

THIS IS TO CERTIFY THAT I HAVE CONSULTED THE FEDERAL FLOOD HAZARD MAP DATED 9.30.92, AND FOUND THAT THE PROPERTY DESCRIBED HEREIN IS X, (OR) IS NOT LOCATED IN A "SPECIAL FLOOD HAZARD AREA," ZONE AE, BASE ELEVATION 8.0', PANEL NO. 0004F, COMMUNITY NO. 485498. THIS INFORMATION IS BASED ON SCALING THE LOCATION OF THIS SURVEY ON THE ABOVE REFERENCED MAP AND IS INTENDED TO BE USED TO DETERMINE INSURANCE RATES ONLY, AND NOT TO IDENTIFY SPECIFIC FLOODING CONDITIONS.

PLAT BEARING USED FOR DIRECTIONAL CONTROL UNLESS OTHERWISE SHOWN.

SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS OR OWNERSHIP OF TITLE EVIDENCE. SURVEYOR DID NOT REVIEW EXCEPTIONS IN SCHEDULE "B" OF THE TITLE COMMITMENT TO DETERMINE WHETHER THEY DO OR DO NOT AFFECT SUBJECT PROPERTY.

5/8" STEEL REBAR FOUND OR SET AT ALL PROPERTY CORNERS UNLESS OTHERWISE SHOWN. ALL SET RODS ARE CAPPED WITH GRIFFITH AND BRUNDRETT.

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ANY COPY OF THIS DRAWING MUST BEAR THE SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK OR THE DRAWING IS AN UNAUTHORIZED REPRODUCTION WHICH MAY HAVE BEEN ALTERED OR CHANGED WITHOUT THE SURVEYOR'S KNOWLEDGE OR CONSENT.

THIS ORIGINAL WORK IS PROTECTED UNDER COPYRIGHT LAWS, TITLE 17, UNITED STATES CODE SECTIONS 101 & 102. ALL VIOLATORS WILL BE PROSECUTED TO THE FULLEST EXTENT OF THE LAW.

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DATE: August 6, 2021
 SCALE: 1" = 20'
 FILE NAME: 21080602

SURVEY OF LOT NO. 2
 BLOCK NO. 2
 ED WHITE SURVEY NO. 3
 CITY OF PORT ARANSAS
 VOLUME 1, PAGE 7

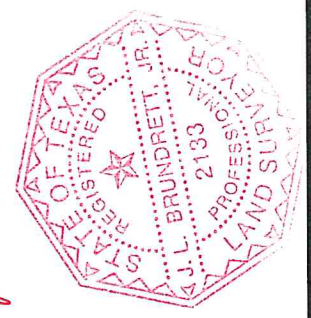
MAP RECORDS NUECES COUNTY, TEXAS.

SCALE 1" = 20' AUGUST 6, 2021

Buyer: Mangold Realty Holdings, LLC
 Title Co: Stewart Title/Port Aransas
 GF: 1328710

I, J.L. BRUNDRETT, JR., A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY TO THE NAMED RECIPIENTS THAT THIS PLAT DRAWING CORRECTLY REFLECTS THE RESULTS OF AN ON THE GROUND SURVEY CONDUCTED BY ME OR UNDER MY SUPERVISION ON THE FOREGOING PROPERTY AND THAT THERE ARE NO VISIBLE EASEMENTS, INTRUSIONS, OR PROTRUSIONS (EXCEPT AS SHOWN HEREON).

J.L. BRUNDRETT, JR., R.P.L.S. REG. NO. 2133
 SURVEYOR'S FIRM NO. 10004800



5 OAKES AVENUE
 50' R.O.W.

FND. 5/8" STEEL REBAR 53.0' FND. 5/8" STEEL REBAR

Edge of Pavement