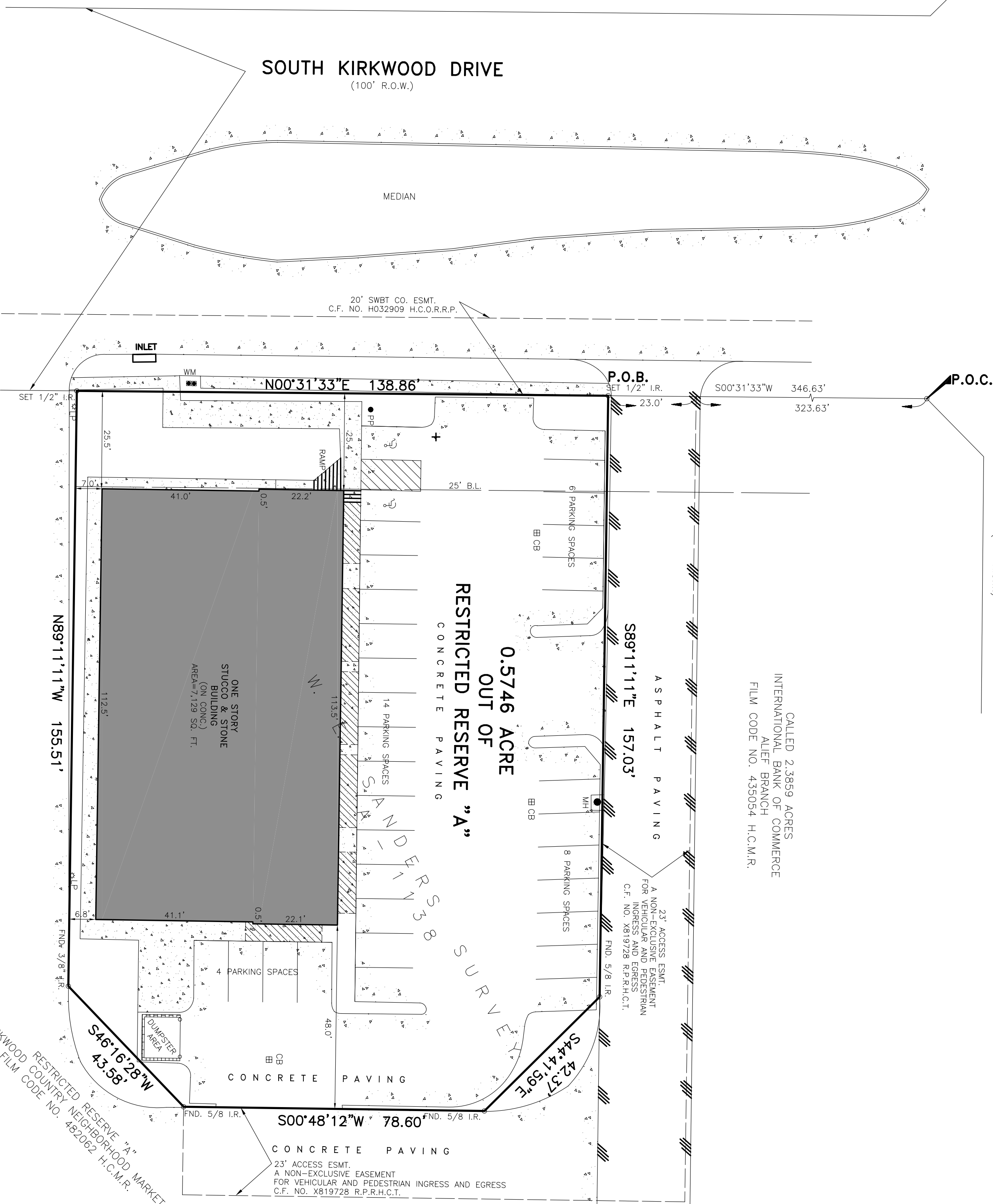
CALLLED 2.3859 ACRES
INTERNATIONAL BANK OF COMMERCE
ALIEF BRANCH
FILM CODE NO. 435054 H.C.M.R.

23' ACCESS ESMT.
A NON-EXCLUSIVE EASEMENT
FOR VEHICULAR AND PEDESTRIAN
INGRESS AND EGRESS
C.F. NO. X819728 R.P.R.H.C.T.

SOUTH KIRKWOOD DRIVE
(100' R.O.W.)

MEDIAN

20' SWBT CO. ESMT.
C.F. NO. H032909 H.C.O.R.R.P.



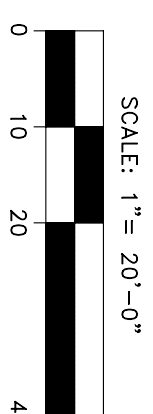
0.5746 ACRE
OUT OF
RESTRICTED RESERVE "A"
CONCRETE PAVING

ONE STORY
STUCCO & STONE
BUILDING
(ON CONC.)
AREA=7,129 SQ. FT.

TO: LE HOLDINGS, LLC,
CHICAGO TITLE INSURANCE COMPANY;

I, hereby certify that this survey was made on the ground and completed on this 04th day of February, 2017 and that this plat correctly represents the facts found at the time of survey showing any improvements. There are no encroachments apparent on the ground, except as shown. This survey complies with the current Texas Society of Professional Surveyors Standards and Specifications for Category 1A, Condition II Survey. Surveyor did not obstruct easements, building lines, etc., shown on or as identified by:
GP CTT17676406 of CHICAGO TITLE INSURANCE COMPANY

HENRY M. SANTOS, Registered Professional Land Surveyor No. 5450



- LEGEND:
- AC - ACRES
 - A/C - AIR CONDITION
 - A.E. - AERIAL EASEMENT
 - B.L. - BUILDING LINE
 - BLDG. - BUILDING
 - BO. - BOLLARD
 - CB - CATCH BASIN
 - CONC. - CONCRETE
 - COVD. - COVERED
 - CP - CRIMPED PIPE
 - DA - DUMPSTER AREA
 - ELEC. - ELECTRIC
 - ESMT. - EASEMENT
 - FC - FIRE HYDRANT
 - FH - FILM CODE
 - FD - FOUND
 - FM - FOUND
 - GM - GAS METER
 - HCCF - HARRIS COUNTY CLERKS FILE
 - HCDR - HARRIS COUNTY DEED RECORDS
 - HCMR - HARRIS COUNTY MAP RECORDS
 - HCPs - HANDICAP PARKING SPACE
 - HL&P - HOUSTON LIGHTING & POWER
 - I.P. - IRON PIPE
 - I.R. - IRON ROD
 - LR - LIGHT ROD
 - LH - LIGHT HOIST
 - MW - MONITORING WELL
 - P.O.B. - POINT OF BEGINNING
 - P.O.C. - POINT OF COMMENCING
 - PP - POWER POLE
 - PS - PARKING SPACES
 - PTP - PINCHED TOP PIPE
 - R.O.W. - RIGHT OF WAY
 - RR - RAILROAD
 - SAN. - SANITARY
 - SP - SERVICE POLE
 - S.O. FT. - SQUARE FEET
 - S.S.E. - SANITARY SEWER EASEMENT
 - STM. - STORM
 - STM.S.E. - STORM SEWER EASEMENT
 - SWBT - SOUTHWESTERN BELL TELEPHONE
 - TEL. - TELEPHONE
 - TLP - TRAFFIC LIGHT POLE
 - TSP - TRAFFIC SIGNAL BOX
 - U.E. - UTILITY EASEMENT
 - WM - WATER METER
 - WV - WATER VALVE
 - WLF - BARBED WIRE FENCE
 - WLF - CHAIN LINK FENCE
 - CONC. - COVERED CONCRETE
 - ASPHALT
 - OHP - OVERHEAD POWER LINES
 - WROUGHT IRON FENCE
 - WROUGHT IRON FENCE
 - HANDICAPPED PARKING

SURVEY OF
0.5746 ACRE (25,031.20 SQUARE FEET) TRACT OF
LAND OUT OF RESERVE "A", BLOCK 1,
KIRKWOOD COUNTRY NEIGHBORHOOD MARKET,
FILM CODE NO. 482062, MAP RECORDS,
HARRIS COUNTY, TEXAS.

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PURCHASER: LE HOLDINGS, LLC	SCALE: 1" = 20'
ADDRESS: 11799 BEECHNUT DRIVE, HOUSTON, TEXAS 77072	FIELD WORK: 02-04-17/VR
LENDER: -	DRAFTING: 02-06-17/EG
TITLE CO.: CHICAGO TITLE INSURANCE COMPANY	FINAL CHECK: 02-06-17/AT
JOB NO.: 027389-17-01	REVISIONS:
G.F. NO.: CTT17676406	
KEY MAP: 529P	

ADVANCE SURVEYING, INC.
10518 KIPP WAY SUITE A-2 • HOUSTON, TEXAS 77099 • TBPIS FIRM NO. 10099200

FLOOD NOTE:
SUBJECT PROPERTY IS LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA AND IS IN ZONE AE. BEF=26.7. MAP # 48201C, PANEL 0830L, DATED 06-18-07. This information is based on graphic plotting only. We do not assume responsibility for exact determination.

- NOTES:**
- SUBJECT TO RESTRICTIVE COVENANTS RECORDED UNDER FILM CODE NO. 482062 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS AND THOSE FILED FOR RECORD UNDER H.C.F. NO. X819726.
 - EASEMENT AND BUILDING LINES PER RECORDED PLAT.
 - A NON-EXCLUSIVE EASEMENT FOR VEHICULAR AND PEDESTRIAN INGRESS AND EGRESS OVER AND ACROSS THE ACCESS AREA PER C.F. NO. X819728 R.P.R.H.C.T.