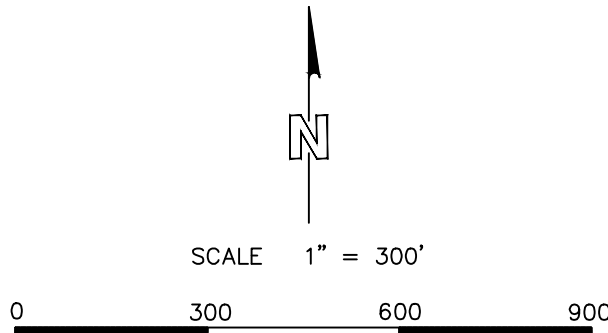
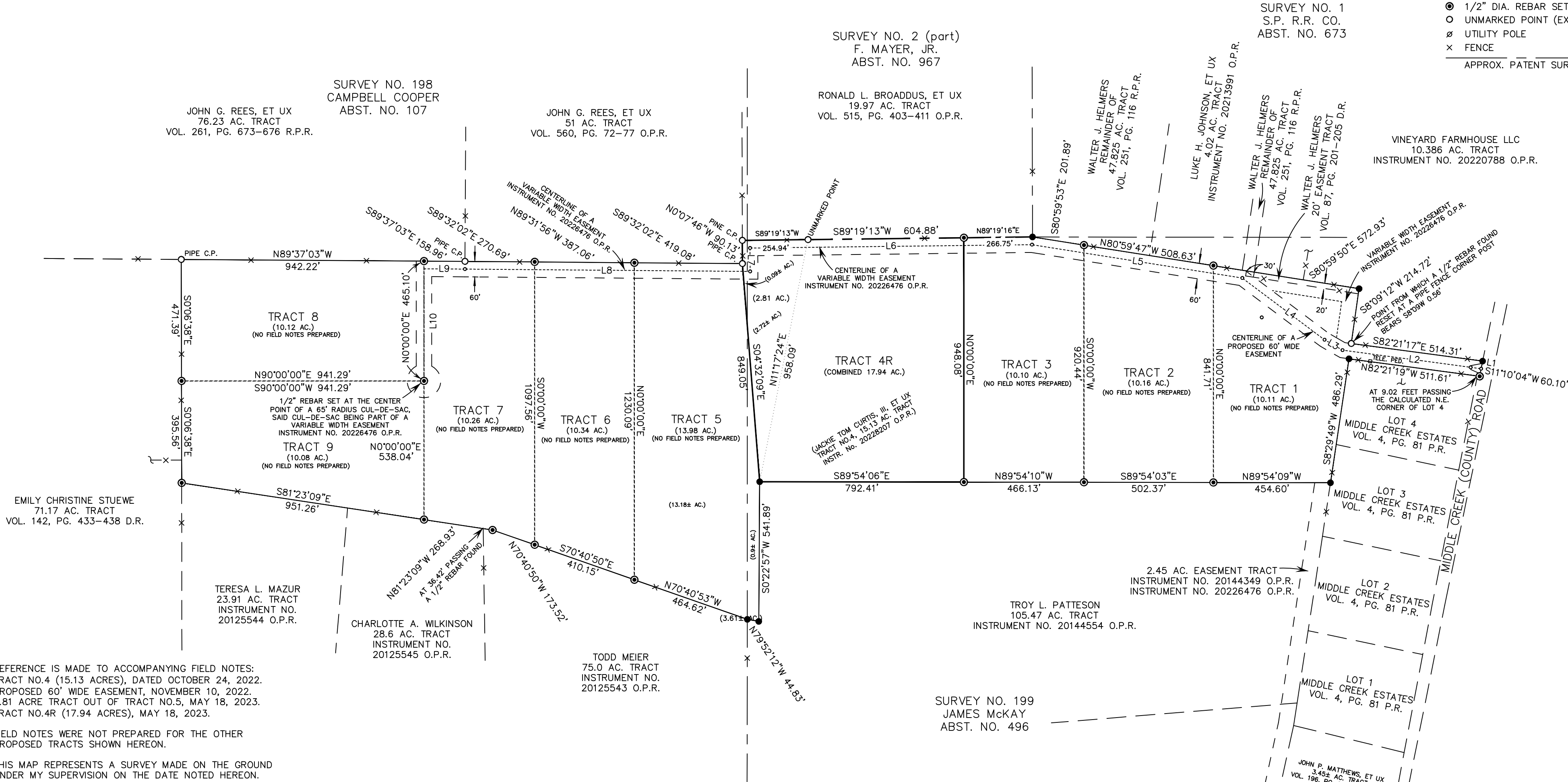


MAP SHOWING
TRACTS OF LAND, KNOWN AS THE MEADOWS,
AN UNRECORDED SUBDIVISION SITUATED IN GILLESPIE
COUNTY, TEXAS, PREPARED AT THE REQUEST OF
LUKE JOHNSON.

BEING COMPRISED OF THAT 82.89 ACRE TRACT OF LAND AND THAT 20.20 ACRE TRACT OF LAND
DESCRIBED IN A WARRANTY DEED TO LUKE H. JOHNSON, BY EUGENE ALLEN PATTESON, JR., ETAL,
DATED SEPTEMBER 13, 2022, FOUND OF RECORD IN INSTRUMENT NO. 20226476 OF
THE OFFICIAL PUBLIC RECORDS OF GILLESPIE COUNTY, TEXAS.



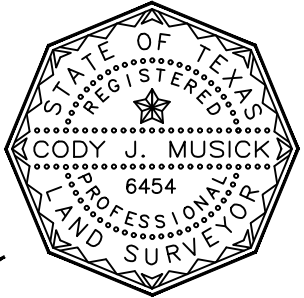
- LEGEND
- 1/2" DIA. REBAR FOUND
 - 1/2" DIA. REBAR SET (CAPPED: RPLS 6454)
 - UNMARKED POINT (EXCEPT AS NOTED)
 - ⊗ UTILITY POLE
 - × FENCE
- APPROX. PATENT SURVEY LINE



REFERENCE IS MADE TO ACCOMPANYING FIELD NOTES:
TRACT NO.4 (15.13 ACRES), DATED OCTOBER 24, 2022.
PROPOSED 60' WIDE EASEMENT, NOVEMBER 10, 2022.
2.81 ACRE TRACT OUT OF TRACT NO.5, MAY 18, 2023.
TRACT NO.4R (17.94 ACRES), MAY 18, 2023.

FIELD NOTES WERE NOT PREPARED FOR THE OTHER
PROPOSED TRACTS SHOWN HEREON.

THIS MAP REPRESENTS A SURVEY MADE ON THE GROUND
UNDER MY SUPERVISION ON THE DATE NOTED HEREON.



CODY J. MUSICK
REG. PROF. LAND SURVEYOR NO. 6454
FIELD MEASUREMENTS: OCTOBER 4, 2022
SURVEY MAP ISSUED: OCTOBER 27, 2022
SURVEY MAP AMENDED: NOVEMBER 11, 2022
SURVEY MAP AMENDED: MAY 18, 2023
PROJECT NO.: 2304-12 (RE:2208-04)

WAYMAKER
SURVEYORS OF LAND

1788 W. Live Oak St. | Fredericksburg, Texas 78624
830-997-3884 | TBPELS Firm No. 10194626

NOTES:

- SEPTIC SYSTEM SETBACKS MUST MEET STATE OF TEXAS MINIMUM REQUIREMENTS WHICH VARY DEPENDING ON THE TYPE OF SYSTEM.
- A MINIMUM SETBACK OF 75 FEET IS REQUIRED FROM THE PERIMETER BOUNDARY LINE FOR THE DRILLING/PLACEMENT OF ANY WATER WELLS, AS REQUIRED BY THE HILL COUNTY UNDERGROUND WATER CONSERVATION DISTRICT.
- ONLY APPARENT UTILITIES WERE LOCATED AND ARE SHOWN HEREON. NO ATTEMPT HAS BEEN MADE AS A PART OF THIS SURVEY TO SHOW THE EXISTENCE, SIZE, DEPTH, CONDITION, OR LOCATION OF ANY UNDERGROUND UTILITY. FOR INFORMATION REGARDING UNDERGROUND UTILITIES PLEASE CONTACT THE APPROPRIATE AGENCY/OPERATOR.
- DISTANCES AND AREA SHOWN HEREON ARE DERIVED FROM GPS POSITIONING AND REPORTED IN GRID BASED UPON THE TEXAS STATE PLAN COORDINATE SYSTEM, CENTRAL ZONE OF THE NORTH AMERICAN DATUM 1983 (NAD83). "NORTH" IS REFERENCED TO GRID NORTH (UNLESS NOTED OTHERWISE).
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. REFERENCE HEREIN MADE TO FREDERICKSBURG TITLES, INC.'S PRIOR COMMITMENT FOR TITLE INSURANCE G.F. NO. 2022630, EFFECTIVE OCTOBER 19, 2022, ISSUED OCTOBER 19, 2022.

EASEMENT LINE TABLE		
NUM	BEARING	DISTANCE
L1	S11°10'04"W	30.05'
L2	N82°21'18"W	542.73'
L3	N60°06'03"W	80.69'
L4	N53°06'14"W	398.91'
L5	N80°59'49"W	826.60'
L6	S89°19'14"W	1094.31'
L7	S0°07'46"E	90.73'
L8	N89°32'00"W	1107.13'
L9	N89°37'03"W	158.74'
L10	S0°00'00"W	435.10'