

Legend

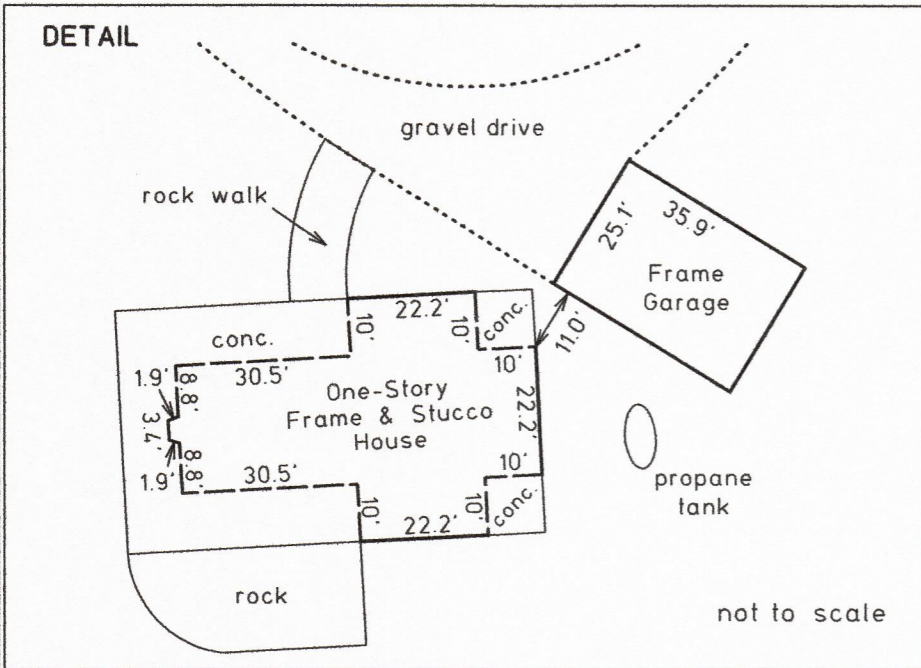
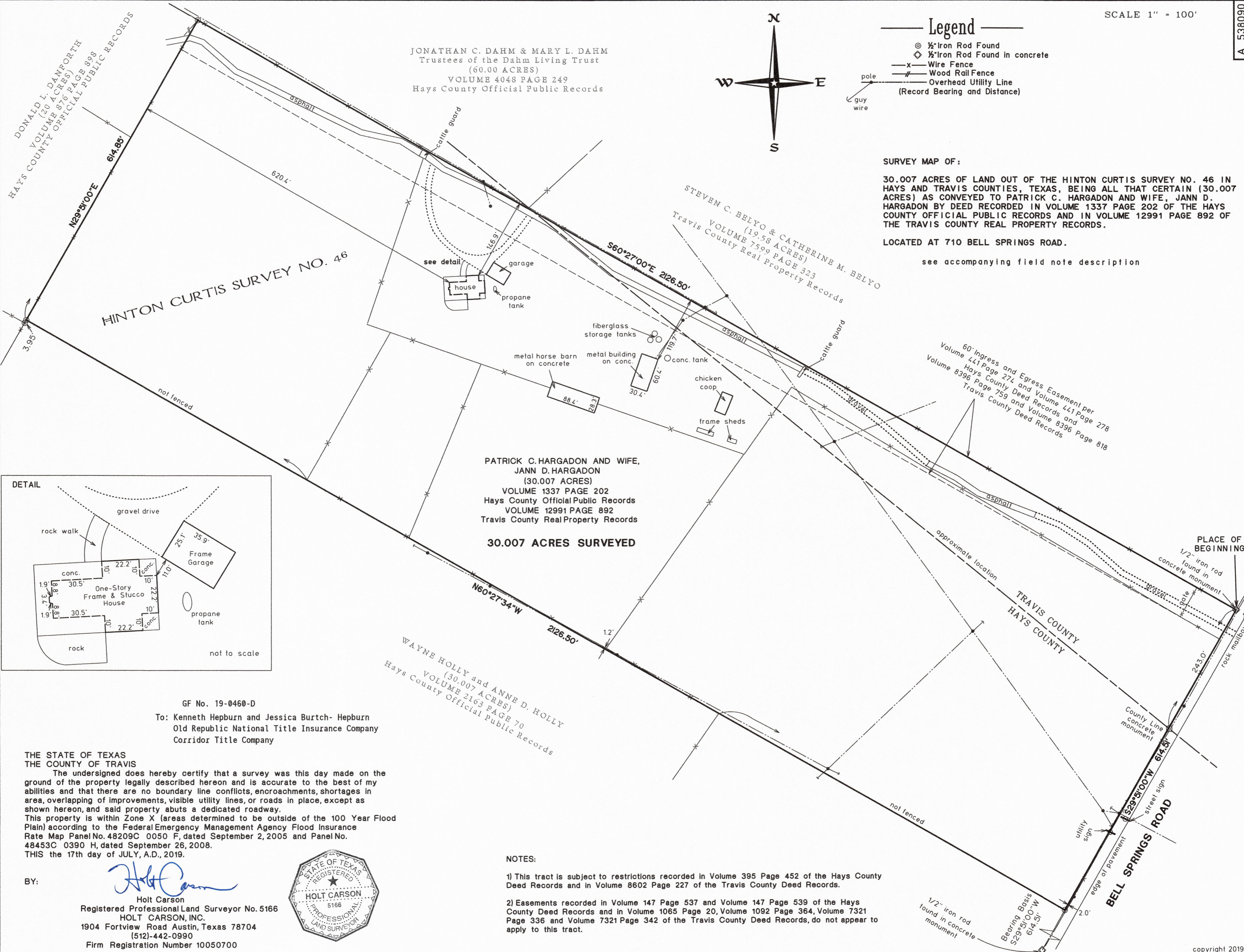
- ⊙ 1/2" Iron Rod Found
- ⊗ 1/2" Iron Rod Found in concrete
- x— Wire Fence
- #— Wood Rail Fence
- Overhead Utility Line
- (Record Bearing and Distance)

SURVEY MAP OF:

30.007 ACRES OF LAND OUT OF THE HINTON CURTIS SURVEY NO. 46 IN HAYS AND TRAVIS COUNTIES, TEXAS, BEING ALL THAT CERTAIN (30.007 ACRES) AS CONVEYED TO PATRICK C. HARGADON AND WIFE, JANN D. HARGADON BY DEED RECORDED IN VOLUME 1337 PAGE 202 OF THE HAYS COUNTY OFFICIAL PUBLIC RECORDS AND IN VOLUME 12991 PAGE 892 OF THE TRAVIS COUNTY REAL PROPERTY RECORDS.

LOCATED AT 710 BELL SPRINGS ROAD.

see accompanying field note description



GF No. 19-0460-D

To: Kenneth Hepburn and Jessica Burtch- Hepburn
Old Republic National Title Insurance Company
Corridor Title Company

THE STATE OF TEXAS
THE COUNTY OF TRAVIS

The undersigned does hereby certify that a survey was this day made on the ground of the property legally described hereon and is accurate to the best of my abilities and that there are no boundary line conflicts, encroachments, shortages in area, overlapping of improvements, visible utility lines, or roads in place, except as shown hereon, and said property abuts a dedicated roadway.
This property is within Zone X (areas determined to be outside of the 100 Year Flood Plain) according to the Federal Emergency Management Agency Flood Insurance Rate Map Panel No. 48209C 0050 F, dated September 2, 2005 and Panel No. 48453C 0390 H, dated September 26, 2008.
THIS the 17th day of JULY, A.D., 2019.

BY:

Holt Carson
Holt Carson
Registered Professional Land Surveyor No. 5166
HOLT CARSON, INC.
1904 Fortview Road Austin, Texas 78704
(512)-442-0990
Firm Registration Number 10050700



NOTES:

- 1) This tract is subject to restrictions recorded in Volume 395 Page 452 of the Hays County Deed Records and in Volume 8602 Page 227 of the Travis County Deed Records.
- 2) Easements recorded in Volume 147 Page 537 and Volume 147 Page 539 of the Hays County Deed Records and in Volume 1065 Page 20, Volume 1092 Page 364, Volume 7321 Page 336 and Volume 7321 Page 342 of the Travis County Deed Records, do not appear to apply to this tract.