

VICINITY MAP
Not to Scale

SAN LEON TOWNSITE
BLOCK 63

IBM
Fnd. 5/8" Rod
Elev: 8.94'
Above MHHW

AMOS EDWARDS
LEAGUE, ABSTRACT 10

FIRST STREET
(50' R.O.W.)

Address of Upland
Owner:

Halili Razz Trust
P.O. Box 8448
Bacliff, TX 77518

STATE OF TEXAS SUBMERGED
TRACT NO. 308

GALVESTON BAY

POINT OF BEGINNING
N: 13,748,858.49'
E: 3,268,747.22'
CONVERGENCE ANGLE: 02°00'10.25679"
GRID SCALE FACTOR: 0.999866949'

To "877 1013 A TIDAL"
N 27°44'21" E
4,403.87'
(1,585.4 Varas)

To "877 1013 A TIDAL"
N 29°33'00" E
4,653.18'
(1,675.1 Varas)

*L15 and L16
represent back of
existing bulkhead

POINT OF TERMINATION
N: 13,749,008.66'
E: 3,268,992.32'
CONVERGENCE ANGLE: 02°00'11.64394"
GRID SCALE FACTOR: 0.999866967

NOTES:

- 1) ALL DISTANCES ARE GRID DISTANCES AND ARE SHOWN IN U.S. SURVEY FEET AND VARAS.
- 2) ALL BEARINGS SHOWN HEREON ARE GRID BEARINGS AND REFER TO THE TEXAS COORDINATE SYSTEM OF 1983 - SOUTH CENTRAL ZONE, AS DEFINED BY ARTICLE 21.070 OF THE NATURAL RESOURCE CODE OF THE STATE OF TEXAS.
- 3) ALL COORDINATES SHOWN HEREON ARE GRID COORDINATES AND REFER TO THE TEXAS COORDINATE SYSTEM OF 1983 - SOUTH CENTRAL ZONE, AS DEFINED BY ARTICLE 21.070 OF THE NATURAL RESOURCE CODE OF THE STATE OF TEXAS.
- 4) LOCAL TIDE GAUGE REFERENCED TO:
EAGLE POINT - GALVESTON BAY
NATIONAL OCEAN SERVICE STATION ID# 8771013
LENGTH OF SERIES: 15
TIDAL EPOCH: 1983 - 2001
CONTROL TIDE STATION: GALVESTON PIER 21 (8771450)
- 5) ON THE DATE OF THIS SURVEY THERE WAS NO APPARENT FILL OR BUILDUP UPON OR ADJACENT TO THE LINE OF MEAN HIGHER HIGH WATER EXCEPT AS SHOWN HEREON.
- 6) ON THE DATE OF THIS SURVEY THERE WAS NO APPARENT RETAINING WALL OR OTHER STRUCTURE UPON OR ADJACENT TO THE LINE OF MEAN HIGHER HIGH WATER EXCEPT AS NOTED ON THIS SURVEY.
- 7) THE LITTORAL BOUNDARY AS SHOWN ON THIS SURVEY WAS LOCATED IN ACCORDANCE WITH METHODOLOGY APPROVED BY THE TEXAS GENERAL LAND OFFICE.
- 8) THIS SURVEY COMPLIES WITH REQUIREMENTS IN CHAPTER 21 OF THE NATURAL RESOURCE CODE OF THE STATE OF TEXAS.
- 9) PROPOSED EROSION RESPONSE FOR INSTALLATION OF BULKHEAD UNDER GLO #LC20050041.

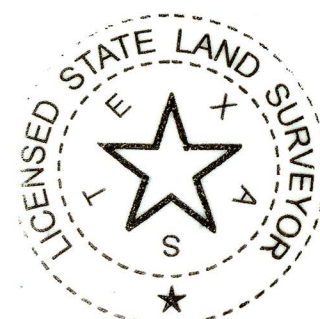
TEXAS GENERAL LAND OFFICE
Art. 33.136, Natural Resources Code
Co. Galveston, sk. No. 93
File Date 6/6/24 by L. Parsons

July 15, 2020

I certify that on the above dates, that the littoral boundary of the herein described property, was surveyed on the ground, according to the law under my direction, and this map together with dimensions and coordinates is true and correct as of the above date.

HIGH TIDE LAND SURVEYING, LLC

Stephen C. Blaskey
Licensed State Land Surveyor
email: stephen@hightidesurveying.com



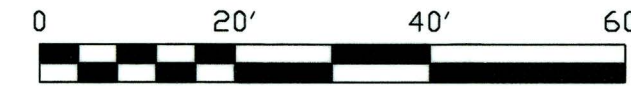
SURVEY DATE: JULY 15, 2020
FILE NO.: 6240-0063-0021-000
DRAFTING: ECM
JOB NO.: 20-0339

This survey was filed for record in the
Galveston County Surveyor's Records, Book 1,
Page 257 on September 15, 2020.



LEAGUE CITY OFFICE
Registration Number: 10194549
(281) 534-7739 www.hightidesurveying.com
200 HOUSTON AVE. SUITE 8 | LEAGUE CITY, TX 77573
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SCALE: 1" = 20'
1" = 7.2 VARAS



LINE	BEARING	DISTANCE	VARAS
L1	N 27°40'32" E	15.14'	5.5
L2	N 33°51'42" E	20.86'	7.5
L3	N 40°17'38" E	25.00'	9.0
L4	N 42°21'34" E	25.11'	9.0
L5	N 50°26'32" E	33.94'	12.2
L6	N 61°27'53" E	25.66'	9.2
L7	N 65°35'33" E	25.75'	9.3
L8	N 65°40'50" E	25.64'	9.2
L9	N 79°53'26" E	28.93'	10.4
L10	S 80°54'11" E	27.14'	9.8
L11	S 50°44'28" E	24.25'	8.7
L12	S 01°03'47" W	22.40'	8.1
L13	S 01°17'20" W	23.38'	8.4
L14	S 39°06'50" E	9.35'	3.4
L15	N 11°54'03" E	57.41'	20.7
L16	N 10°22'35" E	38.77'	14.0

FOR GENERAL LAND OFFICE USE ONLY

This survey was completed in support of the
installation of a bulkhead.

USACE Permit #SWC-1997-00569

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.

This survey does not, nor is intended to be used to identify, delineate or fix the line of vegetation or the landward boundary of the public beach. Lines shown hereon were surveyed on the ground by Frank Pizzano and Jacob Weishuhn on July 15, 2020.

COMMENCING at N.G.S. Monument "877 1013 A TIDAL" (AJ4424), said point having the following coordinates: Northing: 13,744,960.73, Easting: 3,266,697.46, a convergence angle of: 01°59'58.1", and a grid scale factor of 0.99987049;

Thence N 27°44'21" E, a distance of 4,403.87' (1,585.4 Varas) to the POINT OF BEGINNING, said point lies on the Mean Higher High Water Line of GALVESTON BAY, STATE SUBMERGED TRACT 308, AND THE AMOS EDWARDS LEAGUE, ABSTRACT 10 and has the following coordinates: Northing: 13,748,858.49', Easting: 3,268,747.22', a convergence angle of 02°00'10.25679", and a grid scale factor of 0.999866949;

Thence meandering along the Mean Higher High Water Line of GALVESTON BAY, STATE SUBMERGED TRACT 308, AND THE AMOS EDWARDS LEAGUE, ABSTRACT 10 the following courses and distances:

- (L1) Thence N 27°40'32" E, a distance of 15.14' (5.5 Varas);
- (L2) Thence N 33°51'42" E, a distance of 20.86' (7.5 Varas);
- (L3) Thence N 40°17'38" E, a distance of 25.00' (9.0 Varas);
- (L4) Thence N 42°21'34" E, a distance of 25.11' (9.0 Varas);
- (L5) Thence N 50°26'32" E, a distance of 33.94' (12.2 Varas);
- (L6) Thence N 61°27'53" E, a distance of 25.66' (9.2 Varas);
- (L7) Thence N 65°35'33" E, a distance of 25.75' (9.3 Varas);
- (L8) Thence N 65°40'50" E, a distance of 25.64' (9.2 Varas);
- (L9) Thence N 79°53'26" E, a distance of 28.93' (10.4 Varas);
- (L10) Thence S 80°54'11" E, a distance of 27.14' (9.8 Varas);
- (L11) Thence S 50°44'28" E, a distance of 24.25' (8.7 Varas);
- (L12) Thence S 01°03'47" W, a distance of 22.40' (8.1 Varas);
- (L13) Thence S 01°17'20" W, a distance of 23.38' (8.4 Varas);
- (L14) Thence S 39°06'50" E, a distance of 9.35' (3.4 Varas);
- (L15) Thence N 11°54'03" E, a distance of 57.41' (20.7 Varas);

(L16) Thence N 10°22'35" E, a distance of 38.77' (14.0 Varas) to the POINT OF TERMINATION, said point having the following coordinates: Northing: 13,749,008.66', Easting: 3,268,992.32, a convergence angle of 02°00'11.64394", and a grid scale factor of 0.999866967, said point also lies N 29°33'00" E, at a distance of 4,653.18' (1,675.1 Varas) from said N.G.S. Monument 877 1013 A TIDAL (AJ4424).

COASTAL BOUNDARY SURVEY
OF A TRACT OF LAND OUT OF THE
SAN LEON TOWNSITE - AMOS EDWARDS LEAGUE, ABSTRACT 10
SITUATED IN GALVESTON COUNTY, TEXAS,
LYING 14.9 MILES, NORTH 31°37'00" WEST OF THE
GALVESTON COUNTY COURTHOUSE



TEXAS GENERAL LAND OFFICE
COMMISSIONER DAWN BUCKINGHAM, M.D.

TEXAS GENERAL LAND OFFICE
Art. 33.136, Natural Resources Code
Co. Galveston, SK No. 93
File Date 6/6/24 by L. Parsons

**Surveying Services
Coastal Boundary Survey**

- Project:** San Leon Townsite, Amos Edwards League, Abstract-10, Bulkhead
- Project No:** LC20050041
- Project Manager:** Amy Nunez, Dianna Ramirez, Coastal Field Operations
- Surveyor:** Stephen Blaskey, Licensed State Land Surveyor
- Description:** Coastal Boundary Survey dated July 15, 2020, delineating the littoral boundary of portions of Galveston Bay, State Submerged Tract 308, and the Amos Edwards League, Abstract 10 in Galveston County, Texas, in connections with GLO No. LC20050041. Centroid coordinates 29.4915 N, 94.9115 W, WGS84. A copy of the survey has been filed in Book I, Page 257 in Galveston County Surveyors Records in the Galveston County Engineers Office.

A Coastal Boundary Survey for the above-referenced project has been reviewed and accepted by Surveying Services; 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.

by:

Signed:

David Klotz, LSLS

6/3/2024

Date

Pursuant to §33.136 of the *Texas Natural Resources Code*, the herein described Coastal Boundary Survey is approved by Dawn Buckingham, M.D., Commissioner of the Texas General Land Office.

by:

Signed:

DocuSigned by:

7C299F4304E7497
Chief Clerk

6/6/2024

Date

Filed as: *Tex.Nat.Res.Code* Article 33.136 Galveston County, Sketch No. 93.

ROUTING FOR INTERNAL DOCUSIGN PACKET

Staff Surveyor 

Surveying 

Legal 

Director 

Dep. Gen. Counsel 

Gen. Counsel 

Deputy Land Commissioner 

Chief Clerk 