

NEAL STANTON
U.S. HIGHWAY 281
JOHNSON CITY, TEXAS

CHARLES GARDNER
SURVEY NO. 4,
ABSTRACT NO. 245

294.10 Acres
HS Lands Holding-Lampasas, LLC
Document No. 183507
Official Public Records
Blanco County, Texas

26.481 Acres
Maria Del Carmen Sanchez
Vol. 450, Pg. 330
Official Public Records
Blanco County, Texas

28.67 Acres
Lewis DeLeon
Vol. 480, Pg. 962
Official Public Records
Blanco County, Texas

24.99 Acres
Richard Lanfear
Vol. 484, Pg. 20
Official Public Records, Blanco County, Texas

16.45 Acres
Zachary P. Hudler
Vol. 484, Page 351
Official Public Records
Blanco County, Texas

18.352 Acres
Jack Tancred
Vol. 196, Page 818
Official Public Records
Blanco County, Texas

18.346 Acres
Maryann Randall
Vol. 193, Pg. 47
Official Public Records
Blanco County, Texas

288.78 Acres
The Real Lighthouse, L.P.
Vol. 302, Pg. 460
Official Public Records
Blanco County, Texas

LEGEND

These standard symbols will be found in the drawing.

- ⊙ 1/2" Iron Rod Set w/cap
- TXDOT Conc. Mon. Found
- ⊙ 1/2" Iron Rod Found
- ⊙ PK-Nail Found
- Fence Post Found
- X - X - Wire Fence
- - - Edge of Asphalt
- E - E - Overhead Utilities
- ⊙ Utility Pole
- ⊙ Service Pole
- ⊙ Light Pole
- - - Down Guy Wire
- ⊙ Sign

SURVEY OF A 230.93 ACRE TRACT OF LAND OUT OF THE EDWARD NELSON SURVEY NO. 5, ABSTRACT NO. 439 AND THE CHARLES GARDNER SURVEY NO. 4, ABSTRACT NO. 245, BLANCO COUNTY, TEXAS, AND BEING ALL OF A 230.93 ACRE TRACT, CALLED TRACT 1, DESCRIBED IN DEED TO NEAL T. STANTON RECORDED IN DOCUMENT NO. 173319, OFFICIAL PUBLIC RECORDS, BLANCO COUNTY, TEXAS.

Flood Statement: According to the Flood Insurance Rate Map (FIRM) No. 48031C0135C, dated February 06, 1991, this property is located in Zone X: Areas determined to be outside 500-year floodplain and outside the limits of study.

COMMITMENT FOR TITLE INSURANCE
ISSUED BY: GUARDIAN TITLE CO., INC. & ALAMO TITLE INSURANCE COMPANY
G.F. NO. 2019061
ISSUED: MARCH 08, 2019 EFFECTIVE: FEBRUARY 28, 2019

10b. Easement recorded in Volume 69, Page 168, Deed Records, Blanco County, Texas. DOES NOT APPLY
10c. Utility Easement recorded in Volume 490, Page 614, Official Public Records, Blanco County, Texas. DOES NOT APPLY
10d. Utility Easement recorded in Volume 490, Page 618, Official Public Records, Blanco County, Texas. DOES APPLY

Survey Notes:
1. Bearings Based on NAD83, Texas Central Zone (4203).
2. Surveyor has not investigated the existence of Design Guidelines or other unrecorded documents as may be promulgated by an Architectural Control Committee.



CERTIFICATION:
THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS EXHIBIT REPRESENTS A SURVEY MADE ON THE GROUND ON MARCH 21, 2019, OF THE PROPERTY SHOWN HEREON:

Amil M. Baker Jr.

Amil M. Baker, Jr.
Registered Professional Land Surveyor No. 1469
19-037

Rickman Land Surveying

419 Big Bend Canyon Lake, Texas 78133 Phone (830) 935-2457
www.rickmanlandsurveying.com TBPLS Firm No. 101919-00

