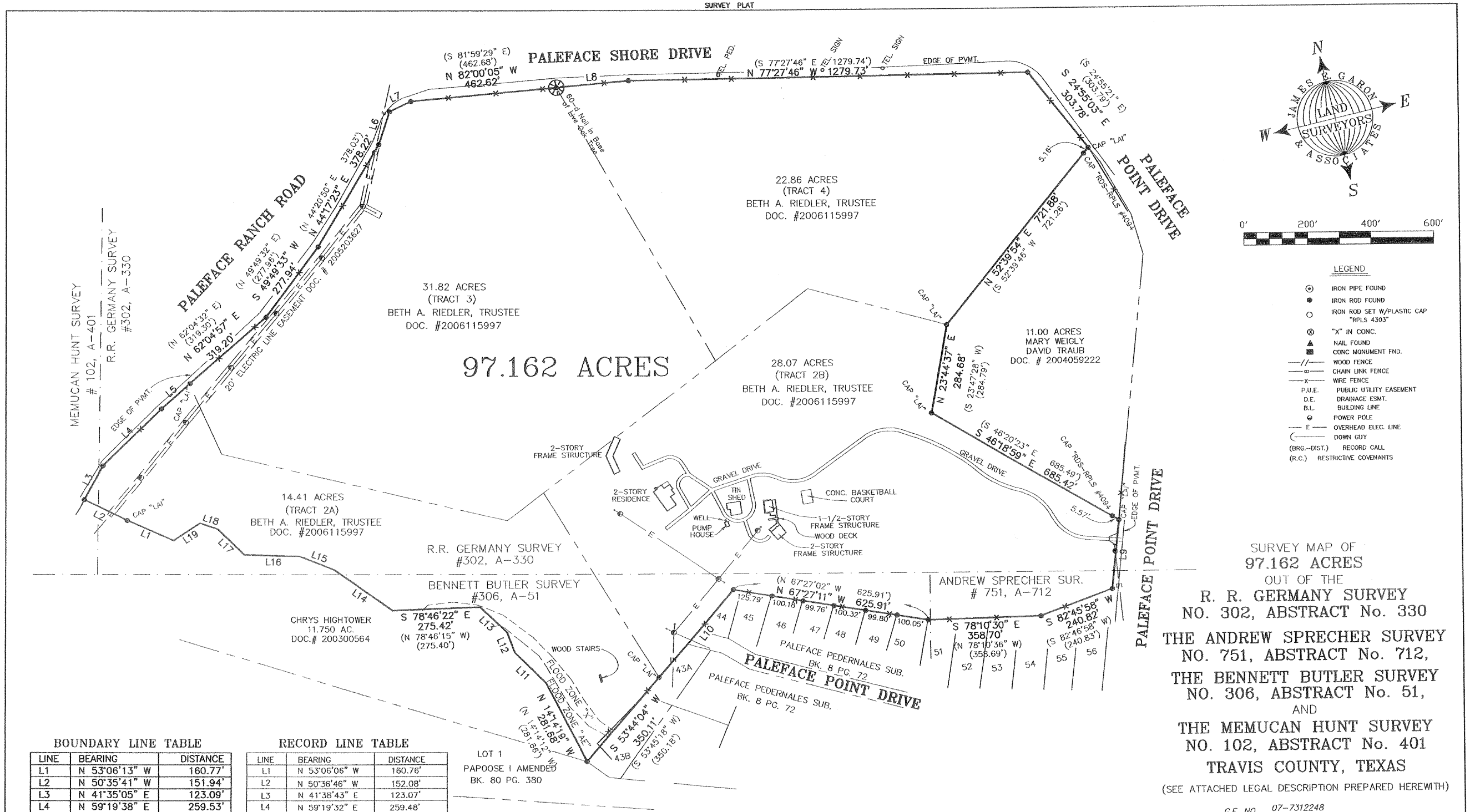
SURVEY PLAT



SURVEY MAP OF
97.162 ACRES
OUT OF THE
R. R. GERMANY SURVEY
NO. 302, ABSTRACT No. 330
THE ANDREW SPRECHER SURVEY
NO. 751, ABSTRACT No. 712,
THE BENNETT BUTLER SURVEY
NO. 306, ABSTRACT No. 51,
AND
THE MEMUCAN HUNT SURVEY
NO. 102, ABSTRACT No. 401
TRAVIS COUNTY, TEXAS

(SEE ATTACHED LEGAL DESCRIPTION PREPARED HEREWITH)

BOUNDARY LINE TABLE

LINE	BEARING	DISTANCE
L1	N 53°06'13" W	160.77'
L2	N 50°35'41" W	151.94'
L3	N 41°35'05" E	123.09'
L4	N 59°19'38" E	259.53'
L5	N 62°05'03" E	121.86'
L6	N 31°36'01" E	109.16'
L7	N 78°10'19" E	75.78'
L8	S 81°57'18" E	232.49'
L9	S 19°30'33" W	219.88'
L10	S 53°45'56" W	364.54'
L11	N 32°11'21" W	138.25'
L12	N 07°49'57" W	68.91'
L13	N 32°58'17" W	116.17'
L14	N 41°51'53" W	227.85'
L15	N 55°22'25" W	116.67'
L16	N 75°08'44" W	175.58'
L17	N 32°03'53" W	117.29'
L18	N 58°20'18" W	58.51'
L19	S 70°16'45" W	101.73'

RECORD LINE TABLE

LINE	BEARING	DISTANCE
L1	N 53°06'06" W	160.76'
L2	N 50°36'46" W	152.08'
L3	N 41°38'43" E	123.07'
L4	N 59°19'32" E	259.48'
L5	N 62°04'32" E	121.86'
L6	N 31°25'50" E	109.38'
L7	N 78°10'41" E	75.67'
L8	S 81°59'29" E	232.48'
L9	S 19°31'07" W	220.21'
L10	S 53°45'18" W	364.49'
L11	N 32°11'14" W	138.24'
L12	N 07°49'50" W	68.90'
L13	N 32°58'10" W	116.16'
L14	N 41°51'46" W	227.83'
L15	N 55°22'18" W	116.66'
L16	N 75°08'37" W	175.57'
L17	N 32°03'46" W	117.28'
L18	N 58°20'11" W	58.51'
L19	S 70°16'52" W	101.72'

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 SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON. THE UNDERSIGNED DOES FURTHER CERTIFY THAT ALL, AND/OR PORTIONS OF THE PROPERTY DESCRIBED HEREON IS LOCATED IN ZONE AE & X AND IS WITHIN A 100-YEAR FLOOD HAZARD AREA AS IDENTIFIED BY THE FEDERAL INSURANCE ADMINISTRATION FLOOD BOUNDARY MAP, PANEL NO. 48453C0390 E EFFECTIVE JUNE 16, 1993.

NOTE:
THIS PROPERTY IS SUBJECT TO:
1. RESTRICTIVE COVENANTS AND ANY EASEMENTS IN 6923/359 D.R.T.C. AMENDED IN 2002184370 O.P.R.T.C.

JUNE 18, 2008

G.F. NO. 07-7312248
REFERENCE: MP COMMERCIAL PARTNERS, LLC
ADDRESS: 316 PLAEFACE POINT DRIVE
JOB NO.: B-328-08 FIELD BOOK B-371/20
DRAWN BY: KEN C.
FILE: CO\TRAVIS\SURVEYS\R R GERMANY\ b32808.DWG

JAMES E. GARON & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
924 Main street
Bastrop, Texas 78602
(512) 303-4185
Fax (512) 321-2107

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