

**SURVEY MAP OF:**

FIRM LICENSE NO. 10034700

LOCAL ADDRESS: 1903 AIROLE WAY

LEGAL DESCRIPTION: LOT 20 OF SAID A.D. STENGER ADDITION, PLUS THE NORTH PART OF LOT 19, A.D. STENGER ADDITION, AS CONVEYED TO AIROLE WAY, LLC, BY DEED RECORDED IN DOC. 2009052977, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

**LEGEND**

- 1/2" STEEL PIN FOUND
- 1/2" STEEL PIN FOUND W/CAP
- 1/2" STEEL PIN SET W/CAP
- ⊙ 1/2" STEEL PIPE FOUND
- ⊙ 60D NAIL FOUND
- ⊕ MAG NAIL FOUND
- ⊗ STEEL SPINDLE FOUND
- B.L. BUILDING SETBACK LINE
- SF SQUARE FEET
- D.E. DRAINAGE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- X- FENCE
- E- OVERHEAD UTILITIES
- ( ) RECORD INFORMATION

SCALE: 1"=20'  
 BEARING BASIS IS FROM RECORD PLAT  
 ALL COURSES ARE RECORD, UNLESS OTHERWISE NOTED.

IMPERVIOUS COVER:  
 TRACT AREA 12,636 SQ.FT.  
 IMPERVIOUS COVER 2945 SQ.FT.  
 IMP. COV. PERCENT 23.31%

THIS SURVEY REFLECTS AND IS LIMITED TO THOSE EASEMENTS VISIBLE ON THE GROUND, AND THOSE EASEMENTS SHOWN ON THE SUBDIVISION PLAT.

FOR RESTRICTIONS ON THIS LOT SEE PLAT AND ANY RESTRICTIVE COVENANTS.

BUILDING SETBACK LINES WILL BE IN CONFORMANCE WITH CITY OF AUSTIN ZONING ORDINANCE.

THESE TRACTS MAY BE IN VIOLATION OF THE CITY OF AUSTIN AND/OR TRAVIS COUNTY SUBDIVISION RULES. OWNER MUST DETERMINE WHETHER THESE LOTS ARE IN COMPLIANCE.

THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON. THIS SURVEY DOES NOT REPRESENT AN ABSTRACT OF TITLE. THERE MAY BE EASEMENTS OR OTHER MATTERS NOT SHOWN.

DATED THIS 30th DAY OF MARCH, 2021:

*Stuart W. Watson*  
 STUART W. WATSON, REGISTERED  
 PROFESSIONAL LAND SURVEYOR,  
 TEXAS LICENSE NUMBER 4550

