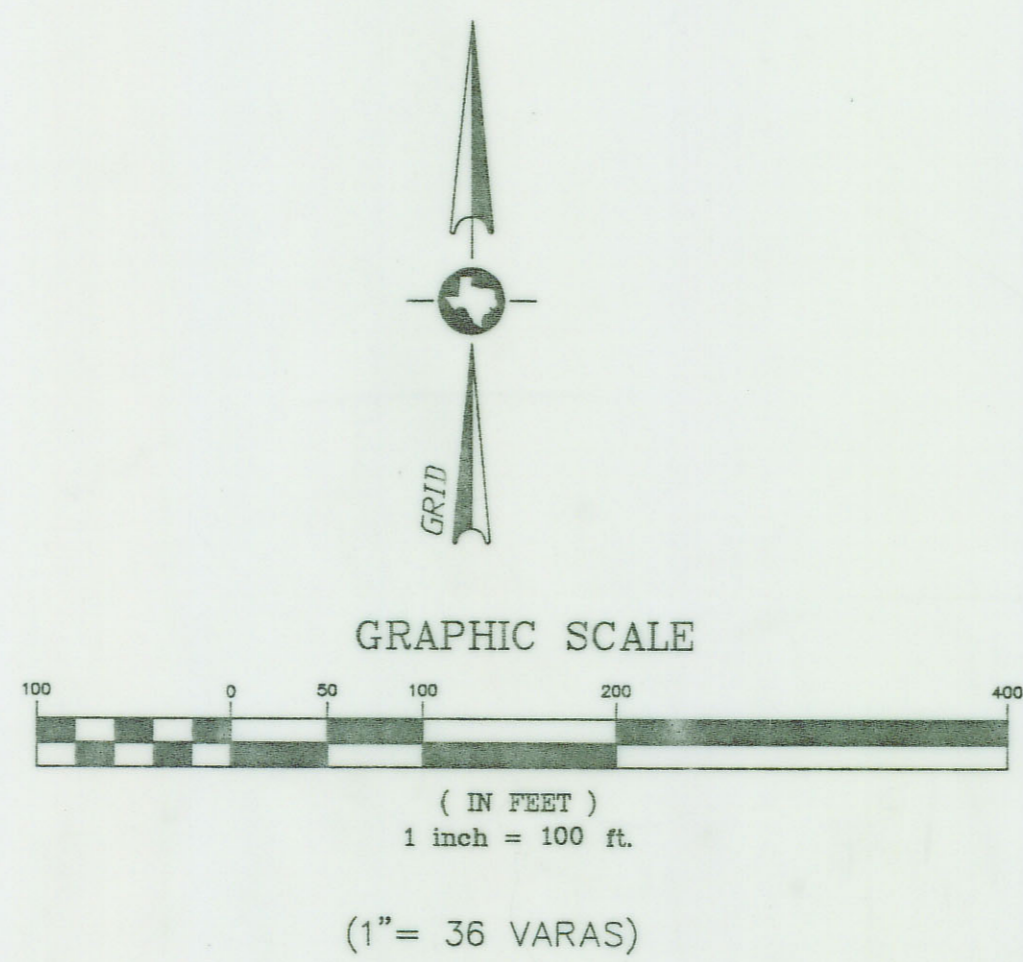
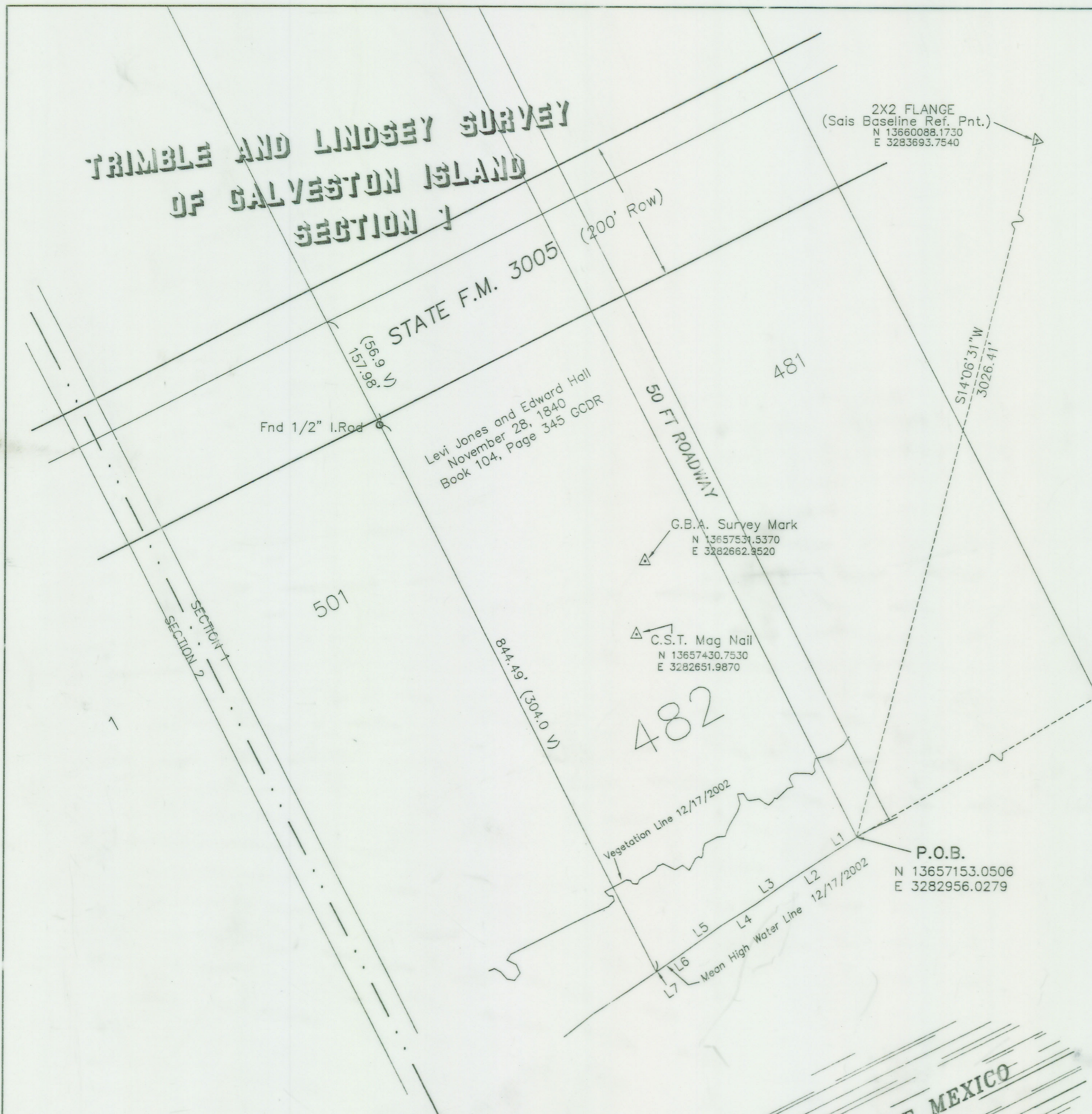


**TRIMBLE AND LINDSEY SURVEY
OF GALVESTON ISLAND
SECTION 1**



NGS "ROBINSON"
N 13658826.4680
E 3285776.2990

Survey of the Mean High Water line of Lot 482, Section 1 of the Trimble and Lindsey Survey of Galveston Island, Galveston County, Texas, and being described by metes and bounds as follows:

COMMENCING at the NGS Monument ROBINSON; THENCE S59°19'01" W, a distance of 3279.37 feet (1180.6 varas) to the intersection of the Easterly line of said Lot 482 and the Mean High Water Line of the Gulf of Mexico and the POINT OF BEGINNING; THENCE along the said Mean High Water Line the following courses and distances to the Westerly line of said Lot 482:

LINE	BEARING	FEET	VARAS
L1	S56°58'54"W	48.17	17.3
L2	S56°50'14"W	65.26	23.5
L3	S54°55'07"W	53.72	19.3
L4	S57°49'20"W	55.49	20.0
L5	S54°04'21"W	52.87	19.0
L6	S53°47'48"W	51.96	18.7
L7	S54°41'40"W	5.26	1.9

NOTES:

Mean High Water line survey tied to the Galveston Pleasure Pier NOS Station ID# 8771510, Tidal Bench Mark No. 44 1957 with an elevation of 13.163 feet above Mean High Water.
Property boundary based on the Trimble and Lindsey Survey of Galveston Island dated 1837 and tied to the Sias Baseline of 1896 as shown.

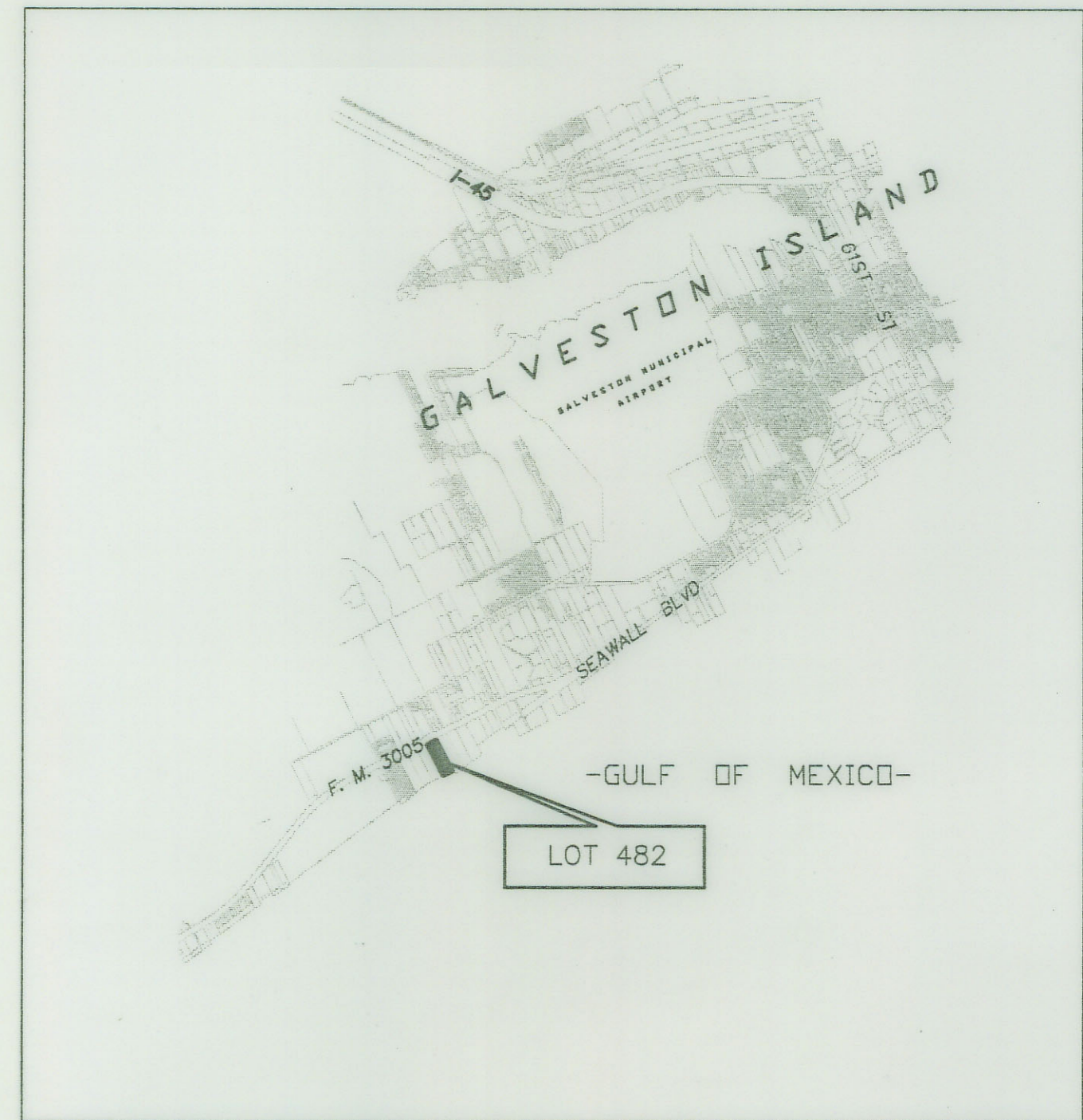
ROBINSON: NAD 83 (1983) 29°14'31.46325" (N) 094°52'05.96115" (W)
Scale Factor 0.99986455 Convergence +2'01.27"

All bearings are Lambert Grid Bearings and all coordinates are in feet and refer to the STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, as defined by Article 21.071 of the NATURAL RESOURCES CODE of the State of Texas, NAD 83 Datum, 1993 Adj.
All distances are GRID DISTANCES.
All Elevations are in FEET.

Tidal Datums at GALVESTON PLEASURE PIER, Galveston Texas based on:

LENGTH OF SERIES: 5 Years
TIME PERIOD: January 1990- December 1994
TIDAL EPOCH: 1960-1978
CONTROL TIDE STATION: 8771450 Galveston Pier 21, Galveston Channel

Field Personnel were:
Sidney Bouse
Sam Jenkins



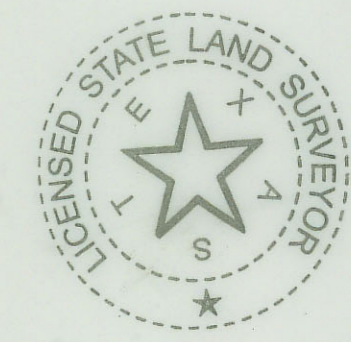
VICINITY MAP (nts)
PROJECT SITE IS SOUTH 47' WEST, 6.9 MILES FROM THE GALVESTON COUNTY COURTHOUSE

December 17, 2002 Scale 1" = 100' (36 varas)

I hereby certify that the above described property was surveyed in the field according to law by me on the above referenced date, and that the above map together with dimensions and coordinates is true and correct as of the above date.

COASTAL SURVEYING OF TEXAS

Sidney Bouse
Sidney Bouse
Licensed State Land Surveyor
Registered Professional Land Surveyor No. 5287
email: sid@surveygalveston.com



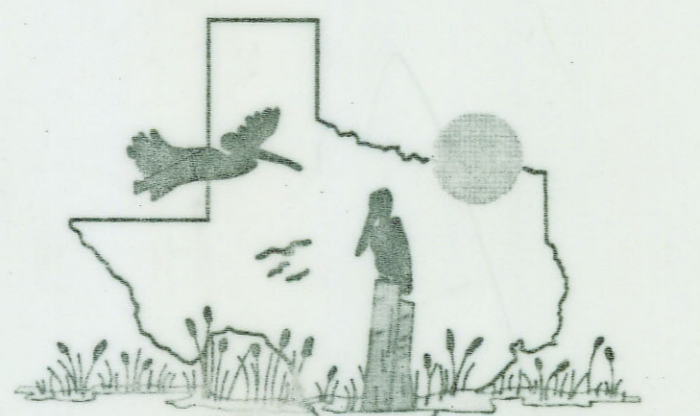
**MEAN HIGH WATER SURVEY OF LOT 482,
SECTION 1 OF THE TRIMBLE AND LINDSEY
SURVEY OF GALVESTON ISLAND, GALVESTON
COUNTY, TEXAS**

THIS MAP RECORDED IN BOOK I, PAGE 220, COUNTY SURVEYORS RECORDS, GALVESTON COUNTY, TEXAS ON DECEMBER 23, 2002.

"NOTICE:

This survey was performed in accordance with Section 33.136, Natural Resources Code, for the purpose of evidencing the location of the shoreline in the area depicted in this survey as that shoreline existed before commencement of erosion response activity, as required by Chapter 33, Natural Resources Code. The line depicted on this survey fixes the shoreline for the purpose of locating a shoreline boundary, subject to movement landward as provided by Section 33.136, Natural Resources Code."

TEXAS GENERAL LAND OFFICE
Art. 33.136, Natural Resources Code
County GALVESTON, Sk. No. 17
File Date 2-17-2003 by D.J.H.
See Report 8



COASTAL SURVEYING OF TEXAS
8017 HARBOURSIDE DRIVE PH (409) 740-1317
GALVESTON, TX 77553 FAX (409) 740-0377
www.surveygalveston.com

"SERVING GALVESTON COUNTY OVER 50 YEARS"

Galvin
Apr 23 2007
Section 17

Mean Higher High Water Survey of Lot 482, Section 1 of the Trimble and Lindsey Survey of Galveston Island, Galveston County, Texas.

I surveyed the Mean High Water line on Lot 482, Section 1 of the Trimble and Lindsey Survey of Galveston Island, Galveston County, Texas as authorized by Rob Kite of Gahagan & Bryant Associates, Inc. for the benefit of the Galveston Parks Board in my official capacity as Licensed State Land Surveyor for the State of Texas.

HISTORY

Laws of First Congress of the Republic of Texas authorized and required the Island of Galveston, except the previously granted M. B. Menard Grant, to be surveyed into Lots of between 10 and 40 acres. The Act to dispose of Galveston and other islands of the Republic was approved on June 12, 1837. This remainder of the island of Galveston was surveyed and divided into lots as shown on the survey by R. C. Trimble and Wm. Lindsey dated 1837.

According to this act, the sale was to be held in "November next" in the City of Houston. The Republic of Texas sold the majority of the Lots in the Trimble and Lindsey Survey of Galveston Island to Levi Jones and Edward Hall. Normally, an original grant is considered effective the date the surveyor was on the ground, and at that point the rights of the sovereign are officially severed. The Republic of Texas, however, authorized and required a survey or subdivision of this part of Galveston Island without a particular grantee as party to the survey.

An Act to adapt the Common Law of England was approved on January 20, 1840. The Littoral State boundary of land granted prior to this date must be surveyed according to the Spanish and Mexican Civil Laws and is determined to be along the Mean Higher High Water Line. Lands granted after this date are to be located along the Mean High Water Line as required under current Common Law. Mirabeau B. Lamar, President of the Republic signed the grant to Hall and Jones on November 28, 1840 in Austin, Texas. The effective date of the grant is November 28, 1840 thus the line to be surveyed is the line of Mean high Water.

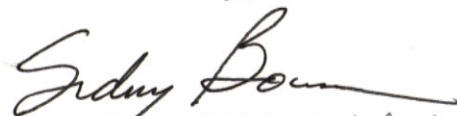
CONSTRUCTION

The Mean High Water elevation of NGS monument "ROBINSON" was determined from the Primary Tide Gauge "GALVESTON PLEASURE PIER", NOS Station Id. 8771510. Tidal datum at "Galveston Pleasure Pier" is based on:

LENGTH OF SERIES: 5 Years
TIME PERIOD: January 1990-December 1994
TIDAL EPOCH: 1960-1978
CONTROL TIDE STATION: 8771450 GALVESTON PIER 21, Galveston Channel

The Mean High Water Elevation was transferred to the shoreline on December 17, 2002 and tied with GPS to said NGS Monument ROBINSON. The line is also tied to the Trimble and Lindsey Survey of Galveston Island at a found "1" I. Rod with 2x2 flange on top" West of 7 mile Road and as shown on the "Sais Baseline" survey of 1896 as redrawn by W. Tee Hawes, Galveston County Surveyor, in 1960.

I hereby certify that the attached survey was surveyed according to law in the field on above date, and the survey is recorded in Volume I, Page 220 County Surveyors Records, Galveston County, Texas.


Sidney Bouse, LSLS *Sketch 17*
Galveston, Texas *NRC ART. 33.136*
REPORT No 8

File No. _____

GALVESTON County
ACCOMPANIES NRC ART. 33.136 SKETCH 17, flattened.

Date Filed: Feb. 12, 2003

Jerry Patterson, Commissioner

By Douglas Howard



counter 78287