

THE FIRST AND SECOND TRACTS DESCRIBED IN VOLUME 10761, PAGE 199, REAL PROPERTY RECORDS, TRAVIS COUNTY, TEXAS OUT OF THE WILLIAM CALDWELL SURVEY NO. 66, ABSTRACT NO. 162 AND THE JOHN LIESSE SURVEY NO. 18, ABSTRACT NO. 406, IN TRAVIS COUNTY, TEXAS, SAVE AND EXCEPT THEREFROM THAT CERTAIN LAND DESCRIBED UNDER DOCUMENT NO. 2007114908, OF THE OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS (SEE ATTACHED SHEETS 1-3 OF 4).

JOB NO: 15421

DRAWN: RJT

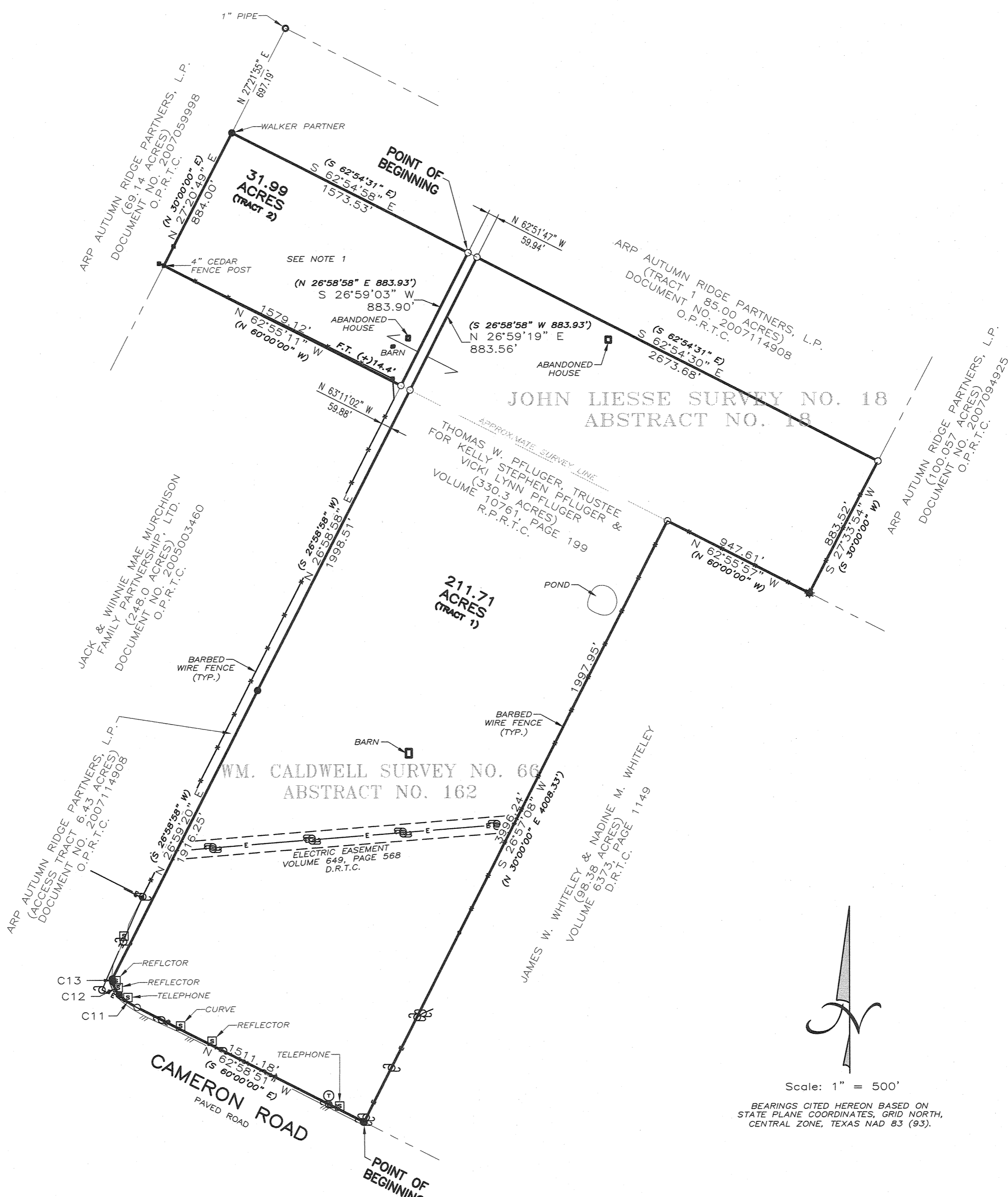
F.C.: CC/JB

RESTRICTIVE COVENANTS:
ONLY THOSE EASEMENTS AND THAT INFORMATION LISTED IN TITLE COMMITMENT OF NO. 1525838-KFO, EFFECTIVE DATE OF AUGUST 10, 2015 AND RE-LISTED BELOW WERE CONSIDERED FOR THIS SURVEY:

- 10) THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS:
- 10G) EASEMENTS GRANTED TO THE LOWER COLORADO RIVER AUTHORITY BY INSTRUMENT RECORDED IN VOLUME 649, PAGE 568, D.R.T.C.
- 10H) MEMORANDUM OF CONTRACTS RECORDED UNDER DOCUMENT NO(S). 2007114909, 2007114910, AND 2007114911, O.P.R.T.C.
- 10I) TERMS, CONDITIONS AND STIPULATIONS OF THAT CERTAIN ORDINANCE NO. 899-07-08-14 RECORDED UNDER DOCUMENT NO. 2007188673, O.P.R.T.C.
- 10J) IMPLIED EASEMENT FOR INGRESS AND EGRESS TO THE CEMETERY TRACT. CEMETERY IS NOT LOCATED ON THIS TRACT. NO EVIDENCE OF ROAD BEING USED FOR INGRESS AND EGRESS TO THE CEMETERY. RIGHTS OF INGRESS AND EGRESS MAY STILL APPLY.

NOTE 1:
-IT IS UNCLEAR, TO THIS SURVEYOR, AT THIS TIME WHETHER OR NOT TRACT 2 HAS ACCESS TO A PUBLIC ROAD. THE 6.43 ACRE ACCESS TRACT DEDICATED TO ARP AUTUMN RIDGE PARTNERS, L.P. SHOWN HEREON DOES NOT DEDICATE SAID 6.43 ACRES FOR PUBLIC USE. THERE IS NO EVIDENCE OF A ROAD BEING USED FOR INGRESS AND EGRESS TO SAID 31.99 ACRE TRACT 2.

LEGEND	
●	1/2" IRON ROD FOUND W/ CAP STAMPED "CS LTD" (UNLESS OTHERWISE NOTED)
○	1/2" IRON ROD SET W/PLASTIC CAP STAMPED "TLS INC."
■	FENCE POST
—	PAVEMENT
D.R.T.C.	DEED RECORDS OF TRAVIS COUNTY, TEXAS
R.P.R.T.C.	REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS
O.P.R.T.C.	OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS
()	RECORD INFORMATION
○	UTILITY POLE
□	SIGN
○	TELEPHONE
—	ELECTRIC LINES



(NO RECORD)

CURVE TABLE				
NUMBER	DELTA	RADIUS	ARC	DIRECTION
C11	18°34'09"	404.74'	131.17'	130.60' N 54°37'47" W
C12	24°25'39"	206.77'	88.15'	87.49' N 26°26'00" W
C13	3°25'07"	262.41'	15.66'	15.65' N 06°18'28" W

FENCE TIES (FT) WITH A PLUS (+) SIGN INDICATE FENCE INSIDE THE PROPERTY LINE.
FENCE TIES (FT) WITH A MINUS (-) SIGN INDICATE FENCE OUTSIDE THE PROPERTY LINE.

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CERTIFY TO: INDEPENDENCE TITLE CO. / STEWART TITLE GUARANTY CO. / GF# 1525838-KFO
STATE OF TEXAS §
COUNTY OF WILLIAMSON §
KNOW ALL MEN BY THESE PRESENTS
THAT SURVEYOR FOR TEXAS LAND SURVEYING, INC., HAVE THIS DATE CAUSED TO BE PERFORMED AN ON-THE-GROUND SURVEY UNDER MY SUPERVISION OF THE FOREGOING PLATTED TRACT OF LAND AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THERE ARE NO DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, ENCROACHMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON.

THIS AREA DOES NOT APPEAR TO BE IN SPECIAL FLOOD HAZARD AREAS PER FEMA'S FLOOD INSURANCE RATE MAP #48453002954, DATED SEPT. 26, 2008. THIS STATEMENT IS NOT MADE IN LIEU OF AN ELEVATION CERTIFICATE.

Texas Land Surveying, Inc.

3613 Williams Drive, Suite 903 - Georgetown, Texas 78628
(512) 930-1600 / (512) 930-9389 fax
www.texas-ls.com

TBPLS FIRM NO.10056200
IF THIS DOCUMENT DOES NOT CONTAIN THE RED STAMPED SEAL OF THE UNDERSIGNED SURVEYOR, IT IS AN UNAUTHORIZED/ILLEGAL COPY. TEXAS LAND SURVEYING, INC. ASSUMES NO LIABILITY FROM THE USE OF ANY UNAUTHORIZED/ILLEGAL DOCUMENT.

