

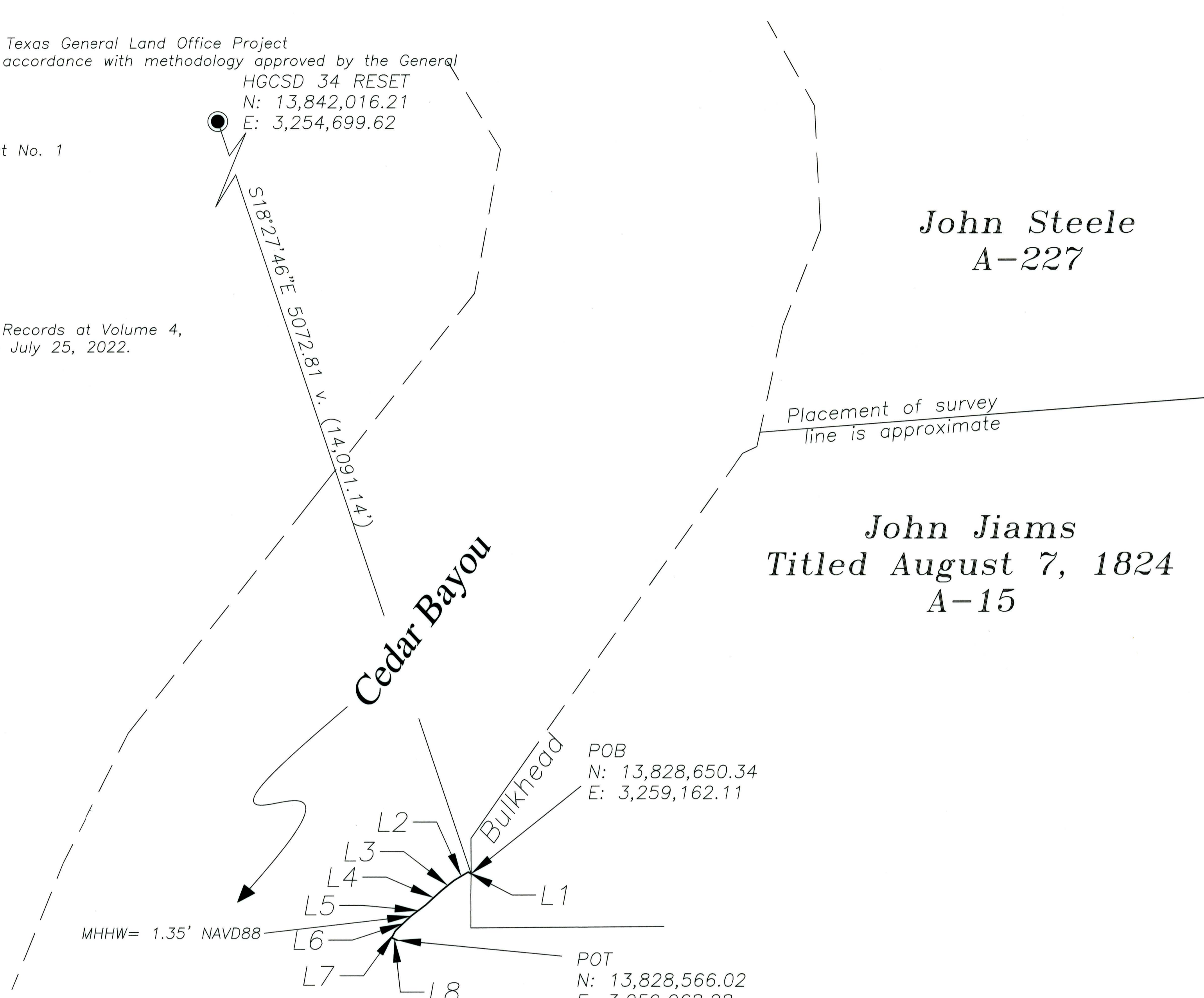
NOTICE: This survey was performed in accordance with Section 33.136, Natural Resources Code, for the purpose of evidencing the location of the shoreline in the area depicted in this survey as that shoreline existed before commencement of erosion response activity, as required by Chapter 33, Natural Resources 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.

NOTES:

- 1) All bearings, distances, and coordinates are grid and are referenced to the the Texas Coordinate System, NAD 83, South Central Zone, U. S. survey feet. Distances are given in varas and U. S. survey feet. The mapping angle is +01°59'48" and the combined scale factor is 0.99988468.
- 2) NGS Monument HGCSO 34 RESET (AJ6400) which has a State Plane Coordinate value of N: 13,842,016.21 and E: 3,254,699.62 has been utilized.
- 3) Tide gauge 877-0613, Morgan's Point, Barbours Cut, has been utilized in this survey with reliance on benchmarks 0613 H 2004 and Morgan Pt 3. Mean higher high water was determined to be 1.35 feet NAVD88.
- 4) The bank included in this Coastal Boundary Survey is currently brick rip-rapped and extends up approximately 4-5 feet above mean higher high water. The project adjoins an existing dock with bulk heading as shown on the plat. There were no areas of artificial fill or buildup at the time of survey.
- 5) Survey performed in connection with Texas General Land Office Project Number LC20120019 and in accordance with methodology approved by the General Land Office.
HGCSO 34 RESET
N: 13,842,016.21
E: 3,254,699.62
- 6) Littoral Owner:
Chambers County Improvement District No. 1
2777 Allen Parkway, Suite 1100
Houston, Texas 77019
- 7) Field personnel:
Joe A. Mattox
John C. Tucker
Juan C. Damian
- 8) Filed in Chambers County Surveyors Records at Volume 4, Page 209, Document Number 18451 on July 25, 2022.



VICINITY MAP - NOT TO SCALE
Project is located South 41° East 16.3 miles from Chambers County Courthouse



FIELD NOTES
STATE OF TEXAS
COUNTY OF CHAMBERS

BEGINNING at a point on the shoreline of the John Jiams Survey, Abstract 15, and the left bank of Cedar Bayou. Said beginning point has a State Plane Coordinate value of Northing: 13,828,650.34 and Easting: 3,259,162.11, a mapping angle of +01°59'33" and a combined scale factor of 0.999889010. Said beginning point bears South 18°27'46" East 14,091.14 feet (5,072.81 varas) from NGS Monument HGCSO 34 RESET.

THENCE with the line of mean higher high water on the common boundary of the said Jiams Survey and Cedar Bayou, the following courses and distances:

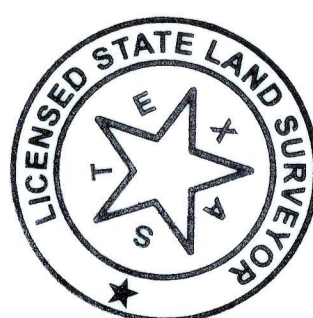
Line #	Direction	Feet	Varas
L1	N 59° 25' 35" W	4.40'	1.58 v
L2	S 59° 18' 37" W	20.73'	7.46 v
L3	S 51° 03' 59" W	20.53'	7.39 v
L4	S 47° 39' 18" W	27.06'	9.74 v
L5	S 52° 50' 27" W	23.81'	8.57 v
L6	S 46° 41' 28" W	26.81'	9.65 v
L7	S 28° 38' 12" W	10.09'	3.63 v
L8	S 65° 33' 11" E	7.78'	2.80 v

to the Point of Termination, having a State Plane Coordinate value of Northing: 13,828,566.02 and Easting: 3,259,068.28. Said point of termination bears South 17°59'38" East 5091.08 varas (14,141.88') from NGS Monument HGCSO 34 RESET.

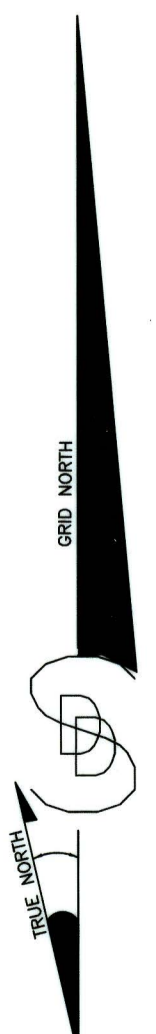
COASTAL BOUNDARY SURVEY
Portion of
John Jiams Survey, A-15
and Cedar Bayou
CHAMBERS COUNTY, TEXAS

I, Joe A. Mattox, do hereby certify that the line of mean higher high water shown hereon was correctly surveyed by me on the ground and according to law in April 28, 2022. The work was performed under my direct control and supervision and in accordance with Texas Natural Resources Code Sec. 21.042 and in accordance with methodology approved for the project by the surveying division of the General Land Office. Points shown on the boundary were on the line of mean higher high water at the time of the survey; lines connecting these points are meander lines.

TEXAS GENERAL LAND OFFICE
Art. 33.136, Natural Resources Code
Co. Chambers, SK No. 13
File Date 09/28/22 by K. Schreiber



Joe A. Mattox
Joe A. Mattox
Licensed State Land Surveyor
RPLS No. 5535



SCALE: 1" = 100'
SCALE: 1" = 36 varas



TEXAS GENERAL LAND OFFICE
GEORGE P. BUSH, COMMISSIONER

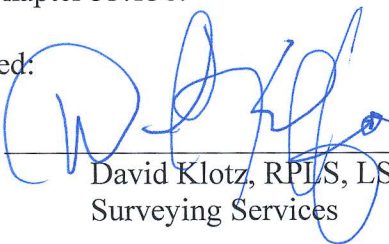
Surveying Division
Coastal Boundary Survey Approval

Project: Cedar Bayou-John Jiams A-15, Mattox 20220822- Chambers County Texas.
Project No: GLO - CL20120019
Project Manager: Amy Nuñez, Manager, Corpus Christi-Lower Coast, Texas General Land Office
Surveyor: Joe A. Mattox, Licensed State Land Surveyor
Description: A Coastal Boundary Survey delineating the line of Mean Higher High Water (MHHW) along the John Jiams Survey, A-15 and Cedar Bayou, Chambers County, Texas in connection with Texas General Land Office Project Number CL20120019. Survey dated April 28, 2022. Centroid coordinates 29°42'40.57"N, 94°56'0.37"W, WGS84. A copy of the survey has been filed in Book 4, Page 209, County Surveyor Records, Chambers County, Texas.

A Coastal Boundary Survey for the above-referenced project has been reviewed and accepted; upon completion of public notice requirements, the survey will be filed in the Texas General Land Office, Archives and Records, in accordance with provisions of the *Texas Natural Resources Code*, Chapter 33.136.

Approved:

Signed:



David Klotz, RPLS, LSLs
Surveying Services

9/22/2022
Date

Approval Filed as:

Tex. Nat. Res. Code Article 33.136 Chambers County, Sketch No. 13.

TEXAS GENERAL LAND OFF.
Art. 33.136, Natural Resources Code
Co. CHAMBERS, SR No. 13
File Date 09/22/2022 by K. Schreiber