BTS

TOTAL WILLIAMSON ACREAGE 1.866 ACRES

TAYLOR

U.S. HIGHWAY NO. 79

THORNDALE

"12.00 ACRES" GRD – WILLIE E. WINTER TO CLARENCE ARNOLD WINTER 1-10-84 964/336 ORMC

"15.00 ACRES" WD – DENNIS RAY SCHROEDER & GALEN GILLIS SCHROEDER TO JULIANE DELORENE SCHROEDER GRAHM 10-10-03 920/603 ORMC

"16.351 ACRES" WD – DENNIS RAY SCHROEDER & GALEN GILLIS SCHROEDER TO JULIANE DELORENE SCHROEDER GRAHM 10-10-03 920/603 ORMC

"5.002 ACRES" DEED OF GIFT – GILBERT SCHROEDER, ET UX TO JULIANE GRAHM 6-17-88 586/23 ORMC

"1.00 ACRES" PREVIOUSLY AND/OR CURRENTLY OWNED BY: WEISE, HERMAN 325/106 ORMC

APPROXIMATE LOCATION COUNTY LINE

MILAM COUNTY

WILLIAMSON COUNTY

GRAVEL DRIVE

EXISTING ACCESS

1636.82' (C=1636.50') S07°10'38"W

POB

1" IRON STAKE

SANDOVAL ROAD (C.R. 426)

"39.05 ACRES" APPLICATION TO PROBATE LAST WILL AND TESTAMENT – ESTATE OF WILLIAM MALISCH, DECEASE PETITIONER TO FRANCES J. MALISCH 6-11-82 2150/538 MCPR

TOTAL MILAM ACREAGE 37.129 ACRES

TRACT 1
1,698,617 sq. ft.
38.995 Acres

1/2" IRON PIPE

578.98' (C=578.94') S11°21'43"W

307.89' (C=305.56') S11°22'07"W

3,661 sq. ft. 0.084 Acres Protrusion Area

1,306.71' N08°17'27"E

N08°04'21"E 1814.81'

131.01' N08°17'35"E

181.87' N08°10'44"E

155.35' N08°10'15"E

312.71' N08°13'56"E

157.82' N08°20'34"E

WUNCHE STREET

HENTZE ADDITION CABINET A, SLIDE 73A, PRMC

"4.13 ACRES" 189/326 ORMC

"0.322 ACRES" WD W/VL – SAMANTHA R. RIVES TO ROBERT WALLACE WHITE, ET UX 3-6-02 868/214 ORMC

"COUNTRY MEADOWS" SUBDIVISION VOL. 996, PG. 503–514 ORMC

"0.486 ACRES" WD – GARY PATSCHKE TO ROBERT C. LINDEMANN, ET UX 7-29-03 912/927 ORMC

"0.486 ACRES" WD – MICHAEL LEE RICHTER TO KELLY REDER, ET UX 11-3-03 682/870 ORMC

GRAPHIC SCALE

200 0 100 200 400 800

(IN FEET)
1 inch = 200 ft.

STATE OF TEXAS REGISTERED BRUCE LANE BRYAN 4240 LICENSED LAND SURVEYOR

LEGEND:

- 1/2" IRON ROD FOUND
- POWER POLE
- OVERHEAD ELECTRIC
- BARBWIRE FENCE

NOTE:

BEARINGS, DISTANCES, AND COORDINATES SHOWN HEREON ARE BASED ON TEXAS STATE PLANE COORDINATES (CENTRAL ZONE) NAD 83/93 ADJUSTMENT.

TO: TED HEJL, ATTORNEY AT LAW
RE: PEGGYJAN, LLP, GF NO. M060255,
PROJ. NO. 06-265

SURVEYORS CERTIFICATE

THE PLAT SHOWN HEREON IS A TRUE, CORRECT AND ACCURATE REPRESENTATION OF THE PROPERTY AS DETERMINED BY SURVEY, THE LINES AND DIMENSIONS OF SAID PROPERTY BEING AS INDICATED BY THE PLAT; THE SIZE, LOCATIONS AND TYPE OR BUILDINGS ARE AS SHOWN, ALL IMPROVEMENTS BEING WITH THE BOUNDARIES OF THE PROPERTY, SET BACK FROM THE PROPERTY LINES THE DISTANCES INDICATED. THERE ARE NO ENCROACHMENTS, CONFLICTS OR PROTRUSIONS, EXCEPT AS SHOWN HEREON, AND SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY.

DATE: SEPTEMBER 12, 2002

FLOOD NOTE: THE PROPERTY DEPICTED HEREON IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY; THE FLOOD AREA BEING IDENTIFIED ON F.I.R.M. PANEL NO. 48491 C0300 C, EFFECTIVE DATE SEPTEMBER 27, 1991, LOCATED IN ZONE "X", FOR WILLIAMSON COUNTY, TEXAS; ALSO BEING IDENTIFIED ON F.I.R.M. PANEL NO. 480934, EFFECTIVE DATE AUGUST 13, 1978, FOR MILAM COUNTY, TEXAS.

NOTE: THIS TRACT IS SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, AND RIGHT TO CREATE ADDITIONAL PUBLIC UTILITY EASEMENTS, IF ANY, ACROSS SUBJECT PROPERTY AS SHOWN IN 379/555, DRMC. UNABLE TO DETERMINE THE EFFECTS OF 189/276, 366/262, 370/133, 425/79, 378/185, 341/144, 430/387, 485/87, DRMC, DUE TO VAGUE DESCRIPTIONS.

BRYAN TECHNICAL SERVICES, INC.
P. O. BOX 1371
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surveying@austin.rr.com

DRAWN BY: BCH	CHECKED BY: BLB
SCALE: 1" = 200'	
DATE: JUNE 5, 2006	
JOB NUMBER	
06-265	