

LOT 26

LOT 25

LOT 24

LOT 23

S 44°55'16" E 119.57'
(119.58')

10' P.U.E. (PLAT) & B.E.C. ESM'T 393/538

CHAIN LINK 0.6' EAST OF PROPERTY LINE

20' B.L. (715/416)

CHAIN LINK 1.7' WEST

WOOD FRAME BLDG.

WOOD FENCE IS 1.5' WEST OF PROPERTY LINE

END FENCE IS 1.2' WEST OF PROPERTY LINE

CHAIN LINK & WOOD FENCE IS 1.2' WEST OF PROPERTY LINE

10' B.E.C. ESM'T 393/538

U.E. (PLAT) (715/416)

S 45°00'00" W 349.44'
(S 45°00'00" W 349.72')

LOT 14
BLOCK "B"

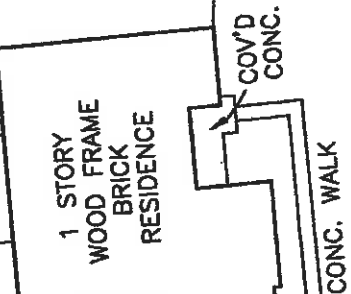
N 45°04'03" E 365.71'
(N 45°00'00" E 365.79')

LOT 13

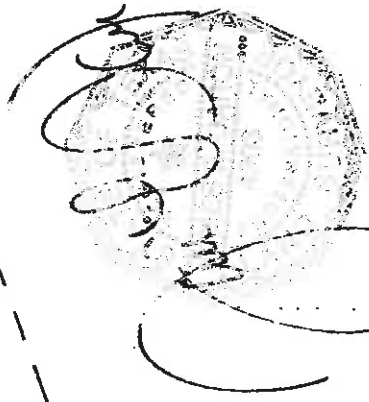
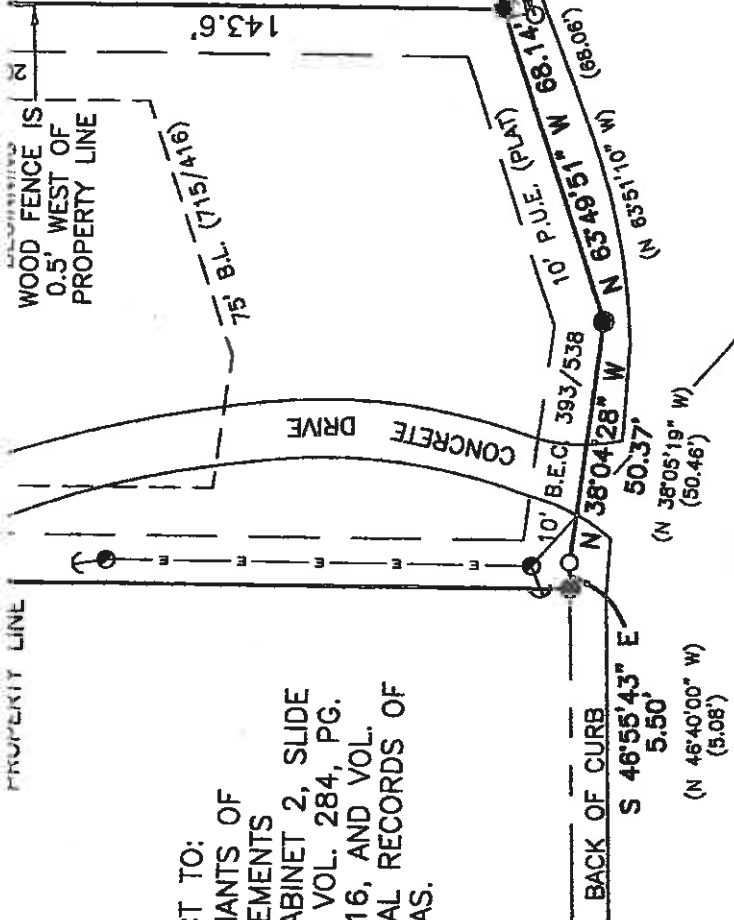
LOT 15



SCALE 1" = 40'



NOTE
THIS TRACT IS SUBJECT TO:
1.) RESTRICTIVE COVENANTS OF
RECORD AND ANY EASEMENTS
RECORDED IN; PLAT CABINET 2, SLIDE
280B, PLAT RECORDS, VOL. 284, PG.
261, VOL. 715, PG. 416, AND VOL.
1852, PG. 453, OFFICIAL RECORDS OF
BASTROP COUNTY, TEXAS.



WEST OAK DRIVE

(50' R-O-W)

MAY 7, 2010

LEGEND

- ⊕ CALCULATED POINT
- 1/2" REBAR FOUND
- 1/2" REBAR SET W/CAP
- ⊙ STAMPED J.E. GARON RPLS 4303
- ⊙ 1/2" PIPE SET (UNLESS NOTED)
- ⊙ 1/2" PIPE FOUND (UNLESS NOTED)
- ⊙ COTTON SPINDLE FOUND
- ▲ 50d NAIL FOUND
- △ 60d NAIL SET
- ⊙ TREE (SIZE & TYPE NOTED)
- ⊙ FENCE POST FOUND
- ⊙ WOOD FENCE
- ⊙ WIRE FENCE
- ⊙ CHAIN LINK FENCE
- ⊙ PUBLIC UTILITY EASEMENT
- ⊙ BLUEBONNET ELECTRIC COOPERATIVE
- ⊙ BUILDING LINE
- ⊙ POWER POLE
- ⊙ OVERHEAD ELECTRIC LINE
- ⊙ DOWN GUY
- ⊙ RECORD CALL

TO THE OWNERS, LIENHOLDERS AND **ALAMO TITLE COMPANY**

THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON.

THE UNDERSIGNED DOES FURTHER CERTIFY THAT THE PROPERTY DESCRIBED HEREON IS LOCATED IN ZONE "X" AND IS NOT WITHIN A 100-YEAR FLOOD HAZARD AREA AS IDENTIFIED BY THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP, PANEL NO. 48453C 0385 E EFFECTIVE JUNE 16, 1993.



JAMES E. GARON & ASSOC.
PROFESSIONAL LAND SURVEYORS

924 Main Street
Bastrop, Texas 78602
(512) 303-4185
(512) 321-2107 fax

G.F. NO. **ATA-78-25-AT10002353**
REFERENCE **GARRY W. REED AND CYNTHIA R. REED**
ADDRESS **193 WEST OAK LOOP CEDAR CREEK, TX 78612**

LEGAL DESCRIPTION

LOT 14, BLOCK "B", BASTROP COUNTY WEST OAKS, A SUBDIVISION IN BASTROP COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT RECORDED IN PLAT CABINET 2, SLIDE 280B, OF THE PLAT RECORDS OF BASTROP COUNTY, TEXAS.

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SERVER/CO./BAS./SUB./BASTROP Co. WEST/257-10.dwg FIELD BOOK: 401/68