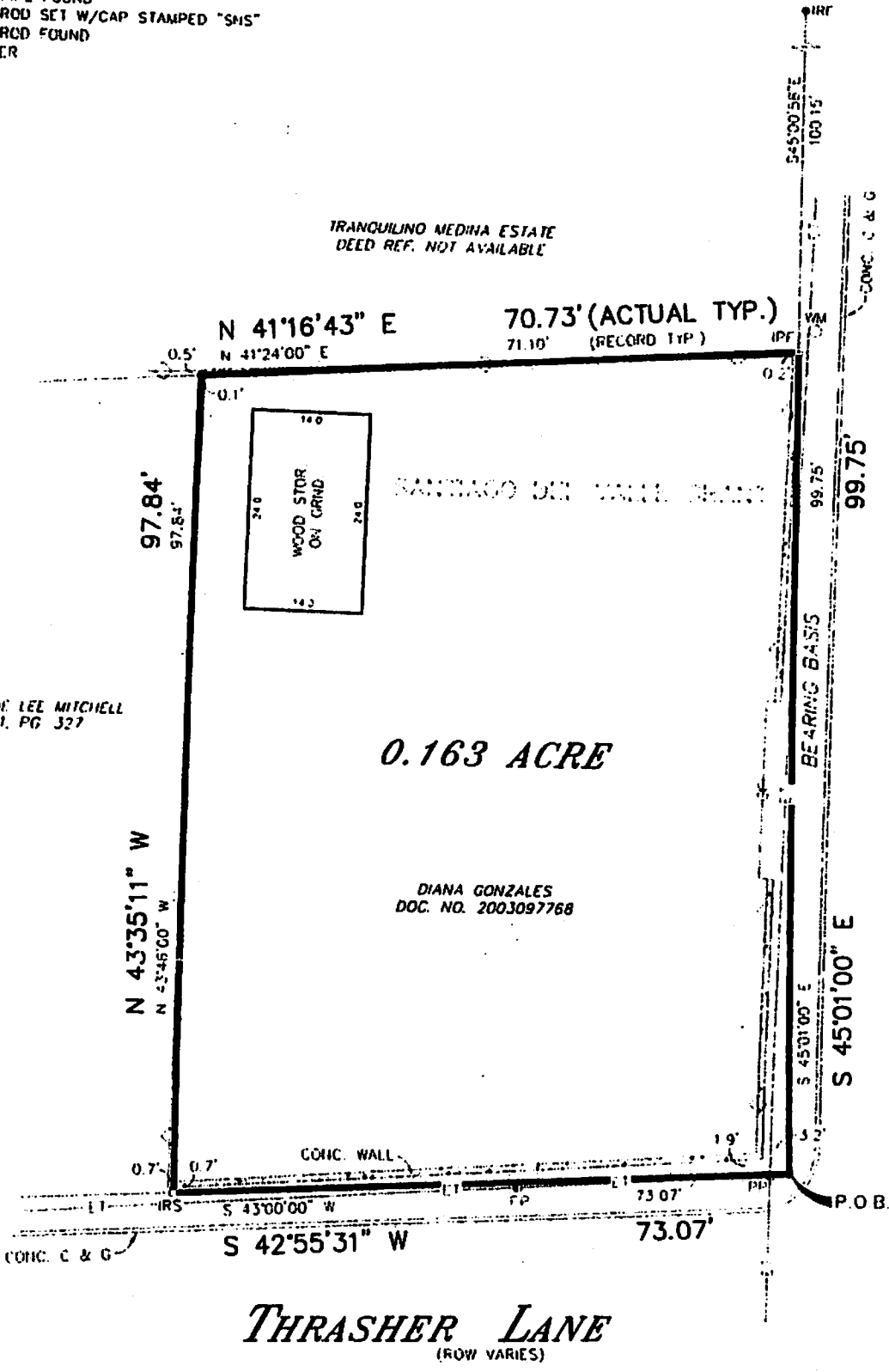


LEGEND

- PPG POWER POLE
- OT OVERHEAD ELEC./TELE. LINE
- GUY WIRE
- CL CHAIN LINK FENCE
- IG IRON GATE
- IPF 1/2" IRON PIPE FOUND
- IRS 1/2" IRON ROD SET W/CAP STAMPED "SNS"
- IRF 1/2" IRON ROD FOUND
- WM WATER METER

TRANQUILINO MEDINA ESTATE
DEED REF. NOT AVAILABLE



OF N. & ROSIE LEE MITCHELL
VOL. 80J1, PG. 327

0.163 ACRE

DIANA GONZALES
DOC. NO. 2003097768

THRASHER LANE
(ROW VARIES)

EL MIRANDO STREET
(ROW VARIES)

PROPERTY SUBJECT TO BLANKET ELEC. TRANS. & DISTR. LINE ESMNT. GRANTED TO THE CITY OF AUSTIN RECORDED IN VOL. 661, PG. 36, DEED RECORDS.

* SANTIAGO DEL VALLE GRANT (FIELD NOTES ATTACHED)

PLAT OF SURVEY

Survey No. 06575

SCALE: 1" = 20'

or 611,290

Survey made in Form X as identified by the
Federal Emergency Management Agency on
Emergency Form No. 48453C 0170G
Dated JAN. 19, 2000

All matters in this plat are true and correct, and otherwise noted. To the best of my knowledge and belief, the same are true and correct.

LOT NO. _____ BLOCK NO. _____
ADDITION OR SUBDIVISION 0.163 ACRE OF LAND, MORE OR LESS, OUT OF THE
STREET ADDRESS 6319 EL MIRANDO STREET CITY AUSTIN COUNTY TRAVIS
SURVEY FOR MARBELLA DEVELOPMENT, LP REFERENCE MARBELLA DEVELOPMENT, LP
TO GRACY TITLE COMPANY & STEWART TITLE GUARANTY COMPANY



STATE OF TEXAS, COUNTY OF TRAVIS
I HEREBY CERTIFY THAT THE ABOVE SURVEY WAS MADE THIS DAY ON THE GROUND AND IS TRUE AND CORRECT, AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA ENCROACHMENTS VISIBLE UTILITY LINES OR ROADS IN PLACE EXCEPT AS SHOWN HEREON AND SAID PROPERTY HAS ACCESS TO A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON

SNS ENGINEERING, INC.
12166 Los Indios Trail, Suite 101
Austin, Texas 78729
(512) 335-3944 * (512) 250-8685 (Fax) *WM*

Mary P. Hawkins
Date: 06-12-2006

FIELD NOTES FOR
0.163 ACRE OUT OF THE
SANTIAGO DEL VALLE GRANT
TRAVIS COUNTY, TEXAS

METES AND BOUNDS DESCRIPTION

DESCRIPTION OF A 0.163 ACRE TRACT OF LAND OUT OF THE SANTIAGO DEL VALLE GRANT IN TRAVIS COUNTY, TEXAS AND BEING THAT CERTAIN TRACT OF LAND CONVEYED TO DIANA GONZALES BY DEED RECORDED IN DOCUMENT NO. 2003097768 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS. SAID TRACT HAVING BEEN SURVEYED ON THE GROUND BY SNS ENGINEERING AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a ½" iron rod found at the intersection of the southwesterly right-of-way line of El Mirando Street and the northwesterly right-of-way line of Thrasher Lane, for the east corner of the tract herein described;


THENCE, along the northwesterly right-of-way line of Thrasher Lane, **S 42°55'31"W**, a distance of **73.07 FEET** to a ½" iron rod with a cap stamped "SNS" set at the east corner of a tract of land conveyed to Joe N. and Rosie Lee Mitchell by deed recorded in Volume 8001, Page 327 of the Deed Records of Travis County, Texas, for the south corner of the tract herein described;

THENCE, departing the northwesterly right-of-way line of Thrasher Lane and along the common line of said Mitchell tract and this tract, **N 43°35'11"W**, a distance of **97.84 FEET** to a ½" iron rod found on the southeasterly line of a tract of land owned by Tranquilino Medina Estate according to the Travis Central Appraisal District, at the north corner of said Mitchell tract, for the west corner of the tract herein described;

THENCE, along the Medina tract and this tract, **N 41°16'43"E**, a distance of **70.73 FEET** to a ½" iron pipe found on the southwesterly right-of-way line of El Mirando Street, at the east corner of said Medina tract, for the north corner of the tract herein described;

THENCE, along the southwesterly right-of-way line of El Mirando Street, **S 45°01'00"E**, a distance of **99.75 FEET** to the **POINT OF BEGINNING** and containing 0.163 acre of land, more or less.

See SNS Engineering "Plat of Survey" No. 06575, page 2 of 2 attached hereto and made a part hereof.



Mary P. Hawkins
Registered Professional Land Surveyor No. 4433
State of Texas

