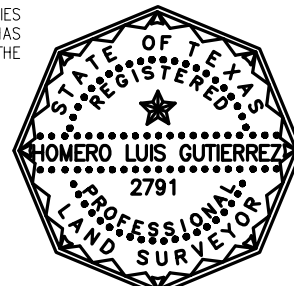


NOTES:

1. FLOOD ZONE STATEMENT: ZONE "X" AREAS OF MINIMUM FLOODING AS PER COMMUNITY PANEL No. 480343 0450C MAP REVISED JUNE 6, 2000.
2. THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE COMMITMENT.
3. THE EXISTENCE, IF ANY UNDERGROUND GAS LINES OR OTHER UNDERGROUND UTILITIES NOT SHOWN ON THIS SURVEY SHOULD BE THOROUGHLY INVESTIGATED BY THE OWNER PRIOR TO ANY CONSTRUCTION ON THIS SITE. THE SURVEYOR HAS LIMITED HIS INVESTIGATION OF UNDERGROUND UTILITIES ON THIS SITE TO THAT WHICH CAN BE SEEN.
4. BASIS OF BEARING AS PER TEXAS STATE PLANE COORDINATE SYSTEM NAD 83 TEXAS SOUTH 4205.
5. SURVEYOR'S STATEMENT: THE PROPERTY CORNERS OF THE TRACT SURVEYED WERE STAKED OUT BASED ON THE BEST FIT OF MONUMENTS FOUND FOR THIS PROPERTY AND OTHERS WITHIN THE IMMEDIATE VICINITY, TAKING INTO ACCOUNT THE INTENT OF THE SURVEYOR'S ORIGINAL FOOT STEPS. A SURVEY OF THE ORIGINAL MOTHER TRACTS TO CORRECTLY ESTABLISH MINOR DISCREPANCIES THAT WERE FOUND IN THE PROPERTY CORNERS WOULD NOT BE A FEASIBLE OPTION FOR THE PARTIES CONCERNED. THE CLIENT HAS BEEN MADE AWARE OF ANY DISCREPANCIES FOUND AND THE RESPECTIVE ACTION TAKEN TO STAKE OUT HIS PROPERTY AS PER THE FOUND AND SET MONUMENTS SHOWN HEREON.

I, HOMERO L. GUTIERREZ, REGISTERED LAND SURVEYOR IN THE STATE OF TEXAS, STATE THAT THE ABOVE PLAT IS AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION ON APRIL 20, 2026 AND THAT THERE ARE NO VISIBLE EASEMENTS OR ENCROACHMENTS EXCEPT AS SHOWN AND THAT ALL CORNERS HAVE BEEN LOCATED AS INDICATED.

Homero Luis Gutierrez
 HOMERO LUIS GUTIERREZ, R.P.L.S. DATE: 04/21/26
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2791



LEGEND

- SET 1/2" IRON ROD W/CAP STAMPED 2791
- FOUND 1/2" IRON ROD
- ⊗ FIND "X" ON CONC.
- ⊙ FIND NAIL
- R.O.W. RIGHT OF WAY
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- H.C.M.R. HIDALGO COUNTY MAP RECORDS
- H.C.D.R. HIDALGO COUNTY DEED RECORDS
- H.C.O.R. HIDALGO COUNTY OFFICIAL RECORDS
- E-E EDGE OF ASPHALT TO EDGE OF ASPHALT
- P-E PROPERTY LINE TO EDGE OF ASPHALT
- EXIST. EXISTING
- N.E.C. NORTHEAST CORNER
- N.W.C. NORTHWEST CORNER
- S.E.C. SOUTHEAST CORNER
- S.W.C. SOUTHWEST CORNER

**SURVEY PLAT SHOWING
 A 5.961 ACRE TRACT OF LAND
 OUT OF
 LOT 14, BLOCK 27
 CAPISALLO DISTRICT SUBDIVISION
 AS RECORDED IN
 VOL. P, PG. 226
 H.C.D.R.
 LOCATED IN
 THE CITY OF MERCEDES
 (SEE EXHIBIT "A" FOR
 METES & BOUNDS
 DESCRIPTION)**

LINE DATA		
LINE	BEARING	DISTANCE
L1	S 01°10'55" E	50.00'
L2	S 88°49'19" W	100.00'
L3	S 01°10'55" E	40.00'
L4	N 88°49'19" E	100.00'
L5	S 01°10'55" E	204.03'
L6	S 43°47'57" W	85.05'

HOMERO LUIS GUTIERREZ, P.E., R.P.L.S.
 P.O. Box 548
 McAllen, Texas 78505
 (956) 369-0988
 JOB# 20-061
 DATE: 04/21/26
 DRAWN BY: I.F.