

21.02 ACRES OF LAND, BEING COMPRISED OF:

TRACT 1: LOT 88A, AMENDED PLAT OF LOT 88, RIVER MOUNTAIN RANCH SECTION 1 AND LOT 88B RESUBDIVISION OF A PORTION OF LOT 89, RIVER MOUNTAIN RANCH SECTION 1, A SUBDIVISION IN HAYS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 10 PAGE 36 OF THE PLAT RECORDS OF HAYS COUNTY, TEXAS.

TRACT 2: LOT 88A, RESUBDIVISION OF A PORTION OF LOT 89, RIVER MOUNTAIN RANCH SECTION 1, A SUBDIVISION IN HAYS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9 PAGE 314 OF THE PLAT RECORDS OF HAYS COUNTY, TEXAS.

TRACT 3: 0.333 ACRE OF LAND, BEING A PORTION OF LOT 88B-1, AMENDED PLAT OF LOT 88, RIVER MOUNTAIN RANCH SECTION 1 AND LOT 88B RESUBDIVISION OF A PORTION OF LOT 89, RIVER MOUNTAIN RANCH SECTION 1, A SUBDIVISION IN HAYS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 10 PAGE 36 OF THE PLAT RECORDS OF HAYS COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN TRACT OF LAND AS CONVEYED TO DAVID LEWIS AND WIFE, PATRICIA LEWIS BY SPECIAL WARRANTY DEED RECORDED IN VOLUME 4251 PAGE 780 OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS.

TRACT 4: LOT 690-1, RESUBDIVISION OF LOT 690, RIVER MOUNTAIN RANCH SECTION 1, A SUBDIVISION IN HAYS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 10 PAGES 127-128 OF THE PLAT RECORDS OF HAYS COUNTY, TEXAS.

NOTES

1. These lots are subject to Restrictions of Record in Volume 9 Page 316 (Lot 69A) Volume 10 Page 36 (Lots 68A and 69B) and Volume 15 Page 127 (Lots 69 D-1).
2. Hays County Plat Records and in Volume 121 Page 312 Volume 181 Page 431 Volume 198 Page 360 Volume 213 Page 166 and Volume 5306 Page 521.
3. Hays County Official Public Records.
4. Access Easement recorded in Volume 2796 Page 904 Hays County Official Public Records does not apply to these lots.

SCALE: 1" = 100'



Legend

- 9. N. Iron Rod Found
- 10. Cotton Spindle Found (unless noted)
- 11. N. Iron Rod Found with plastic cap imprinted with "Bush Surveying"
- 12. N. Iron Rod Found with plastic cap imprinted with "Hart Carson, Inc."
- 13. 600 Nail Found
- 14. Metal Pipe Found
- 15. Overhead Utility Line
- 16. Record Bearing and Distance

CE No. 1702952 NJM

TO: Nipic Tran and Howell L. Heneycutt

Capital Farm Credit, FLCA

Independence Title Company

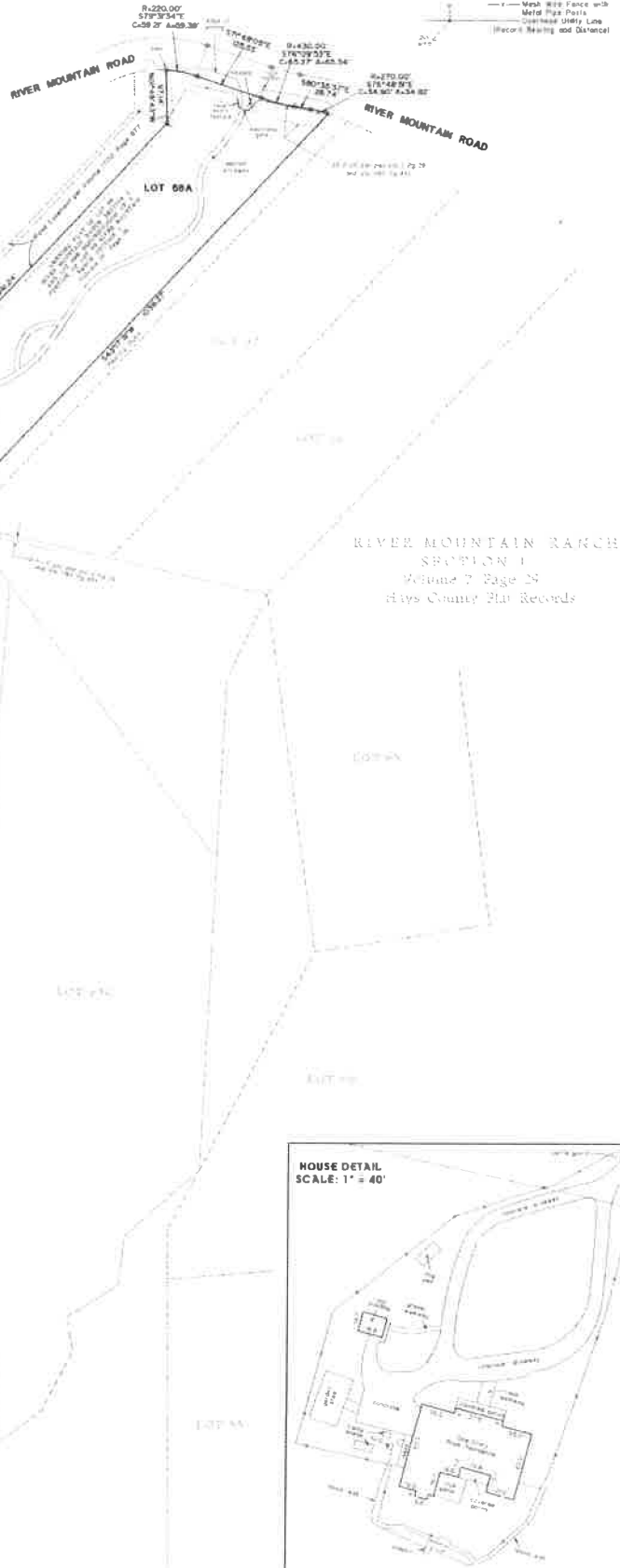
Title Resources, Success Company

THE STATE OF TEXAS
THE COUNTY OF TRAVIS

The undersigned does hereby certify that a survey was this day made on the ground of the property legally described herein and is accurate to the best of my abilities and that there are no boundary line conflicts, encroachments, or other areas overlapping or improvements visible within lines of roads or places except as shown herein, and said property abuts a dedicated roadway. This property is within Zone X (areas determined to be outside of the 100 Year Flood Plain) according to the Federal Emergency Management Agency Flood Insurance Rate Map Panel No. 48209C 0245 F dated September 2, 2005.

THIS the 21st day of FEBRUARY, A.D. 2017

BY: *[Signature]*
HOLT CARSON, INC.
Registered Professional Surveyor No. 5168
1904 Fortview Road Austin, Texas 78704
(512) 442-0980
Firm Registration Number 00083706



HOUSE DETAIL
SCALE: 1" = 40'

