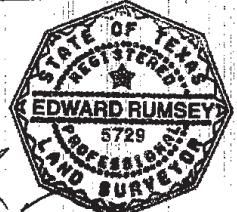


**RESTRICTIONS:**  
 Subject to restrictions in volume 2940, page 2087, volume 3488, page 298, volume 3613, page 2327, volume 3831, page 2226, volume 8361, page 329, document no. 2003288991, and as per plat volume 16, page 7.  
 Subject building setback lines in vol. 2940, pg. 2087; vol. 3488, pg. 298, vol. 3613, pg. 2327, vol. 3831, pg. 2226.  
 Subject to an installation and maintenance in doc. no. 2003288991.  
 A drainage easement in doc. no. 2001171253. (DOES NOT AFFECT SUBJECT LOT)  
 Subject to underground electric utility easements (both lots) in document no. 2003022762.  
 An electric/telephone easement in vol. 2268, pg. 496. (DOES NOT AFFECT SUBJECT LOT)

SUBDIVISION THE CARDINAL HILLS SUBDIVISION UNIT 1			
LOT: 87	BLOCK: F	VOLUME: 16	PAGE: 7
COUNTY: TRAVIS	STATE OF TEXAS	STREET ADDRESS 15203 NIGHTINGALE LANE	
CITY: AUSTIN	REFERENCE NAME	DEREK DIMANOFF AND MICHELLE DIMANOFF	

**ALLSTAR**  
 Land Surveying  
 9020 ANDERSON MILL RD  
 AUSTIN, TEXAS 78729  
 (512) 249-8149 PHONE  
 (512) 331-5217 FAX  
 WWW.ALLSTARLANDSURVEYING.COM



THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AND HAS A ZONE X RATING AS SHOWN ON THE FLOOD INSURANCE RATE MAPS F.I.R.M. MAP No. 48453C 0330E PANEL: 0330E DATED: 6-16-1993  
 This certification is for insurance purposes only and is not a guarantee that this property will or will not flood. Contact your local floodplain administrator for the current status of this tract.

TO THE LIEN HOLDER AND / OR OWNERS OF THE PREMISES SURVEYED AND TO  
**FIDELITY NATIONAL TITLE COMPANY**  
 I do hereby certify that this survey was this day made on the ground under my supervision and to the best of my knowledge of the property legally described hereon and that there are no boundary line conflicts, encroachments overlapping of improvements, or roads in place, except as shown hereon, and certifies only to the legal description and easements shown on the referenced title commitment.

FIELD WORK	Enon Horton	7/2/2008
DRAFTING	David Anderson	7/3/2008
FINAL CHECK	Edward Rumsey	7/3/2008