

MAP KEY
 SINGLE PHASE ELECTRIC LINE ————
 NETTING WIRE FENCE ————
 CHAIN LINK FENCE ————
 ELECTRIC SERVICE POLE ⊙

NOTE: ALL BEARINGS SHOWN HEREON REFER TO THE BEARING OF RECORD ALONG THE NORTHEAST LINE OF THE CECIL E. GREEN, ET UX, 1.17 ACRE TRACT AND THE BEARING OF RECORD ALONG THE SOUTHWEST LINE OF THE NORA BANK #710 OF ONE ACRE LOT, AS APPLIED TO MONUMENTATION FOUND.

NOTE: IN ADDITION TO THE MAP SHOWN HEREON, A LOT BOUNDARY DESCRIPTION, MARKED EXHIBIT A, HAS BEEN PREPARED AND MADE A PART HEREOF.

NOTE: ALL BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE OF RECORD
 NOTE: THE SUBJECT LOT IS NOT LOCATED IN FLOOD HAZARD ZONE A, ACCORDING TO THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, TOWN OF ROUND TOP, FAYETTE COUNTY, TEXAS, FLOOD HAZARD BOUNDARY MAP 01, DATED EFFECTIVE OCTOBER 29, 1976
 NOTE: THE SUBJECT LOT IS DESCRIBED IN A PARTITION DEED FROM FRANCES BANK GAU, ET AL. TO NORA A BANK, DATED NOVEMBER 10, 1984, OF RECORD IN VOLUME 676, PAGE 77 ET SEQ. DEED RECORDS OF FAYETTE COUNTY, TEXAS.

EASEMENTS WHICH APPLY TO THE SUBJECT LOT:

- (1) A WATER LINE EASEMENT CONVEYED TO WEST END WATER SUPPLY CORPORATION, BY ALBERT BANK, ET UX, OF RECORD IN VOLUME 336, PAGE 327 DEED RECORDS FAYETTE COUNTY, TEXAS
- (2) ELECTRIC SERVICE LINE AS HEREON SHOWN
 PHYSICAL ADDRESS: 306 NORTH LIVE OAK, ROUND TOP, TEXAS 78954
 CLEAR TITLE COMPANY G F NO. 18497

THIS IS TO CERTIFY THAT MAP SHOWN HEREON, HAS BEEN PREPARED FROM AN ON THE GROUND SURVEY, MADE BY THE UNDERSIGNED SURVEYOR, AND THAT SAID SURVEY SUBSTANTIALLY CONFORMS TO THE STANDARDS OF A CATEGORY 1A, CONDITION II SURVEY.

DATE OF SIGNATURE, AUGUST 25, 2004.

Marvin Makowsky
 MARVIN MAKOWSKY
 REGISTERED PROFESSIONAL LAND SURVEYOR NO 1815
 302 CENTENNIAL STREET • P. O. BOX 37
 CARMINE, TEXAS 78932-0037
 PHONE 979-278-3429 • 979-542-0160 • FAX 979-278-3429



CALLED 117 AC, MORE OR LESS
 CECIL E. GREEN, ET UX
 VOL 777, PG. 412 D.R.F.C

N47°00'00"W 169.81 FT.

1/2" STEEL ROD SET FITTED WITH A 1" PLASTIC CAP-MKD. R.P.L.S. 1815

1143°00'00"E 141.00 FT. (REC. 143E 141 FT)

0.603 OF ONE ACRE

RESIDUAL LAND OUT OF 4.83 AC TRACT CONVEYED BY CODY KIEKE, ET AL TO R. BANK, VOL. 302, PG 538 D.R.F.C

JAMES WINN LEAGUE
 A-114

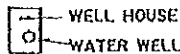
N47°00'00"W 348.32 FT. (CECIL E. GREEN REC. N47°00'00"W 348.32 FT)

N47°00'00"W 348.81 FT. (REC. N47°00'00"W 348.81 FT)

N47°00'00"W 179.00 FT. (REC. N47°00'00"W 179 FT)



WOOD FRAME DWELLING



WELL HOUSE
 WATER WELL

GRAVEL DRIVEWAY

S50°30'34"E 179.69 FT. (REC. S50°40'E 180 FT)

1/2" STEEL ROD SET WITH PLASTIC 1" CAP MKD. R.P.L.S. 1815

1/2" STEEL ROD END (CONTROL MON)

S43°08'00"W 152.00 FT. (REC. S43°W 152 FT)

© FARM ROAD 1457

MAP EXHIBIT B

COUNTY OF FAYETTE)

LOT BOUNDARY DESCRIPTION

Being 0.603 of one acre of land, lying and being situated in Fayette County, Texas, out of the James Winn League, Abstract 114, in the Town of Round Top, and being a resurvey of a lot called 6/10 of one acre in a Partition Deed from Frances Banik Gau, et al, to Nora A. Banik, dated November 30, 1984, of record in Volume 676, page 99 et seq., of the Deed Records of Fayette County, and being more fully described by metes and bounds as follows:

BEGINNING at a 1/2 inch steel rod, (control monument), found at the South corner of the said Banik 6/10 of one acre lot, common with the East corner of the Cecil E. Green, et ux, called 1.17 acres, more or less, (Volume 777, page 412 Deed Records), located in the Northwest right of way line of Farm Road 1457;

THENCE North 47 deg. 00' 00" West, along the Southwest line of the said Banik 6/10 of one acre lot, common with the Northeast line of the said Green 1.17 acre parcel, 179.00 feet, (record call of said Banik lot being North 47 deg. West 179 feet), (record call for course of said Green 1.17 acre parcel, being North 47 deg. 00' West), to a 1/2 inch steel rod set, fitted with a 1 inch plastic cap, marked R.P.L.S. 1815, in said line of Green parcel, at the West corner of the said Banik 6/10 acre lot, common with the most Westerly South corner of the residual land out of the R. Banik called 4.83 acre parcel, (Volume 302, page 538 Deed Records), from which a 1/2 inch steel rod, (control monument), found at the North corner of the said Green 1.17 acre parcel, bears North 47 deg. 00' 00" West 169.81 feet;

THENCE North 43 deg. 00' 00" East, along the Northwest line of the said Nora Banik 6/10 of one acre lot, 141.00 feet, (record call being North 43 deg. East 141 feet), to a 1/2 inch steel rod set, fitted with a 1 inch plastic cap, marked R.P.L.S. 1815, restoring the North corner of said 6/10 acre parcel, common with a re-entrant corner of the R. Banik residual land;

THENCE South 50 deg. 30' 34" East, along the Northeast line of the said Nora Banik 6/10 of one acre lot, 179.69 feet, (record call being South 50 deg. 40' East 180 feet), to a 1/2 inch steel rod set, fitted with a 1 inch plastic cap, marked R. P. L. S. 1815, at the East corner of said 6/10 acre lot, and the most Easterly South corner of the said R. Banik residual land, located in the Northwest right of way line of aforesaid Farm Road 1457;

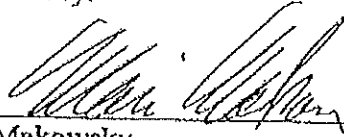
THENCE South 43 deg. 08' 00" West, along said farm road right of way line and along the Southeast line of the said Nora Banik 6/10 of one acre lot, 152.00 feet, (record call being South 43 deg. West 152 feet), to the PLACE OF BEGINNING and containing 0.603 of one acre of land.

Note: All bearings recited herein refer to the bearing of record along the Southwest line of the said Nora Banik 6/10 of one acre lot and the bearing of record along the Northeast line of the Cecil E. Green, et ux, 1.17 acre tract, which said line bears North 47 deg. 00' West, and which said record bearing has been applied to a 1/2 inch steel rod found at the East corner of the said Green tract, common with the South corner of the said Banik 6/10 of one acre, and a 1/2 inch steel rod found at the North corner of said Green 1.17 acre parcel. All bearings and distances shown in parenthesis are of record.

Note: In addition to the heretofore lot boundary description, a map marked Map Exhibit B, has been prepared and made a part hereof

This is to certify that the heretofore lot boundary description, has been prepared from an on the ground survey, made by the undersigned, and that said survey substantially conforms to the standards of a Category 1A, Condition II Survey.

Date of signature, August 25, 2004.



Marvin Makowsky

Registered Professional Land Surveyor No. 1815

Job No. 3297-1

