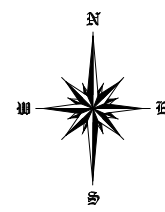
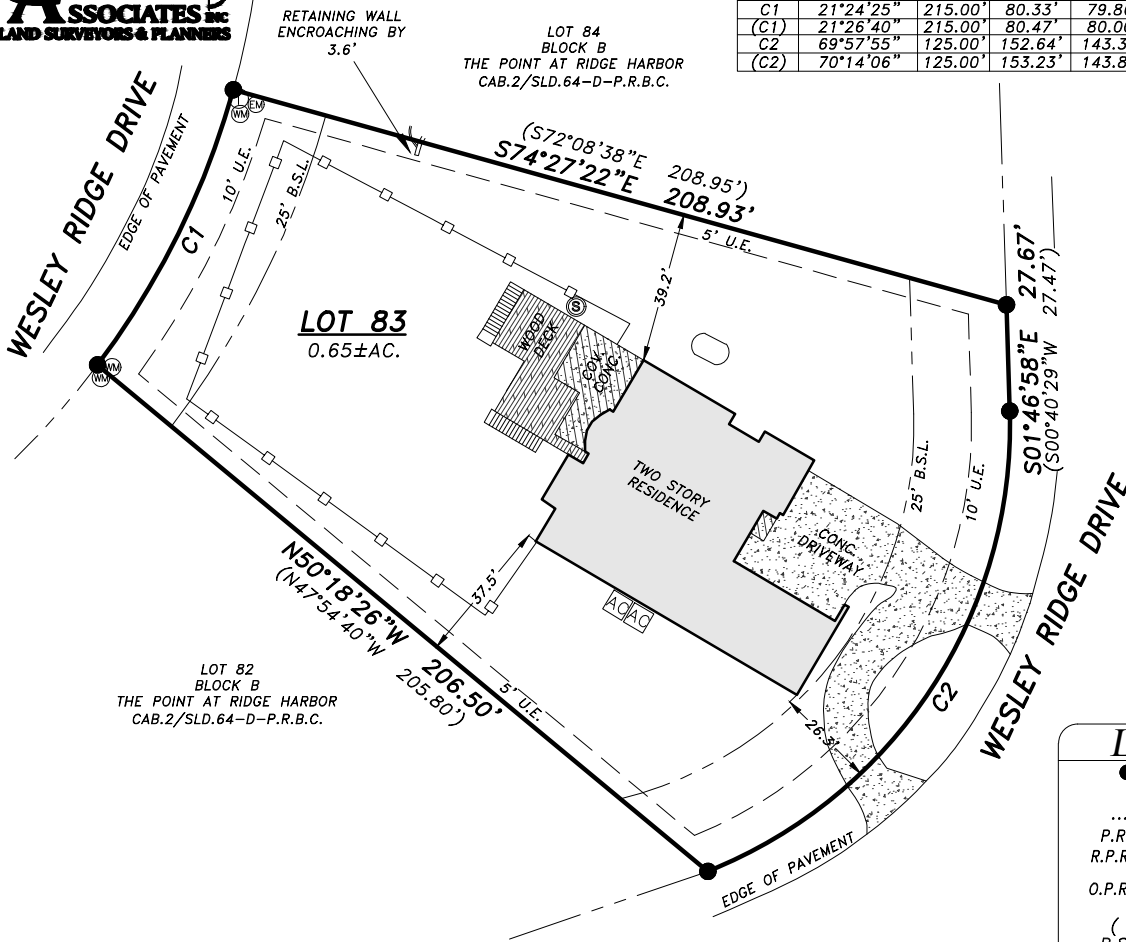


CURVE TABLE					
CURVE	DELTA ANGLE	RADIUS	ARC LEN	CHD LEN	CHD BRG
C1	21°24'25"	215.00'	80.33'	79.86'	N26°16'21"E
(C1)	21°26'40"	215.00'	80.47'	80.00'	N28°34'42"E
C2	69°57'55"	125.00'	152.64'	143.33'	S33°15'26"W
(C2)	70°14'06"	125.00'	153.23'	143.81'	S35°47'32"W



LEGEND	
●	1/2" IRON PIN FOUND (UNLESS NOTED)
.../...	VOLUME/PAGE
P.R.B.C.	PLAT RECORDS BURNET CO.
R.P.R.B.C.	REAL PROPERTY RECORDS BURNET COUNTY
O.P.R.B.C.	OFFICIAL PUBLIC RECORDS BURNET COUNTY
()	RECORD INFO/SUBJECT
B.S.L.	BLDG. SETBACK LINE
U.E.	UTILITY EASEMENT
AC	AIR CONDITIONER
S	SANITARY
WM	WATER METER
EM	ELECTRIC METER
T	TELEPHONE PEDESTAL
□	WROUGHT IRON FENCE
▨	OVERHANG/COVERED AREA
○	L.P. TANK

NOTES:
 1) SUBJECT PROPERTY IS LOCATED WITHIN ZONE X (AREAS OUTSIDE THE 100 YR FLOOD) AS GRAPHICALLY IDENTIFIED ON FEMA F.I.R.M., MAP NO. 48053C0705F, EFFECTIVE 03/15/2012.
 2) BASIS OF BEARINGS ARE TO THE NORTH AMERICAN DATUM OF 1983, TEXAS COORDINATE SYSTEM, CENTRAL ZONE.

LAND TITLE SURVEY

LOCAL ADDRESS: 300 WESLEY RIDGE DRIVE, SPICEWOOD, TEXAS.

LEGAL DESCRIPTION: BEING LOT NO. 83, BLOCK B, THE POINT AT RIDGE HARBOR, A SUBDIVISION IN BURNET COUNTY, TEXAS AS SHOWN ON PLAT RECORDED IN CABINET 2, SLIDE 64-D, PLAT RECORDS OF BURNET COUNTY, TEXAS.
 EXCLUSIVELY TO THE PARTIES INVOLVED IN THE TITLE COMMITMENT PREPARED BY: AUSTIN TITLE COMPANY
 G.F. NO.: AUT19004552 EFFECTIVE DATE: MAY 3, 2019 ISSUED: MAY 10, 2019

SCHEDULE "B" ITEMS PER THE ABOVE REFERENCED TITLE COMMITMENT THAT PERTAIN TO EASEMENTS AND SETBACK RESTRICTIONS ARE LISTED AND SUBJECT TO THE FOLLOWING:
 SUBJECT TO CURRENT TERMS AND CONDITIONS OF LAND USE AND SUBDIVISION REGULATIONS OF BURNET COUNTY, TEXAS.

RESTRICTIVE COVENANTS: 630/669-R.P.R.B.C., 780/592, 920/673, 942/289-O.P.R.B.C.
 CONSERVATION EASEMENT TO L.C.R.A.: 666/627-R.P.R.B.C.
 ASSIGNMENT OF EASEMENTS TO L.C.R.A.: 1046/18-O.P.R.B.C.
 RECORDED PLAT: CAB.2/SLD.64-D-P.R.B.C.

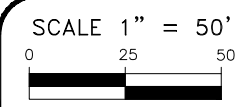
I HEREBY CERTIFY EXCLUSIVELY TO AUSTIN TITLE COMPANY, AND WELSEY D. HOUCK AND MAGDALENA HOUCK, THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SUPERVISED BY ME OR UNDER MY DIRECT SUPERVISION. CUPLIN & ASSOCIATES, INC. ACCEPTS NO RESPONSIBILITY FOR THE USE OF THIS SURVEY BY ANYONE OTHER THAN THE ABOVE REFERENCED PARTIES HEREBY CERTIFIED TO FOR THIS SPECIFIC TRANSACTION ONLY. COPYRIGHT 2019, CUPLIN & ASSOCIATES, INC. ©



K.C. Lust
 K.C. LUST, R.P.L.S. NO. 5273 DATED 05/23/2019

SHEET 1 OF 1	PROJ NO. 19814
	PREPARED FOR: WELSEY D. HOUCK AND MAGDALENA HOUCK
	TECH: L.BELK
	APPROVED: K.C.LUST
	FIELDWORK PERFORMED ON: 05/22/2019
	COPYRIGHT:2019 PROFESSIONAL FIRM NO: 10126900

1500 OLLIE LANE
 MARBLE FALLS, TX. 78654
 PH.325-388-3300/830-693-8815
 WWW.CUPLINASSOCIATES.COM



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1	
DATE	NO. DESCRIPTION
REVISIONS	