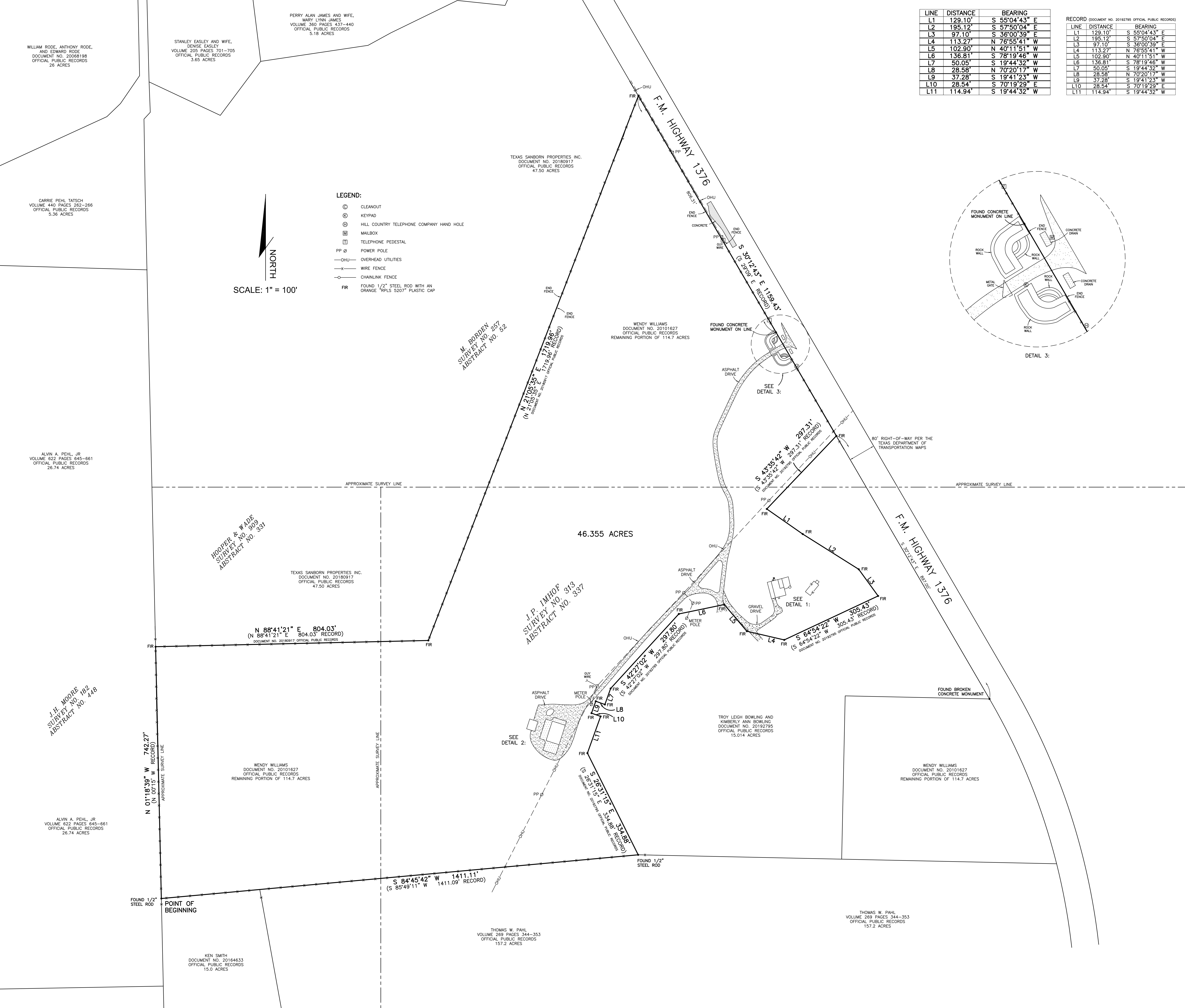
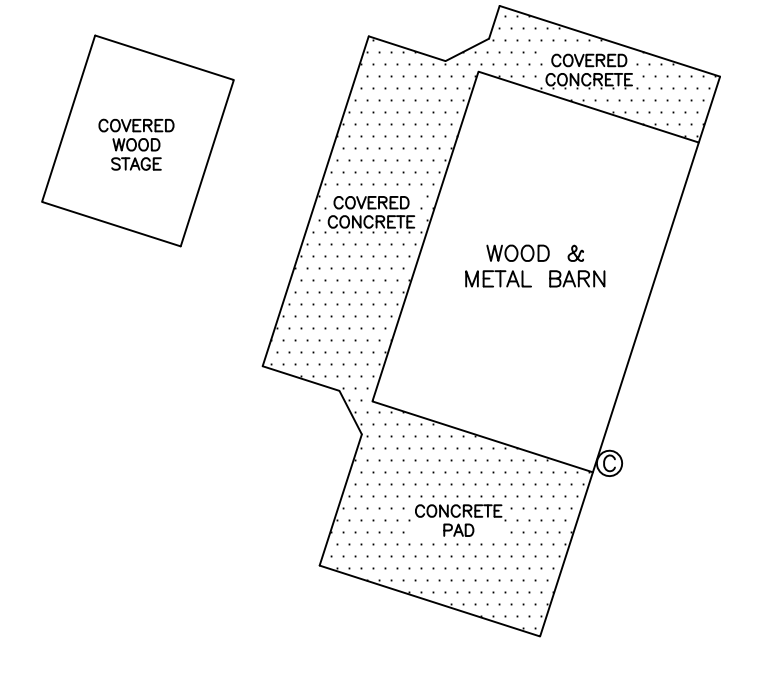
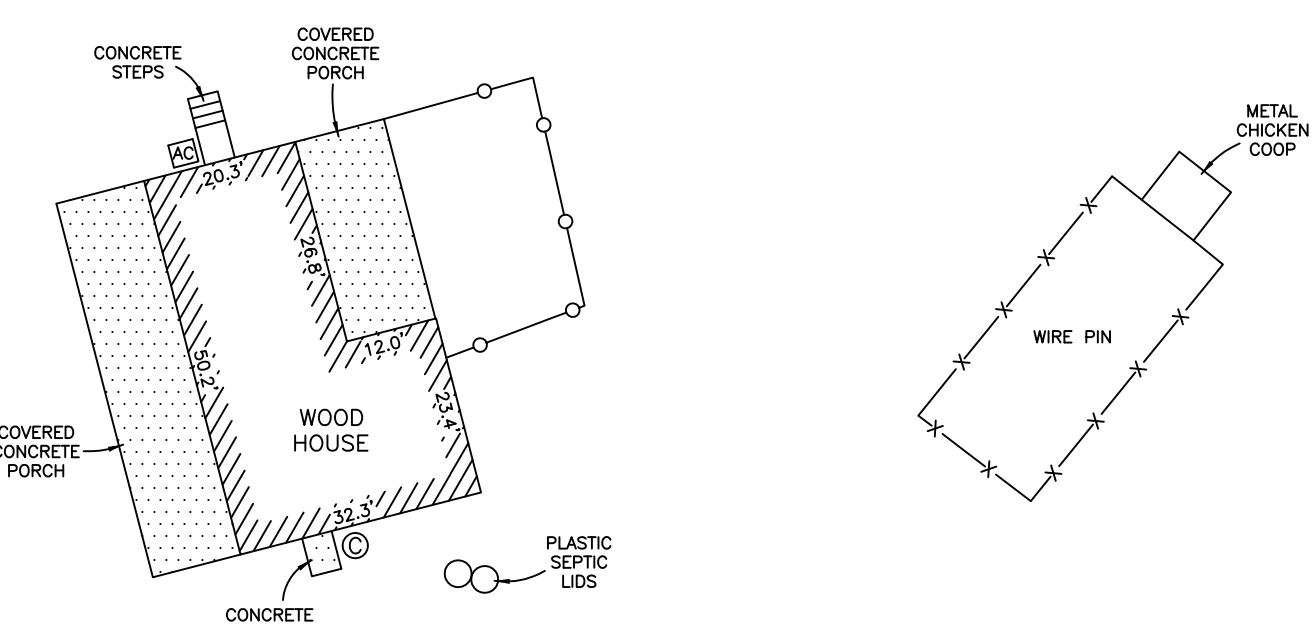
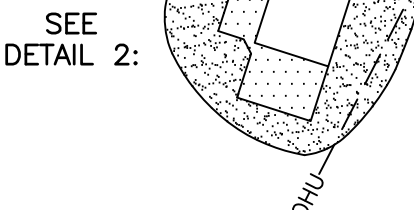
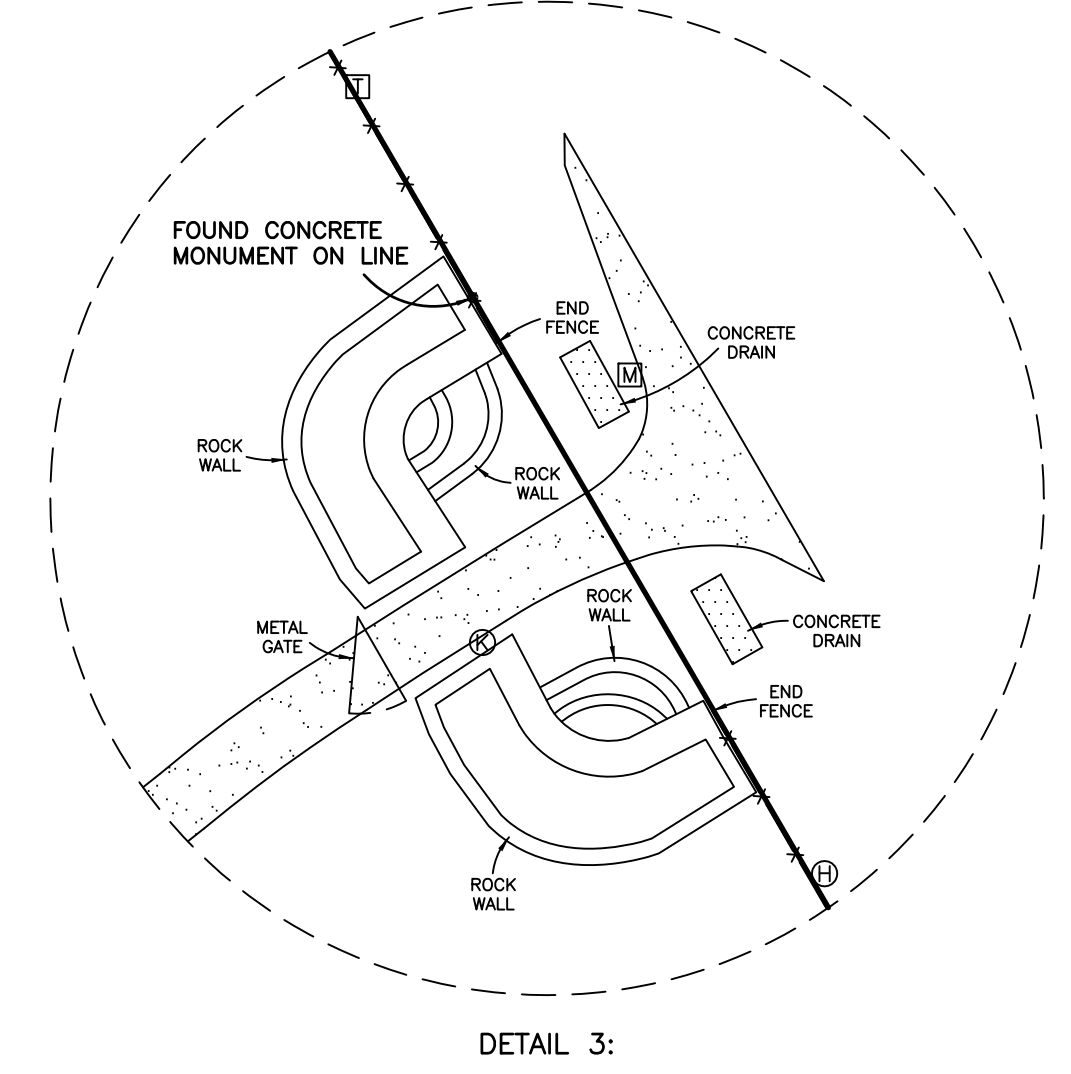


LINE	DISTANCE	BEARING
L1	129.10'	S 55°04'43" E
L2	195.12'	S 57°50'04" E
L3	97.10'	S 36°00'39" E
L4	113.27'	N 76°55'41" W
L5	102.90'	N 40°11'51" W
L6	136.81'	S 78°19'46" W
L7	50.05'	S 19°44'32" W
L8	28.58'	N 70°20'17" W
L9	37.28'	S 19°41'23" W
L10	28.54'	S 70°19'29" E
L11	114.94'	S 19°44'32" W

RECORD	DOCUMENT NO.	OFFICIAL PUBLIC RECORDS
L1	129.10'	S 55°04'43" E
L2	195.12'	S 57°50'04" E
L3	97.10'	S 36°00'39" E
L4	113.27'	N 76°55'41" W
L5	102.90'	N 40°11'51" W
L6	136.81'	S 78°19'46" W
L7	50.05'	S 19°44'32" W
L8	28.58'	N 70°20'17" W
L9	37.28'	S 19°41'23" W
L10	28.54'	S 70°19'29" E
L11	114.94'	S 19°44'32" W

- LEGEND:**
- ⊙ CLEANOUT
 - ⊕ KEYPAD
 - ⊙ HILL COUNTRY TELEPHONE COMPANY HAND HOLE
 - ☐ MAILBOX
 - ☐ TELEPHONE PEDESTAL
 - PP ∅ POWER POLE
 - OHU OVERHEAD UTILITIES
 - WIRE FENCE
 - CHAINLINK FENCE
 - FIR FOUND 1/2" STEEL ROD WITH AN ORANGE "RPLS 5207" PLASTIC CAP

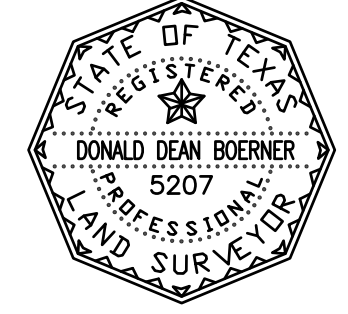
NORTH
SCALE: 1" = 100'



- GENERAL NOTES:
- EXCEPT AS SHOWN ABOVE, BEARINGS AND DISTANCES SHOWN HEREON AS "RECORDS" ARE BASED ON DEEDS RECORDED IN DOCUMENT NO. 20101627, OFFICIAL PUBLIC RECORDS, GILLESPIE COUNTY, TEXAS.
 - BASIS OF BEARING WAS ESTABLISHED FROM THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983, TEXAS CENTRAL ZONE.
 - A FIELD NOTE DESCRIPTION WAS PREPARED FOR THIS TRACT.
 - ADJONERS SHOWN ON THIS MAP ARE FOR INFORMATIONAL PURPOSES ONLY.

PLAT SHOWING: A 46.355 acre tract being approximately 21.149 acres out of the J.P. Imhof Survey No. 313, Abstract No. 337, 10.838 acres out of the Hooper and Wade Survey No. 909, Abstract No. 331 and 14.368 acres out of the M. Borden Survey No. 257, Abstract No. 52, Gillespie County, Texas and also being part of that certain 114.7 acre tract conveyed to Wendy Williams by deed recorded in Document No. 20101627, Official Public Records, Gillespie County, Texas.

DONNIE BOERNER SURVEYING COMPANY L.P.
228 HOLIDAY ROAD
COMFORT, TEXAS 78013
PH: 830-377-2492



I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THIS SURVEY AND THAT THERE ARE NO VISIBLE EASEMENTS OR ENCROACHMENTS OF BUILDINGS ON ADJOINING PROPERTY AND THAT ALL BUILDINGS ARE WHOLLY LOCATED ON THIS PROPERTY EXCEPT AS SHOWN ABOVE.

Donald Dean Boerner
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5207
DATE 12-30-2019

TITLE COMMITMENT
THIS SURVEY WAS PREPARED IN CONJUNCTION WITH THE TITLE COMMITMENT PREPARED BY NATIONAL INVESTORS TITLE INSURANCE COMPANY FILE NO. 219-1332, EFFECTIVE DATE: DECEMBER 14, 2019, ISSUED DECEMBER 19, 2019 AND IS SUBJECT ONLY TO THE STATE OF FACTS CONTAINED THEREIN AND RELISTED BELOW.

RESTRICTIVE COVENANTS:
NONE

Schedule B

- Easement executed by Erwin Petsch and wife, Verena Petsch, to Central Texas Electric Cooperative, Inc., dated January 31, 1983, recorded in Volume 82, Pages 477-478, Deed Records of Gillespie County, Texas.
- Easement and Right of Way executed by Erwin Petsch to The Southwestern States Telephone Company, dated March 5, 1985, recorded in Volume 89, Pages 318-320, Deed Records of Gillespie County, Texas.
- Easement conveyed in Deed executed by Roy E. Petsch and wife, Paula Petsch, to Loyd F. King, Jr. and wife, Mary M. King, dated April 24, 1990, recorded in Volume 201, Pages 214-217, Real Property Records of Gillespie County, Texas.
- Easement conveyed in Deed executed by Roy E. Petsch and wife, Paula Petsch, to Stanley Easley and wife, Denise Easley, dated August 20, 1990, recorded in Volume 209, Pages 701-705, Real Property Records of Gillespie County, Texas.
- Easement and Right of Way executed by Roy E. Petsch to GTE Southwest Incorporated, dated November 26, 1990, recorded in Volume 210, Pages 786-787, Real Property Records of Gillespie County, Texas.
- Right of Way Easement executed by Roy E. Petsch to Central Texas Electric Cooperative, Inc., dated July 13, 1995, recorded in Volume 370, Pages 689-691, Real Property Records of Gillespie County, Texas.
- Right of Way Easement executed by Wendy Williams to Central Texas Electric Cooperative, Inc., dated April 28, 2010, recorded under Register No. 20102185, Official Public Records of Gillespie County, Texas.
- Right of Way Easement executed by Wendy Williams to Central Texas Electric Cooperative, Inc., dated March 21, 2017, recorded under Register No. 20176251, Official Public Records of Gillespie County, Texas.

10b. Easement executed by Erwin Petsch and wife, Verena Petsch, to Central Texas Electric Cooperative, Inc., dated January 31, 1983, recorded in Volume 82, Pages 477-478, Deed Records of Gillespie County, Texas.

10c. Easement and Right of Way executed by Erwin Petsch to The Southwestern States Telephone Company, dated March 5, 1985, recorded in Volume 89, Pages 318-320, Deed Records of Gillespie County, Texas.

10d. Easement conveyed in Deed executed by Roy E. Petsch and wife, Paula Petsch, to Loyd F. King, Jr. and wife, Mary M. King, dated April 24, 1990, recorded in Volume 201, Pages 214-217, Real Property Records of Gillespie County, Texas.

10e. Easement conveyed in Deed executed by Roy E. Petsch and wife, Paula Petsch, to Stanley Easley and wife, Denise Easley, dated August 20, 1990, recorded in Volume 209, Pages 701-705, Real Property Records of Gillespie County, Texas.

10f. Easement and Right of Way executed by Roy E. Petsch to GTE Southwest Incorporated, dated November 26, 1990, recorded in Volume 210, Pages 786-787, Real Property Records of Gillespie County, Texas.

10g. Right of Way Easement executed by Roy E. Petsch to Central Texas Electric Cooperative, Inc., dated July 13, 1995, recorded in Volume 370, Pages 689-691, Real Property Records of Gillespie County, Texas.

10h. Right of Way Easement executed by Wendy Williams to Central Texas Electric Cooperative, Inc., dated April 28, 2010, recorded under Register No. 20102185, Official Public Records of Gillespie County, Texas.

10i. Right of Way Easement executed by Wendy Williams to Central Texas Electric Cooperative, Inc., dated March 21, 2017, recorded under Register No. 20176251, Official Public Records of Gillespie County, Texas.