Notes:

1. All bearings referenced to Mason Park West Phase One a subdivision of record in Volume 321, Page 38 H.C.M.R.

2. In accordance with the Federal Emergency Management Agency Flood Insurance Rate Map, Map No. 48201C0615 J, Revised November 6, 1996, none of the subject tract lies within the 100-year flood plain.

3. "One-foot reserve" dedicated to the public in fee as a buffer separation between the side or end of streets where such streets abut adjacent acreage tracts, the condition of such dedication being that when the adjacent property is subdivided in a recorded plat, the one-foot reserve shall thereupon become vested in the public for street right-of-way purposes and the fee title thereto shall revert to and revest in the dedicator, his heirs, assigns, or successors.

4. All easements and building lines shown hereon are of record on the abovementioned recorded plat of Mason Park West Phase One, unless otherwise noted.

5. Metes and bounds description prepared on separate instrument by the undersigned, dated May 2, 2003.

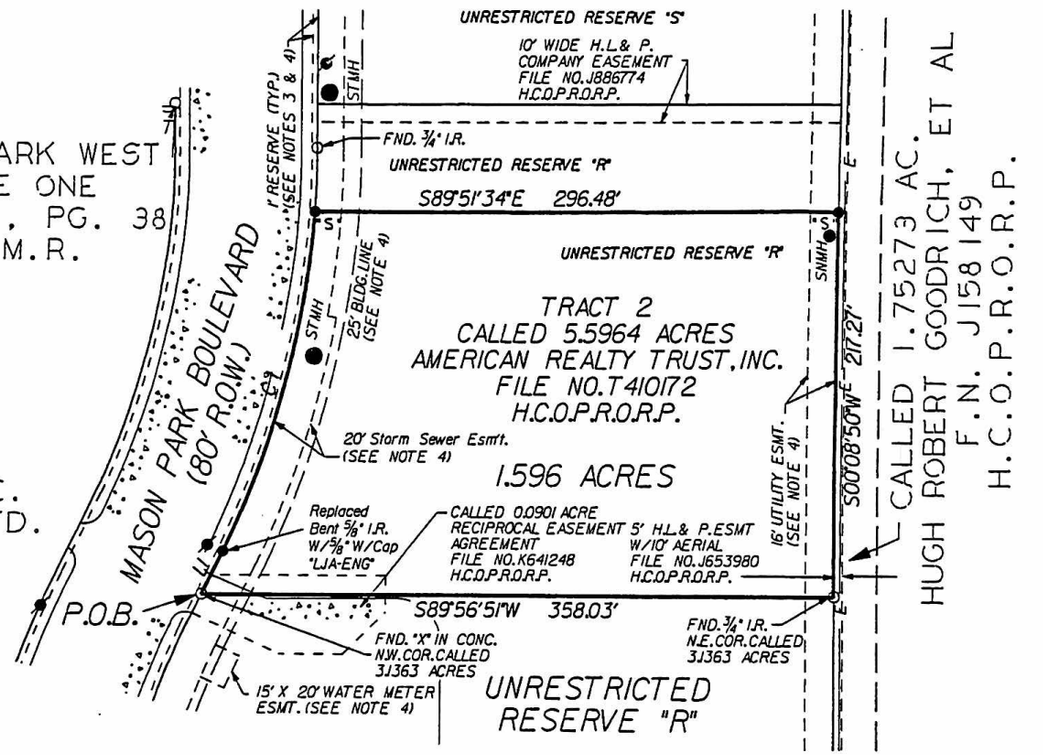
6. "S" denotes a set 5/8-inch iron rod with plastic cap marked "LJA ENG." unless otherwise noted.

7. This survey was prepared from information furnished by Chicago Title Insurance Co. G.F. No. 000332959, effective date March 24, 2003. Surveyor did not abstract subject tract.

8. A drainage easement fifteen (15) feet wide along either side of the centerline of all natural drainage courses in this subdivision, as shown on the plat recorded in Vol. 321, page 38 of the Map Records of Harris County, Texas. There are no apparent natural drains on subject tract.

9. Item 18 in the Title Commitment does not appear to affect subject tract.

LINE TABLE		
Line	Bearing	Distance
1	N25°25'54"E	27.53'



MASON PARK WEST
PHASE ONE
VOL. 321, PG. 38
H.C.M.R.

CALLED 64.2133 AC.
M. P. CAPITAL, LTD.
F.N. R080362 &
F.N. R125353
H.C.O.P.R.O.R.P.

CALLED 1.75273 AC.
HUGH ROBERT GOODRICH, ET AL
F.N. J158149
H.C.O.P.R.O.R.P.

CALLED 3.1363 ACRES
KELSEY-SEYBOLD BUILDING
JOINT VENTURE NO. 2
FILE NO. K073286
H.C.O.P.R.O.R.P.

N

Scale: 1" = 100'

LEGEND

- WATER METER
- FIRE HYDRANT
- WATER VALVE
- BLOW OFF VALVE
- UNDERGROUND ELECTRIC BOX
- SP — SERVICE POLE
- PP — POWER POLE
- GUY WIRE
- E — OVERHEAD ELECTRIC LINE
- H.L.& P.CO. MANHOLE
- LIGHT STANDARD
- FLOOD LIGHT
- TRAFFIC LIGHT
- TRAFFIC LIGHT CONTROL BOX
- TELEPHONE PEDESTAL
- TELEPHONE CABLE MARKER
- PIPELINE MARKER
- SIGN
- POST
- INLET
- STMH — STORM SEWER MANHOLE
- SNMH — SANITARY SEWER MANHOLE

SURVEYOR'S CERTIFICATE

TO: Rafael D. Guerrero, M.D. and Dona Gaither-Guerrero (buyers) and Chicago Title - Sugar Land

I hereby certify that this plat represents a survey made on the ground under my supervision in May, 2003, that said plat represents the facts found at the time of said survey and that said professional services substantially conforms to the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1A Condition II Survey.

Dated: May 2, 2003

STATE OF TEXAS
REGISTERED
JESSE T. POULSON
1891
PROFESSIONAL
LAND SURVEYOR

Jesse T. Poulson
Registered Professional Land Surveyor
Texas Registration No. 1891

CURVE TABLE						
Curve	Radius	Tangent	Chord	Arc	Delta	Chord Bearing
1	540.00'	101.70'	199.89'	201.04'	21°19'53"	N14°34'07"E

SURVEY OF
1.596 ACRES (69,517 S.F.)
LOCATED IN
W.C.R.R. SURVEY
ABSTRACT 904
HARRIS COUNTY, TEXAS
MAY 2003 JOB NO. 1623-0036-002

LJA Engineering & Surveying, Inc.
2929 Briarpark Drive
Suite 600
Houston, Texas 77042-3703
Phone 713.953.5200
Fax 713.953.5026