

VICINITY MAP - NOT TO SCALE



SCALE 1" = 40' 1" = 14.4 VARAS

BOUNDARY LINE DESCRIPTION

COMMENCING at N.G.S. Monument "62" (PID AW5708), said point having the following coordinates: Northing: 13,645,727.08, Easting: 3,264,124.39, a convergence angle of 01°59'24.79", and a grid scale factor of: 0.99865674;

THENCE South 48°29'32" West, a distance of 20,714.76 feet (7,457.3 Varas) to the POINT OF BEGINNING, said point lies on the Mean High Water Line of the Northerly shore of the Gulf of Mexico (State Submerged Tracts 280) and the Southerly line of KARANKAWA SUBDIVISION, a Subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 16, Page 23, of the Map Records of Galveston County, Texas, being out of and a part of the HALL AND JONES SURVEY, Abstract Number 121, and has the following coordinates: Northing: 13,631,998.98, Easting: 3,248,611.81, a convergence angle of 01°57'56.47, and a grid scale factor of 0.999867264;

THENCE meandering along the Mean High Water Line of the Northerly shore of the Gulf of Mexico (State Submerged Tracts 280 and 266), the following courses and distances:

1)	North	52°45'34"	East,	a	distance	of	78.80 feet (28.4 Varas);
2)	North	59'34'43"	East,	a	distance	of	110.40 feet (39.7 Varas);
							172.52 feet (62.1 Varas);
4)	North	52°20'35"	East,	a	distance	of	193.56 feet (69.7 Varas);
5)	North	52°44'36"	East,	a	distance	of	173.99 feet (62.6 Varas);

6) North 53°14'08" East, a distance of 255.32 feet (91.9 Varas) to the POINT OF TERMINATION, said point lies on the Mean High Water Line of Northerly shore of the Gulf of Mexico (State Submerged Tract 266), and has the following coordinates: Northing: 13,632,578.62, Easting: 3,249,406.83, a convergence angle of 01°58'00.97", and a grid scale factor of 0.999867190, said point also lies South 48°13'22" West, a distance of 19,735.47 feet (7,104.8 Varas) from said N.G.S. Monument "62" (PID AW5708).

November 22, 2024

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



This Survey is filed for Record in the Galveston County Surveyors Records in Document Number SLS2025000002, on January 16, 2025.



POINT OF BEGINNING N: 13,631,998.98' E: 3,248,611.81' CONVERGENCE ANGLE: 01°57'56.47"/ GRID SCALE FACTOR: 0.999867264

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# 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: GALVESTON PLEASURE PIER NATIONAL OCEAN SERVICE STATION ID#: 8771510 LENGTH OF SERIES: 4 YEARS TIDAL EPOCH: DECEMBER 2006 - NOVEMBER 2010

CONTROL TIDE STATION: 8771510 GALVESTON PLEASURE PIER GULF OF MEXICO

5) ON THE DATE OF THIS SURVEY THERE WAS NO APPARENT ARTIFICIAL FILL OR BUILDUP UPON OR ADJACENT TO THE LINE OF MEAN HIGH WATER EXCEPT

6) ON THE DATE OF THIS SURVEY THERE WAS NO APPARENT RETAINING WALL OR OTHER STRUCTURE UPON OR ADJACENT TO THE LINE OF MEAN 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 GENERAL LAND OFFICE.

8) THIS SURVEY COMPLIES WITH REQUIREMENTS IN CHAPTER 21 OF THE NATURAL RESOURCE CODE OF THE STATE OF TEXAS.

9) PROJECT NUMBER: 24BF-142 (City of Galveston Project Number) DESCRIPTION OF EROSION RESPONSE ACTIVITY: BULKHEADING

# NOTICE:

AS SHOWN HEREON.

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. Line shown hereon was surveyed on the ground by Stephen Blaskey, Richard

Zieglemair, and Malcolm Comeaux on November 22, 2024.

COASTAL BOUNDARY SURVEY OF A PORTION OF THE LITTORAL BOUNDARY OF THE KARANKAWA SUBDIVISION (BEING OUT OF AND PART OF HALL AND JONES SURVEY, ABSTRACT 121), ALONG THE LINE OF MEAN HIGH WATER, SITUATED ON THE NORTHERLY BANK OF THE GULF OF MEXICO IN GALVESTON COUNTY, TEXAS. 12.4 MILES, SOUTH 46°19'12" WEST, OF THE GALVESTON COUNTY COURTHOUSE.

TEXAS GENERAL LAND OFFICE Art. 33.136, Natural Resources Code CO.GALVESTON SK NO. 99 CO. JALVES VVN , SK NU. L. Parsons File Date 4 15 2025 by L. Parsons

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

## **Surveying Services Coastal Boundary Survey**

**Project:** Karankawa Subdivision Submerged Tract 280, 266, Galveston County

City of Galveston Project Number 24BF-142 **Project No:** 

Amy Nunez, Dianna Ramirez, Coastal Field Operations. **Project Manager:** 

Surveyor: Stephen C. Blaskey, Licensed State Land Surveyor

**Description:** Coastal boundary survey of a portion of the littoral boundary of the Karankawa Subdivision (being out of and part of Hall and Jones Survey, Abstract 121), along the line of Mean High Water, situated on the northerly shore of the Gulf of Mexico in Galveston County, Texas, in connections with City of Galveston Project Number 24BF-142. Centroid coordinates 29.172562° N, -94.986437° W, WGS84. A copy of the survey has been filed in the Galveston County Surveyors Records in Document Number SLS2025000002, Galveston County Texas.

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 Tex. Nat. Res. Code §33.136.

by: Signed: David Klotz, Staff Surveyor

Surveying Services Date

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

by:

Signed:

Jennifer G.

lennifer G. Jones

4/7/2025

Date

GALV 99-974220

Joney0CDF09B56540E... Chief Clerk and Deputy Land Commissioner

Signed by:

1700 North Congress Avenue, Austin, Texas 78701-1495 P.O. Box 12873, Austin, Texas 78711-2873 512-463-5001 glo.texas.gov

Filed as: Galveston County, NRC Article 33.136 Sketch No. 99 Tex. Nat. Res. Code §33.136

## ROUTING FOR INTERNAL DOCUSIGN PACKET

Staff Surveyor
Surveying Neugeburg
Legal
Director
Dep. Gen. Counsel
Gen. Counsel Juff Gordon 3E1127E3B26541D
Deputy Chief Clerk Cleases 41567B2413
Chief Clerk and Deputy Land Commissioner

GALV99- 974223

# David Klotz (d.k.)

From:	
Sent:	
To:	
Subject:	

Stephen Blaskey <stephen@HighTideSurveying.com> Monday, April 14, 2025 12:42 PM David Klotz RE: [EXTERNAL] Reminder: COASTAL BOUNDARY SURVEY-Karankawa Subdivision Submerged Tract 280, 266-GALVESTON COUNTY

#### approved

Thanks,

### Stephen

Stephen C. Blaskey, RPLS, LSLS

High Tide Land Surveying, LLC

8017 Harborside Dr.

P.O. Box 16142 (mailing)

Galveston TX, 77552

409-740-1517

From: David Klotz <David.Klotz@glo.texas.gov> Sent: Monday, April 14, 2025 11:28 AM To: Stephen Blaskey <stephen@HighTideSurveying.com> Cc: Mark Neugebauer <Mark.Neugebauer@GLO.TEXAS.GOV>; David Holmes <David.Holmes@glo.texas.gov>; Travis Buaas <travis.buaas@glo.texas.gov> Subject: RE: [EXTERNAL] Reminder: COASTAL BOUNDARY SURVEY-Karankawa Subdivision Submerged Tract 280, 266-GALVESTON COUNTY

Stephen. Habla Drive is misspelled (Halba Drive) on the recorded CBS. With your permission I would like to cross out "Halba" and interline "Habla" on the copy being filed in the GLO archives.

David (Dave) Klotz, RPLS, LSLS Asst. Chief Surveyor Texas General Land Office 1700 N Congress Ave. Suite 131 Austin, Texas 78701

Mailing Address: P.O.Box 12873 Austin, Texas 78711-2873

Phone: 512/463-5107 e-mail: <u>David.Klotz@glo.texas.gov</u>

GALV99-97422(4)