



LEGAL DESCRIPTION:

FIELDNOTE DESCRIPTION OF A TRACT OF LAND CONTAINING 1.0088 ACRES (43,945 SQ. FT.) OUT OF THE SAMUEL C. HIROMS LEAGUE, ABSTRACT NO. 33, HARRIS COUNTY TEXAS, AND BEING PART OF UNRESTRICTED RESERVE "H", BLOCK FOUR, RIVERA EAST VILLAGE, SECTION THREE AS RECORDED IN VOLUME 300, PAGE 120 OF THE HARRIS COUNTY MAP RECORDS AND ALSO BEING A PORTION OF THAT CERTAIN TRACT OF LAND CONVEYED TO NORWOOD PARTNERS, LTD., AS RECORDED IN FILE NO. R 668778 OF THE HARRIS COUNTY OFFICIAL PUBLIC RECORDS OF REAL PROPERTY. SAID 1.0088 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 5/8-inch iron rod with cap set for the intersection of the east right-of-way of Normandy Street (100 feet in width) with the south right-of-way line of Woodforest Boulevard (100 feet in width) said point being the most southerly northwest corner of the aforementioned Unrestricted Reserve "H".

THENCE, N44°57'57"E, along the east right-of-way line of Normandy Street (called N45° 26' 19"E) a distance of 14.07 feet (called 14.16 feet) to a 5/8-inch iron rod found for corner. Said point being the most northerly northwest corner of Unrestricted Reserve "H" and the point of A nontangent curve to the left.

THENCE, along the aforementioned curve to the left, being the south right-of-way line of Woodforest Boulevard, common with the north line of Unrestricted Reserve "H", subtending a central angle of 05°21'36", a radius of 2,050.00 feet, a chord bearing of N87°32'45"E, a chord length of 191.70 feet, and an arc length of 191.77 feet to a 5/8-inch iron rod found for the northeast corner of the herein described tract.

THENCE, S00°30'30"W, leaving the south right-of-way line of Woodforest Boulevard and the north line of Unrestricted Reserve "H", a distance of 225.17 feet to a 5/8-inch iron rod found for the southeast corner of the herein described tract.

THENCE, N89°29'30"W, a distance of 201.30 feet to a 5/8-inch iron rod found for corner in the east right-of-way line of Normandy Street, common with the west line of Unrestricted Reserve "H", from which a found 1 inch iron rod bears S00°30'30"W, 527.52 feet (called 527.41 feet), and S00°38'18"W, 30.76 feet (called 30.88 feet).

THENCE, N00°30'30"E, along the east right-of-way line of Normandy Street, common with the west line of Unrestricted Reserve "H", a distance of 205.22 feet to the POINT OF BEGINNING and containing 1.0088 Acres (43,945 Sq. Ft.) of land.

GENERAL NOTES:

- The subject tract lies outside the 100-year flood zone as depicted on Flood Insurance Rate Map No. 48201C0715J, Map Revision dated November 6, 1996. Zone "X" (Unshaded).
- This tract of land is subject to the terms, conditions and provisions of City of Houston Ordinance No. 1999-262 (Chapter 42), passed and approved on March 24, 1999, and amendments thereto, pertaining to the platting and replatting of real property and the establishment of building setback lines. Redevelopment of this property would require compliance with current ordinances.
- The boundary was resolved by holding the found iron rod at the intersection of Normandy and La Grove Lane.
- The bearing system is based on the Plat of Rivera East Village, Section Three as recorded in Vol. 300, PG. 120, of the H.C.M.R..
- BENCHMARK: Top Of Inlet on East side Normandy Street, Approx. 160 Feet North of the Centerline of La Grove Street. Elev.=29.52'
- This tract is affected by a "Declaration of reciprocal easements, restrictions and agreements" as recorded in file No. S236886 H.C.O.P.R.P. and restrictions in Volume 300, Page 120, H.C.M.R.

I, John Weeks, a Registered Professional Land Surveyor, do hereby certify to Motiva Enterprises, L.L.C., Stewart Title Guaranty Company, and ICON International, Inc. and or its assigns, that this survey was made on the ground, under my supervision on this the 5th Day of May, 2003, and that this plot is a true representation of the facts as found at the time of survey and that there are no visible encroachments except as shown hereon. This survey conforms to the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1A, Condition II survey. The easement and abstract information reflected on this survey is based on Title information supplied by Stewart Title Guaranty Company File No. 01160121, effective date: October 16, 2002.

John Weeks, R.P.L.S.
Texas Registration No. 5332

REV	DATE	DESCRIPTION:
1	5/28/03	REVISE CERTIFICATION

VICINITY MAP
(NOT TO SCALE)

EXISTING SANITARY	---	SS	---	SS
EXISTING WATER	---	W	---	W
EXISTING STORM	---	STS	---	STS
EXISTING TELEPHONE	---	UT	---	UT
EXISTING POWER	---	UE	---	UE
EXISTING GAS	---	G	---	G

BUSINESS SIGN	TREE
AREA LIGHT	EDGE OF BANK
AIR & WATER	VALVE
CATCH BASIN	MANHOLE
CLEAN OUT	HLP MANHOLE
CORE BORING	SPRINKLER HEAD
FIRE HYDRANT	SPRINKLER VALVE
GAS METER	AREA LIGHT
SIGN	EDGE OF ASPHALT
B-B INLET	2 POLE SIGN
STREET LIGHT	BOLLARD
SURVEY MON.	MONITOR WELL
TELEPHONE	WATER METER
SHOT PED.	GUY WIRE
UTILITY POLE	CONTROLLING MONUMENT TO RESOLVE BOUNDARY

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PROJECT:
BOUNDARY SURVEY OF 1.0088 ACRES, IN THE SAMUEL C. HIROMS SURVEY, A-33, HARRIS COUNTY, TEXAS

SHEET TITLE: **NORMANDY STREET AND WOODFOREST BLVD.**

PRJ No:	2972-00	SHEET No:	SUR2
DATE:	5-20-03		
DWN. BY:	BLH		
CHKD. BY:	JW		