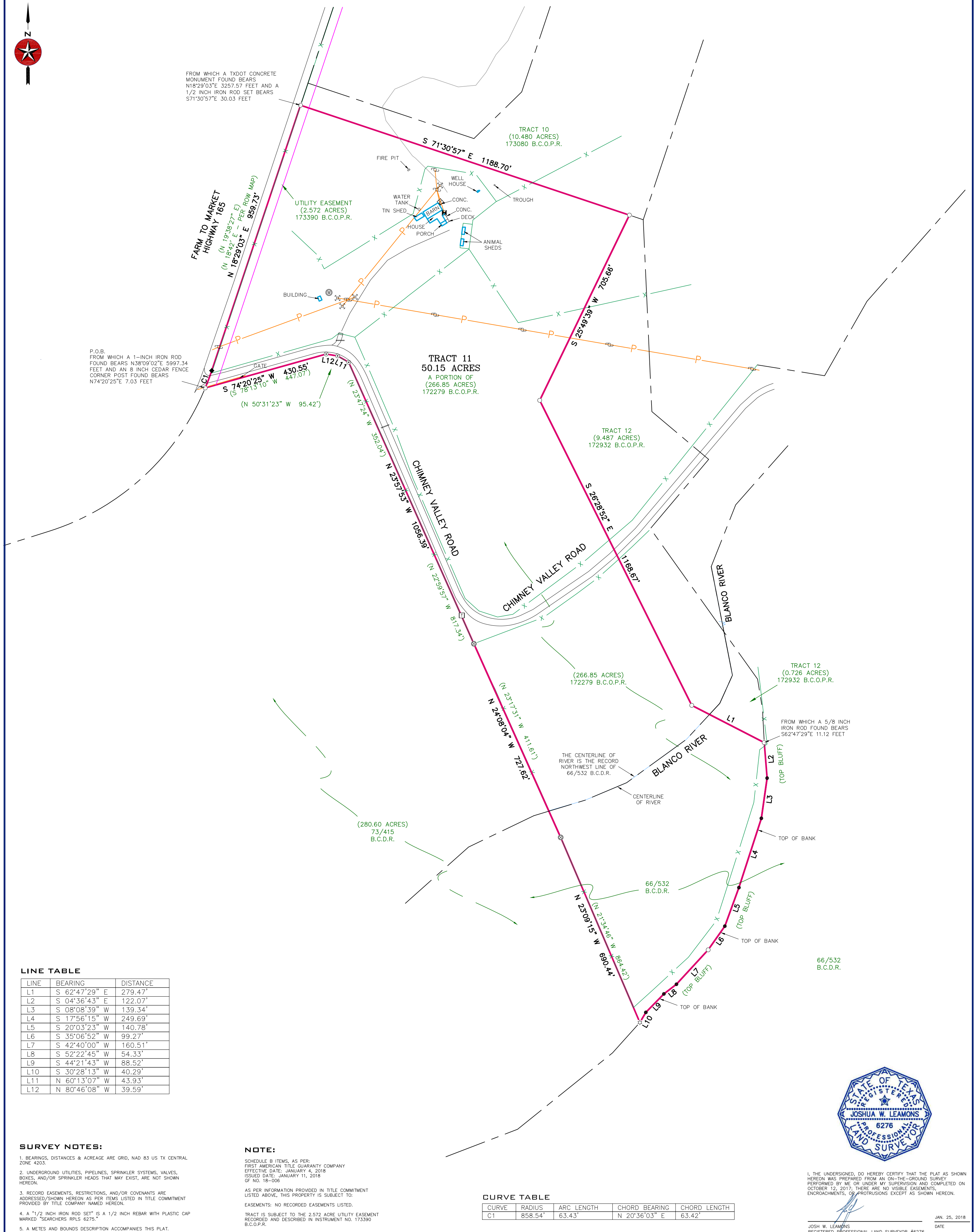




FROM WHICH A TXDOT CONCRETE MONUMENT FOUND BEARS N18°29'03"E 3257.57 FEET AND A 1/2 INCH IRON ROD SET BEARS S71°30'57"E 30.03 FEET

P.O.B. FROM WHICH A 1-INCH IRON ROD FOUND BEARS N38°09'02"E 5997.34 FEET AND AN 8 INCH CEDAR FENCE CORNER POST FOUND BEARS N74°20'25"E 7.03 FEET



LINE TABLE

LINE	BEARING	DISTANCE
L1	S 62°47'29" E	279.47'
L2	S 04°36'43" E	122.07'
L3	S 08°08'39" W	139.34'
L4	S 17°56'15" W	249.69'
L5	S 20°03'23" W	140.78'
L6	S 35°06'52" W	99.27'
L7	S 42°40'00" W	160.51'
L8	S 52°22'45" W	54.33'
L9	S 44°21'43" W	88.52'
L10	S 30°28'13" W	40.29'
L11	N 60°13'07" W	43.93'
L12	N 80°46'08" W	39.59'

SURVEY NOTES:

- BEARINGS, DISTANCES & ACREAGE ARE GRID, NAD 83 US TX CENTRAL ZONE 4203.
- UNDERGROUND UTILITIES, PIPELINES, SPRINKLER SYSTEMS, VALVES, BOXES, AND/OR SPRINKLER HEADS THAT MAY EXIST, ARE NOT SHOWN HEREON.
- RECORD EASEMENTS, RESTRICTIONS, AND/OR COVENANTS ARE ADDRESSED/SHOWN HEREON AS PER ITEMS LISTED IN TITLE COMMITMENT PROVIDED BY TITLE COMPANY NAMED HEREON.
- A 1/2 INCH IRON ROD SET IS A 1/2 INCH REBAR WITH PLASTIC CAP MARKED "SEARCHERS RPLS 6275."
- A METES AND BOUNDS DESCRIPTION ACCOMPANIES THIS PLAT.

NOTE:

SCHEDULE B ITEMS, AS PER: FIRST AMERICAN TITLE GUARANTY COMPANY
EFFECTIVE DATE: JANUARY 4, 2018
ISSUED DATE: JANUARY 11, 2018
OF NO. 18-006

AS PER INFORMATION PROVIDED IN TITLE COMMITMENT LISTED ABOVE, THIS PROPERTY IS SUBJECT TO:
EASEMENTS: NO RECORDED EASEMENTS LISTED.

TRACT IS SUBJECT TO THE 2.572 ACRE UTILITY EASEMENT RECORDED AND DESCRIBED IN INSTRUMENT NO. 173390 B.C.O.P.R.

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	858.54'	63.43'	N 20°36'03" E	63.42'



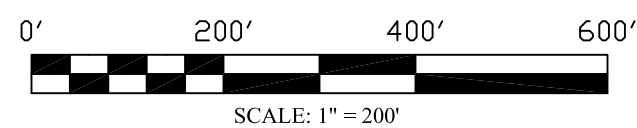
I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE PLAT AS SHOWN HEREON WAS PREPARED FROM AN ON-THE-GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION AND COMPLETED ON OCTOBER 12, 2017; THERE ARE NO VISIBLE EASEMENTS, ENCROACHMENTS, OR PROTRUSIONS EXCEPT AS SHOWN HEREON.

JOSH W. LEAMONS
REGISTERED PROFESSIONAL LAND SURVEYOR #6276
JAN. 25, 2018
DATE

SEARCHERS LAND SURVEYING, LLC
MASON | FREDERICKSBURG
P.O. Box 538 Mason, TX 76656 | 325-347-7489 | TBPLS Firm #10193966
P.O. Box 1504 Fredericksburg, TX 78624 | 806-252-9810 | TBPLS Firm #10194211
www.searchersllc.com

LEGEND:

- POINT
- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET
- 3/8" IRON ROD FOUND
- 5/8" IRON ROD FOUND
- △ 120D NAIL FOUND
- NAIL SET
- ◆ CONCRETE MONUMENT FOUND
- WOOD FENCE CORNER POST FOUND
- PIPE FENCE CORNER POST FOUND
- FIRE HYDRANT
- UTILITY POLE
- GUY
- WATER WELL
- WATER METER
- GAS METER
- PEDESTAL
- WATER METER
- U.E. - UTILITY EASEMENT
- B.L. - BUILDING SETBACK LINE (BRG.-DIST.) - RECORD CALL
- P.O.B. - POINT OF BEGINNING
- B.C.P.R. - BLANCO COUNTY PLAT RECORDS
- B.C.D.R. - BLANCO COUNTY DEED RECORDS
- B.C.O.P.R. - BLANCO COUNTY OFFICIAL PUBLIC RECORDS
- B.C.R.P.R. - BLANCO COUNTY REAL PROPERTY RECORDS



TITLE SURVEY
50.15 ACRES OUT OF THE HENRY MANTON LEAGUE NO. 17, ABSTRACT NO. 387 IN BLANCO COUNTY, TEXAS.
REFERENCE: STERLING VA AND TINLEE VA
JOB NO. 17-2281
REV. 0
DRAWN BY: JWL