

CELCO SURVEYING

REG. # 10193975

TEL: 830-214-5109

# SURVEY PLAT

18018 OVERLOOK LOOP, SUITE 105

UNIT 239

SAN ANTONIO, TEXAS 78259

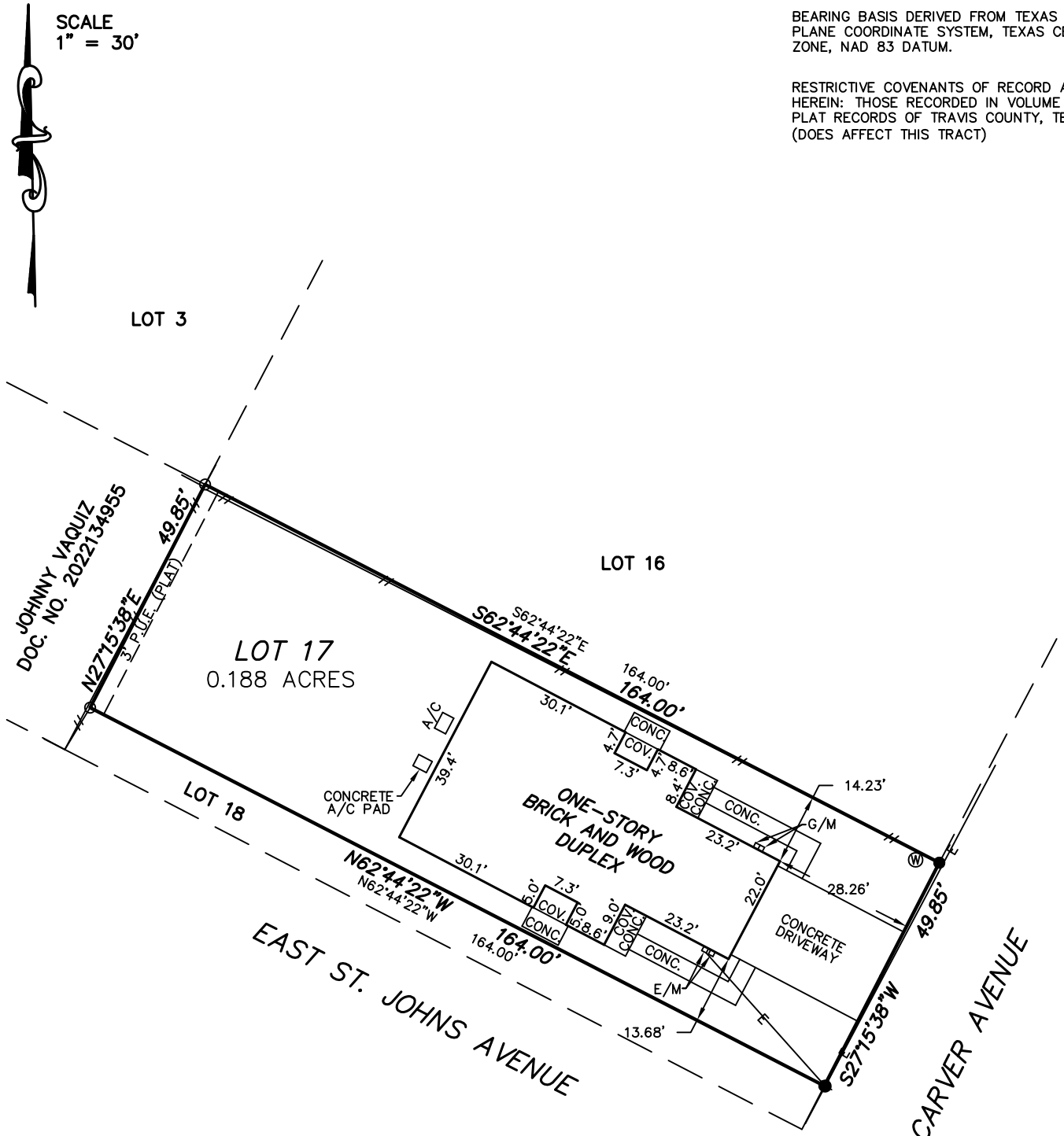
eddie@celcosurveying.com

www.celcosurveying.com

SCALE  
1" = 30'

BEARING BASIS DERIVED FROM TEXAS STATE  
PLANE COORDINATE SYSTEM, TEXAS CENTRAL  
ZONE, NAD 83 DATUM.

RESTRICTIVE COVENANTS OF RECORD AS ITEMIZED  
HEREIN: THOSE RECORDED IN VOLUME 4, PAGE 71,  
PLAT RECORDS OF TRAVIS COUNTY, TEXAS.  
(DOES AFFECT THIS TRACT)



### LEGEND

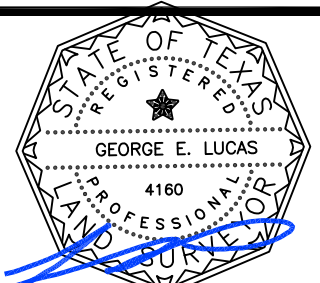
- = IRON ROD FOUND
- = IRON ROD SET
- ( ) = RECORD PER PLAT
- #— = WOOD FENCE
- ⊗ = POWER POLE
- E— = O/H POWERLINE
- G/M = GAS METER
- E/M = ELECTRIC METER
- A/C = AIR CONDITIONER
- ⊕ = WATER METER
- PUE = PUBLIC UTILITY EASEMENT

ADDRESS: 7202 CARVER AVENUE, AUSTIN, TEXAS

LEGAL DESCRIPTION: LOT 17, BLOCK 10, ST. JOHN'S COLLEGE ADDITION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT RECORDED IN VOLUME 4, PAGE 71, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

### CATEGORY 1A CERTIFICATION

THE UNDERSIGNED DOES HEREBY CERTIFY TO THE PARTIES LISTED BELOW THAT THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY 1A, TSPS LAND TITLE SURVEY.



BUYER: TBD  
TITLE CO: CHICAGO TITLE  
G.F.#: CTA-21-CTA2301866H

LENDER: N/A

PLAN No.: 2023-2788

SURVEY DATE: AUGUST 7, 2023

GEORGE E. LUCAS R.P.L.S. 4160