

SCALE: 1" = 50'

LEGEND

C.I.R. = CAPPED IRON ROD	CVRD. = COVERED AREA	E.M. = ELECTRICAL METER	F.C.I.R. = FOUND CAPPED IRON ROD	F.I.P. = FOUND IRON PIPE	F.I.R. = FOUND IRON ROD	M.R. = COUNTY MAP RECORDS	P.R. = PLAT RECORDS	U.P. = UTILITY POLE	R.O.W. = RIGHT-OF-WAY	W.M. = WATER METER					
AC	AIR CONDITIONER UNIT	IP	IRON PIPE	IR	IRON ROD	GM	GAS METER	GW	GUY WIRE	PP	POWER POLE	UP	UTILITY POLE	WM	WATER METER
	WOOD FENCE		CHAINLINK FENCE		WROUGHT IRON FENCE		BARB WIRE FENCE		METAL FENCE		HIGH BANK		ADJOINING PROPERTY		SUBJECT TRACT
	EXISTING PAVEMENT		COVERED AREA		STRUCTURE / BUILDING										

NOTES:

- Survey bases on the best field evidence found.
- Bearings shown hereon are based on the control monuments depicted within the survey.
- Property subject to other subdivision covenants, conditions & restrictions be easements, building lines and other matters of record.

SCHEDULE B NOTES:

10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception.):

A. Easement:
Recorded: Volume 1822, Page 321, Deed Records, Harris County, Texas. To: Houston Lighting & Power Company
Purpose: Electric

B. Easement:
Recorded: Clerk's File No. N729874, Official Public Records, Harris County, Texas.
To: Amoco Pipeline Company
Purpose: Pipeline

H. Any visible and apparent easement, either public or private, located on or across the land, the existence of which is not disclosed by the Public Records as herein defined.

J. Any visible and apparent roadway or easement over, under or across the property, the existence of which does not appear of record. This exception will be limited to those matters shown on an acceptable survey upon the Company being furnished with such survey.

BOUNDARY SURVEY

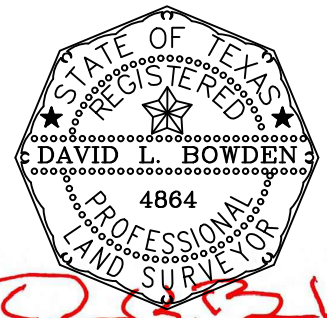
BEING A TRACT OF LAND CONTAINING 2.2920 ACRES (99,840 SQUARE FEET), SITUATED IN THE REELS AND TROBOUGH LEAGUE, ABSTRACT 59, HARRIS COUNTY, TEXAS, BY DEED AS RECORDED UNDER COUNTY CLERK'S FILE NO. X649591 OF THE OFFICIAL PUBLIC RECORDS OF HARRIS COUNTY, TEXAS, BEING OUT OF LOTS 1, 2 AND 3, IN BLOCK 3, OF L. M. WILSON ACRE SUBDIVISION, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 725, PAGE 198 OF THE DEED RECORDS OF HARRIS COUNTY

Date: 11/14/2025
Field Work: RG
Drawn By: MAL
Project No.: R2025 - 044

STEWART TITLE
GF No. 2537943-VLHF
EFFECTIVE DATE: 10/22/2025
PROPOSED INSURED: SBA ALLIANCE INC

Project Location:
4414 Oates Rd,
Houston, TX 77013

FLOOD DATA
THIS PROPERTY IS NOT IN THE 100 YEAR FLOOD ZONE, IS IN ZONE X PER FIRM MAP, COMMUNITY PANEL No. 48201C0715M WHICH HAS AN EFFECTIVE DATE OF 01/06/2017, AND IS NOT IN THE SPECIAL FLOOD HAZARD AREA.



TBPLS Firm Registration No. 10127400

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