

MAP SHOWING A  
TRACTS OF LAND SITUATED  
IN GILLESPIE COUNTY, TEXAS,  
PREPARED AT THE REQUEST OF  
PENNY ADAMS, ET AL.

BEING PART OF THAT 98.8 ACRE TRACT OF LAND DESCRIBED  
IN A PARTITION DEED TO KENNETH P. ADAMS, DATED APRIL 7,  
1981, FOUND OF RECORD IN VOLUME 142, PAGES 613-617 OF  
THE DEED RECORDS OF GILLESPIE COUNTY, TEXAS,

AND  
BEING A FRACTIONAL PART OF THAT 7.75 ACRE TRACT OF LAND  
DESCRIBED IN A WARRANTY DEED TO KENNETH ADAMS BY CARL  
DAVID HUGHES, DATED APRIL 6, 1998, FOUND OF RECORD IN  
VOLUME 344, PAGES 375-378 OF THE REAL PROPERTY RECORDS  
OF GILLESPIE COUNTY, TEXAS,

LINDA MEIER McCANN  
32.5 AC. TRACT  
VOL. 223, PG. 326-328 R.P.R.

SURVEY NO. 64  
J. W. & R. LEAVITT  
ABST. NO. 419

CARL DAVID HUGHES  
98.8 ACRE TRACT  
VOL. 142, PAGES 613-617 D.R.

PAMELA FRANZ SCHNELLE  
25.0 AC. TRACT  
INSTRUMENT NO. 20100308 O.P.R.

SURVEY NO. 66  
J. W. & R. LEAVITT  
ABST. NO. 403

GREGORY D. FRANZ  
101.0 AC. TRACT  
INSTRUMENT NO. 20100308 O.P.R.

ADOLPH KOTT  
121 1/10 AC. TRACT  
VOL. 33, PG. 480-481 D.R.

JULIE A. RICHARDSON  
3.56 AC. TRACT  
INSTRUMENT NO.  
20075473 O.P.R.

PENNY S. ADAMS, ET AL  
4.20 AC. TRACT  
VOLUME 498,  
PG. 756-760 O.P.R.

CARL DAVID HUGHES, ET UX  
REMAINDER OF THAT 68.8 AC. TRACT  
VOL. 323, PG. 989-993 R.P.R.

EASEMENT TO CARL DAVID HUGHES & KENNETH P. ADAMS,  
VOL. 134, PG. 49-54 D.R. AND SAID EASEMENT BEING THAT 10  
FOOT WIDE EASEMENT RESERVED IN VOL. 126, PG. 50-54 D.R.

EASEMENT TO CARL DAVID HUGHES & KENNETH P. ADAMS,  
VOL. 134, PG. 49-54 D.R. AND SAID EASEMENT BEING THAT 10  
FOOT WIDE EASEMENT RESERVED IN VOL. 126, PG. 47-49 AND  
GRANTED IN VOL. 126, PG. 55-58 D.R.

DENNIS RANSLEBEN, ET UX  
25.0 AC. TRACT  
VOL. 168, PG. 302-305 D.R.

0.4 ACRE ROAD & UTILITY  
EASEMENT TO CARL DAVID HUGHES,  
VOL. 170, PG. 389-391 D.R.

NOTE: REFERENCE IS HERETO MADE  
TO ACCOMPANYING FIELD NOTES  
OF EVEN DATE.

FIELD MEASUREMENTS COMPLETED JUNE 30, 2020

CAREY BONN  
REG. PROF. LAND SURVEYOR NO. 4447

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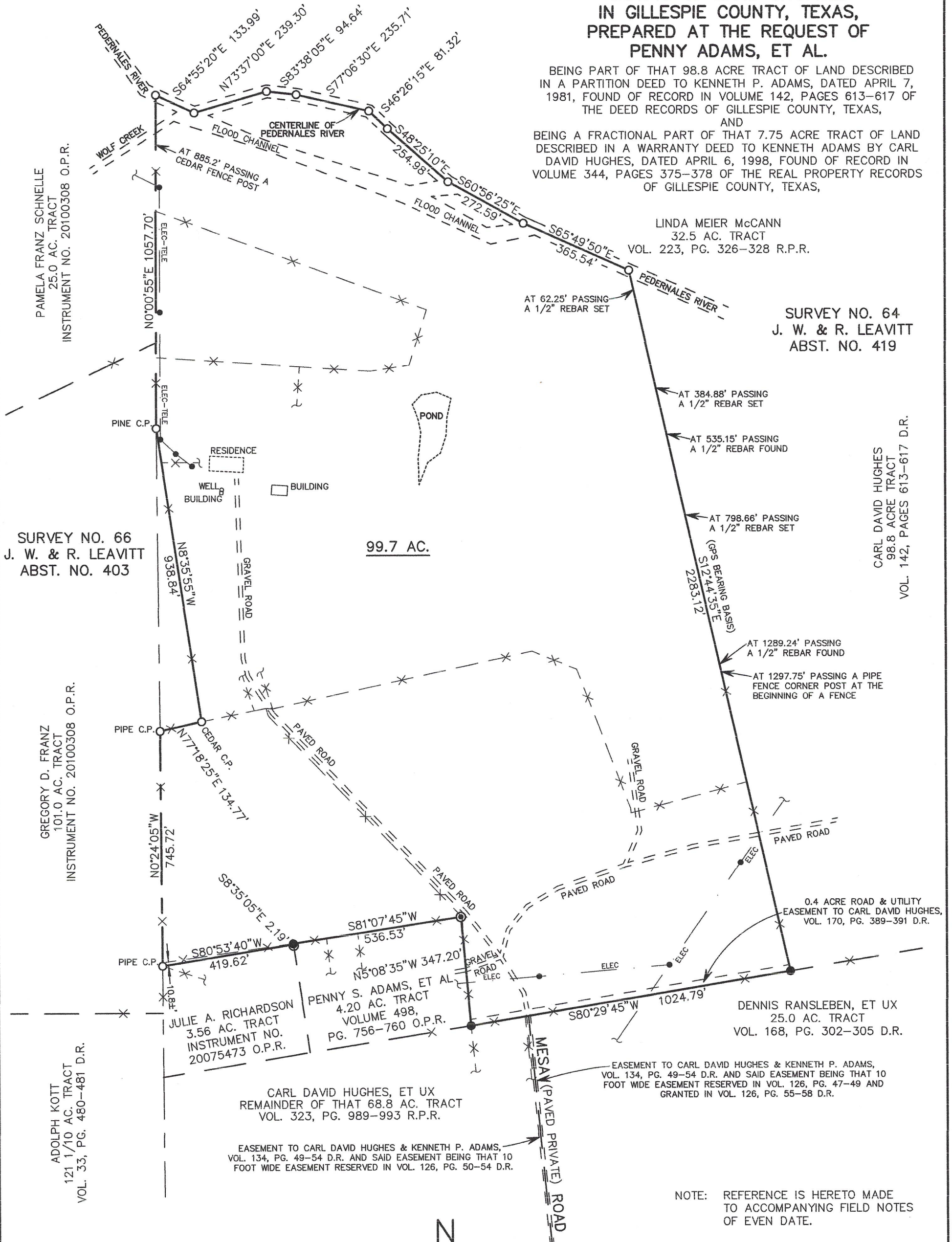


SCALE 1" = 300'  
0 300 600

LEGEND

- 1/2" DIA. REBAR FOUND
- ⊙ 1/2" DIA. REBAR SET (CAPPED: BONN 4447)
- UNMARKED POINT (EXCEPT AS NOTED)
- UTILITY POLE
- × FENCE

APPROX. PATENT SURVEY LINE



#### Proposed deed restrictions

The following restriction would be imposed on a "buffer zone" surrounding the North and East property lines of 647 and 651 Mesa Road properties:

No homes or buildings of any kind are permitted within the "Buffer Zone" of 647 and 651 Mesa Road properties as shown on attached Exhibit C. This restriction to expire 15 years after closing date.

In addition, no commercial feed lots, junkyards or landfills permitted on the 99.7 acres. No commercial towers, or wind generators are permitted on the 99.7 acres.



# Exhibit C

