

TITLE SURVEY

ATS Job #140305639

Reference: Lopez Address: 19405 Nicole Lane, Pflugerville, Texas
 Unit M33, RESERVE AT WESTCREEK, a condominium project in Travis County, Texas, together with the limited common elements, and an undivided interest in and to the general common elements, as some are defined in the Condominium Declaration thereof recorded in Doc. No. 2006224774, and amended in Doc. Nos. 2007021825, 2007027865, 2007138346, 2007170117, 2009059618, and 2009059621, Official Public Records, Travis County, Texas.

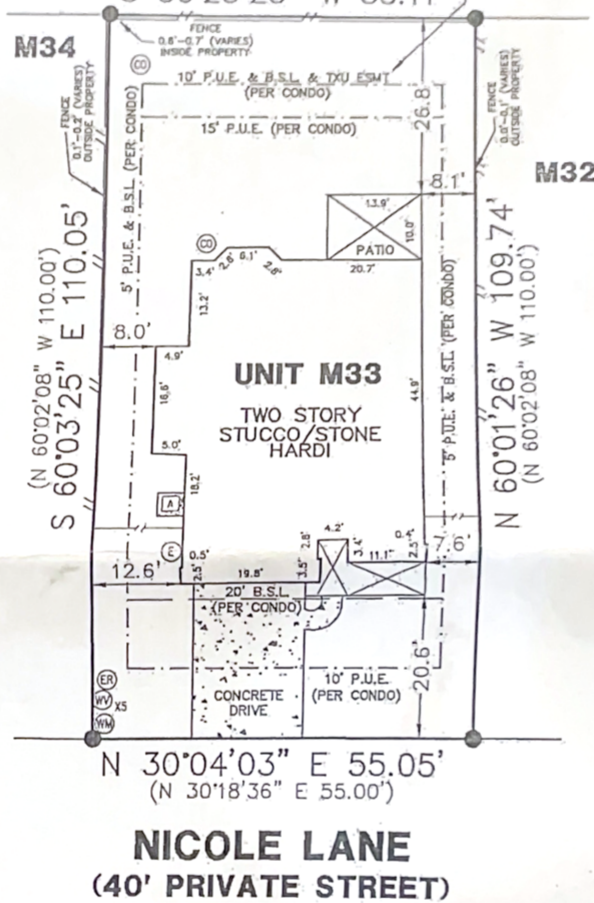
M. J. HEINE, JR. & JANELL G. HEINE
 5.47 ACRES
 DOCUMENT No. 199915806

THIS STATEMENT IS
 RELEASED BY DOC. NO. 2014041982
 OFFICIAL PUBLIC RECORDS
 TRAVIS COUNTY, TEXAS

SCALE: 1"=20'

LEGEND	
(●)	3/4" (RF) IRON ROD FOUND
(⊙)	WASTEWATER CLEANOUT
(—)	B.S.L. BUILDING SETBACK LINE
(—)	P.U.E. PUBLIC UTILITY EASEMENT
()	RECORD INFORMATION
(—)	COVERED AREA
(—)	WOOD FENCE
(—)	R.O.W. RIGHT OF WAY
(—)	CONCRETE
(—)	CONDO CONDOMINIUM DECLARATION
(—)	T.U.E.S.M.T. TEXAS UTILITY EASEMENT
(A)	AIR CONDITIONER
(E)	ELECTRIC METER
(R)	ELECTRIC RISER
(M)	WATER METER
(V)	WATER VALVE

- Notes:
- All easements of which I have knowledge and provided by Carefree Title Agency, Inc. and First American Title Insurance Company in Title Commitment File No. AUS-8950, that DO AFFECT the subject property are shown hereon.
 - Restrictive covenants and easement rights as recorded in Doc. Nos. 2006138773, 2006224774, 2007138346, 2007021825, 2007027865, 2007028691, 2007170117, 2009002844, 2009059618, 2009059621, 2010058688, 2010085268, 2012156009, 2012156352, 2013087555, and 2013225235, Official Public Records, Travis County, Texas.
 - Subject to building setback lines, provisions, and easements as recorded in Doc. No. 2006224774, Official Public Records, Travis County, Texas.
 - All easements pertaining to common area, Vol. 549, Pg. 503, Vol. 564, Pg. 600, Vol. 661, Pg. 153, Vol. 2932, Pg. 537, Vol. 4822, Pg. 1829, Vol. 6770, Pg. 873, Vol. 8993, Pg. 653, Deed Records, Vol. 9468, Pg. 785, Vol. 12418, Pg. 161, Vol. 12475, Pg. 895, Vol. 13363, Pgs. 320 and 326, Real Property Records, Doc. Nos. 1999033595, 2001158317, 2003200163, 2005221373, 2006042112, and 2007210792, Official Public Records, Travis County, Texas, DO NOT AFFECT subject tract.
 - Dedication Agreement as recorded in Doc. No. 2005221372, Official Public Records, Travis County, Texas, DOES NOT AFFECT subject tract.
 - Temporary access easement agreement as recorded in Doc. No. 2006050410, Official Public Records, Travis County, Texas, DOES NOT AFFECT subject tract.
 - Subject to blanket type easement agreement for access as recorded in Doc. No. 2006062784, Official Public Records, and other conditions, provisions, easements, restrictions, reservations, and other matters, as recorded in Doc. No. 2006062785, Official Public Records, Travis County, Texas.
 - An easement as described in Doc. No. 2001158317, Official Public Records, is now released by Doc. No. 2014041982, Official Public Records, Travis County, Texas.



X Edward Stogsdal 12/30/19
 X Jennifer Renee Stogsdal 12/30/19

Surveyor's Note:
 The bearings shown hereon are based on the RESERVE AT WESTCREEK, a condominium project in Travis County, Texas, according to the Declaration of Condominium, recorded in Doc. No. 2006224774, and amended in Doc. Nos. 2007021825, 2007027865, 2007138346, 2007170117, 2009059618, and 2009059621, Official Public Records, Travis County, Texas.

I, Hugh M. Coston Jr., HEREBY CERTIFY that a survey was made on the ground of the property shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-way, except as shown; that said property has access to and from a public roadway; and that this plot is an accurate representation of the property to the best of my knowledge.

Hugh M. Coston Jr.
 Hugh M. Coston Jr., RPLS No. 4346
 Client: Carefree Title Agency, Inc.
 Date of Field Work: 4/30/14
 Field: MLopez
 Tech: RWilliams & TSpivey
 Date Drawn: 4/30/14 & 5/1/14
 Path: Projects\MeritageHomes\ReserveAtWestCreek\Titles\T-UNIT-M33-R0WC.dwg



eileen merritt's
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