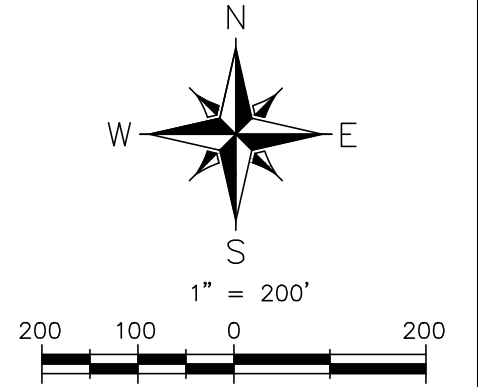


**SURVEY SHOWING:**

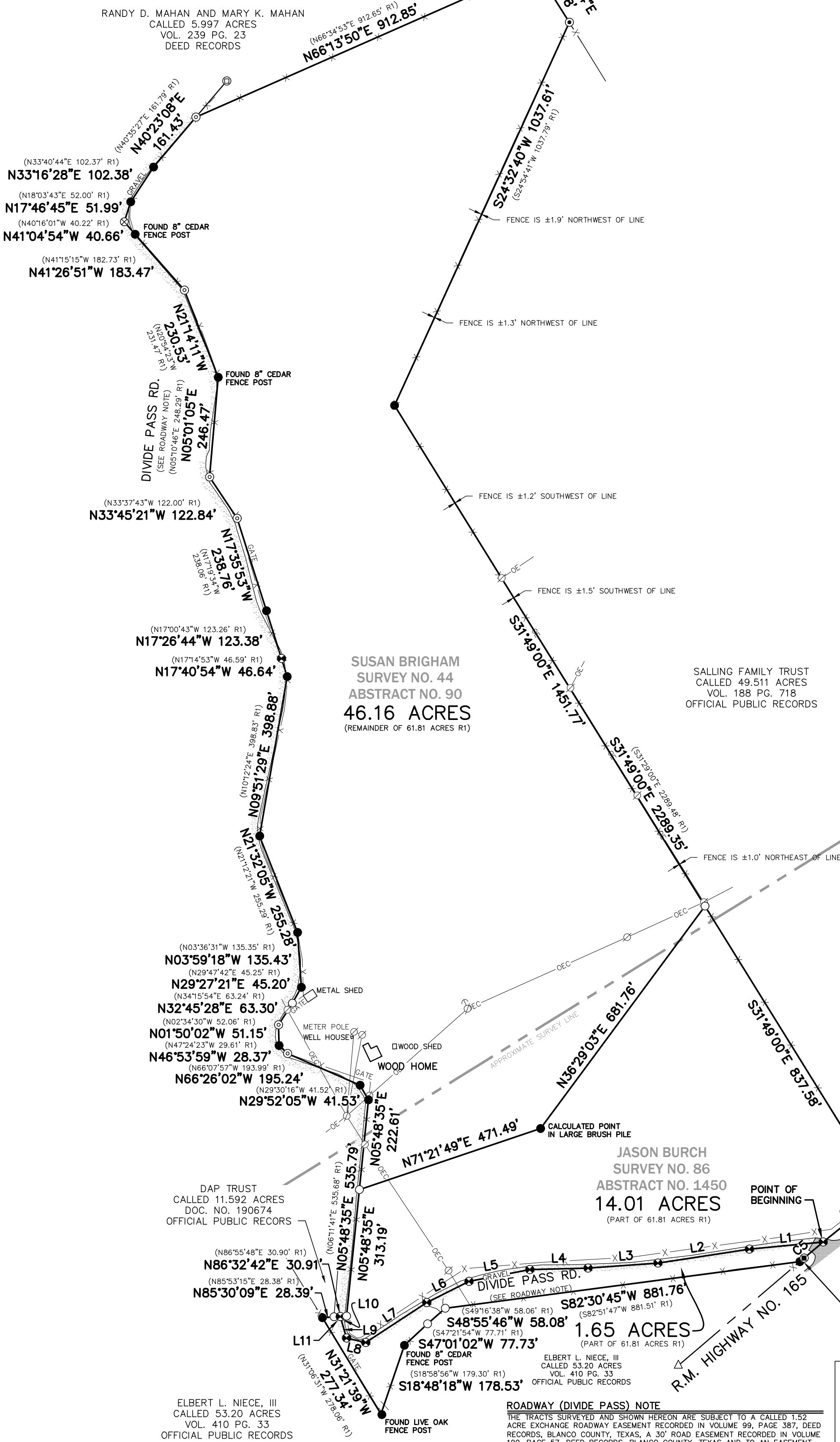
A 14.01 ACRE TRACT OF LAND SITUATED IN THE JASON BURCH SURVEY NO. 86, ABSTRACT NO. 1450 AND SUSAN BRIGHAM SURVEY NO. 44, ABSTRACT NO. 90, BLANCO COUNTY, TEXAS AND BEING OUT OF A CALLED 61.81 ACRE TRACT OF LAND RECORDED IN DOCUMENT NO. 180560, OFFICIAL PUBLIC RECORDS, BLANCO COUNTY, TEXAS

AND A 1.65 ACRE TRACT OF LAND SITUATED IN THE JASON BURCH SURVEY NO. 86, ABSTRACT NO. 1450, BLANCO COUNTY, TEXAS AND BEING OUT OF A CALLED 61.81 ACRE TRACT OF LAND RECORDED IN DOCUMENT NO. 180560, OFFICIAL PUBLIC RECORDS, BLANCO COUNTY, TEXAS

REUBEN A. JONES  
CALLED 42.5 ACRES  
VOL. 346 PG. 66  
OFFICIAL PUBLIC RECORDS  
DESCRIBED IN  
VOL. 187 PG. 239  
OFFICIAL PUBLIC RECORDS



RANDY D. MAHAN AND MARY K. MAHAN  
CALLED 5.997 ACRES  
VOL. 239 PG. 23  
DEED RECORDS



**GENERAL SURVEY NOTES**

- 1) BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD83.
- 2) THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT, THEREFORE ALL SETBACKS, EASEMENTS, COVENANTS, ENCUMBRANCES, ZONING OR LAND USE REGULATIONS MAY NOT BE SHOWN HEREON. THE SURVEYOR DID NOT COMPLETE AN ABSTRACT OF TITLE.
- 3) ALL BUILDING SETBACK LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS, ZONING ORDINANCES AND DEVELOPMENT RULES AND REGULATIONS, SHALL BE CONFIRMED BY THE HOME OWNERS ASSOCIATION, ARCHITECTURAL CONTROL COMMITTEE, LANDOWNER, DEVELOPER, BUILDER, CONTRACTOR AND/OR CONTROLLING GOVERNMENTAL JURISDICTION BEFORE ANY PLANNING OR CONSTRUCTION.
- 4) ONLY APPARENT UTILITIES WERE LOCATED, SHOWN AND IDENTIFIED TO THE BEST OF THE SURVEYOR'S KNOWLEDGE. NO ATTEMPT HAS BEEN MADE AS PART OF THIS SURVEY TO SHOW THE EXISTENCE, SIZE, DEPTH, CONDITION OR LOCATION OF ANY UNDERGROUND UTILITIES. FOR INFORMATION REGARDING UTILITIES PLEASE CONTACT THE APPROPRIATE AGENCY, IRRIGATION VALVES AND SPRINKLER HEADS, IF ANY, NOT LOCATED BY THIS SURVEY OR SHOWN HEREON.
- 5) EXISTING FENCES AROUND BOUNDARY MAY ACTUALLY MEANDER BACK AND FORTH GENERALLY ALONG AND NOT NECESSARILY ON LINE. DIMENSIONAL TIES, IF SHOWN, ARE WHERE FENCES WERE MEASURED. INTERIOR FENCES, IF ANY, NOT LOCATED NOR SHOWN HEREON. THERE ARE GATES IN BOUNDARY FENCE AT VARIOUS PLACES.
- 6) LOCATIONS AND CONFIGURATIONS OF ANY ORIGINAL PATENTS SHOWN ON OR ADJOINING THIS TRACT AND ACREAGES CONTAINED WITHIN ARE APPROXIMATE. ORIGINAL PATENTS WERE NOT RESEARCHED OR LOCATED ON THE GROUND. PATENT PROBLEMS AND/OR CONFLICTS MAY EXIST.
- 7) ADJOINERS ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY.
- 8) A METES AND BOUNDS DESCRIPTION WAS PREPARED BY SEPARATE DOCUMENT.

**LEGEND**

- R1 RECORD CALL PER DOC. NO. 180560 OFFICIAL PUBLIC RECORDS
- SET 1/2" IRON ROD W/ A YELLOW "WCR" PLASTIC CAP
- FOUND 1/2" IRON ROD (UNLESS OTHERWISE NOTED)
- ⊙ SET COTTON SPINDLE
- ⊗ FOUND MAG NAIL
- ⊙ FOUND COTTON SPINDLE
- ⊙ FOUND 2-1/2" METAL FENCE POST
- ⊕ FOUND IRON ROD W/ AN ORANGE "MDS SURVEY" PLASTIC CAP
- FOUND IRON ROD W/ A YELLOW "FOREST RPLS 1847" PLASTIC CAP
- ⊙ SET COTTON SPINDLE
- △ FOUND TXDOT CONCRETE RIGHT-OF-WAY MARKER
- ⊙ POWER POLE
- GUY WIRE
- WOOD FENCE
- WIRE FENCE
- OEC OVERHEAD ELECTRIC
- OEC OVERHEAD ELECTRIC/COMMUNICATION

LINE TABLE		
LINE NO.	DIRECTION	LENGTH
L1	S84°28'17"W	182.85'
L2	S81°20'20"W	228.03'
L3	S85°51'37"W	172.49'
L4	S88°31'10"W	143.86'
L5	S79°01'41"W	152.58'
L6	S63°26'18"W	116.43'
L7	S56°50'41"W	179.78'
L8	N77°12'12"W	48.44'
L9	N16°13'39"W	55.44'
L10	N86°32'42"E	15.45'
L11	N86°32'42"E	15.45'

**ROADWAY (DIVIDE PASS) NOTE**

THE TRACTS SURVEYED AND SHOWN HEREON ARE SUBJECT TO A CALLED 1.52 ACRE EXCHANGE ROADWAY EASEMENT RECORDED IN VOLUME 99, PAGE 387, DEED RECORDS, BLANCO COUNTY, TEXAS, A 30' ROAD EASEMENT RECORDED IN VOLUME 100, PAGE 57, DEED RECORDS, BLANCO COUNTY, TEXAS AND TO AN EASEMENT AGREEMENT FOR ACCESS RECORDED IN VOLUME 410, PAGE 19, OFFICIAL PUBLIC RECORDS, BLANCO COUNTY, TEXAS. EASEMENTS WERE NOT SURVEYED ON THE GROUND AND ARE NOT SHOWN HEREON, BUT APPEAR TO GENERALLY FOLLOW ALONG THE EXISTING ROAD AS USED ON THE GROUND TO THE BEST OF THE SURVEYOR'S KNOWLEDGE AND BELIEF. FENCING MAY MEANDER ALONG THE NORTHERLY AND EASTERLY SIDES OF THE EASEMENTS AS DESCRIBED.

CURVE TABLE					
CURVE NO.	ARC LENGTH	RADIUS	DELTA	BEARING	DISTANCE
C4	189.97'	2904.94'	003°44'49"	S52°21'08"W	189.94'
C5	61.64'	2904.94'	001°12'57"	S49°52'15"W	61.64'

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THIS SURVEY.

*Christopher Jurica*  
07/04/2020  
CHRISTOPHER JURICA  
REGISTERED PROFESSIONAL LAND SURVEY #6344



**WCR**  
LAND SURVEYING  
P.O. BOX 481 BLANCO, TX 78606  
512-618-7672 RPLS6344@GMAIL.COM  
TBPE&LS FIRM #0194135

JOB NO.: 1144-20  
DRAWN BY: CJJ  
CHECKED BY: CJJ  
SHEET: 1 OF 1