

SURVEY PLAT

Address 2119 BRINKLEY DRIVE Reference SPIERING
 Lot 13, Block D, AVERY PARK SUBDIVISION, UNIT 4 a Subdivision in the
CITY OF NEW BRAUNFELS, GUADALUPE COUNTY, TEXAS of record in Volume 7, Pages
621-622 of the Plat Records of GUADALUPE County, Texas

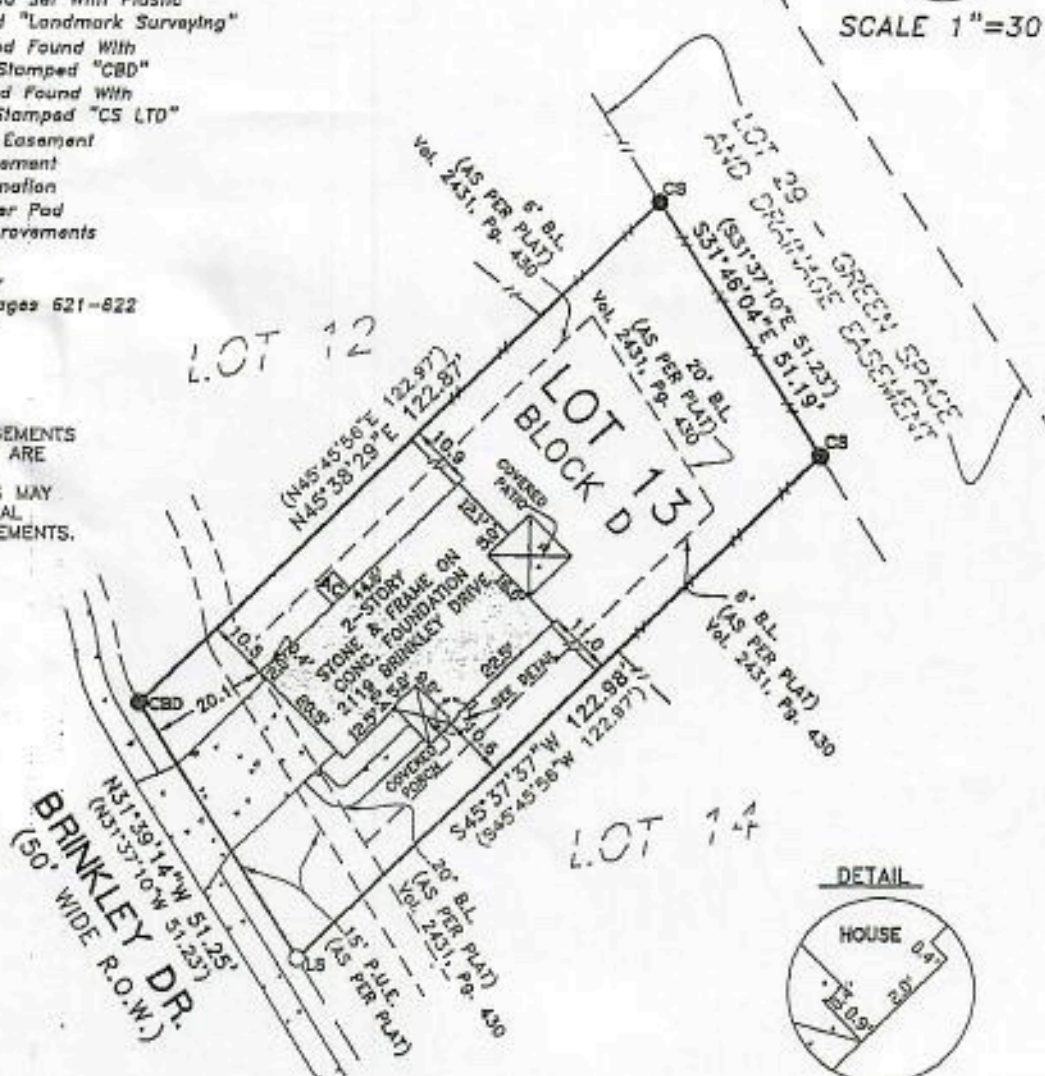


SCALE 1"=30'

- LEGEND**
- 1/2" Iron Rod Set With Plastic Cap Stamped "Landmark Surveying"
 - CBD 1/2" Iron Rod Found With Plastic Cap Stamped "CBD"
 - CS 1/2" Iron Rod Found With Plastic Cap Stamped "CS LTD"
 - P.U.E. Public Utility Easement
 - D.E. Drainage Easement
 - () Record Information
 - AC Air Conditioner Pad
 - Concrete Improvements
 - B.L. Building Line
 - R.O.W. Right-of-Way
 - (AS PER PLAT) Volume 7, Pages 621-622
 - Wood Fence

NOTES:

1. BUILDING LINES AND EASEMENTS MAY AFFECT THIS LOT THAT ARE NOT SHOWN HEREON.
2. BUILDING SETBACK LINES MAY ALSO BE AFFECTED BY LOCAL ZONING ORDINANCE REQUIREMENTS.



BEARING BASIS NOTE

The record-bearing S44°16'38"E, being the inverse between a capped iron rod found at the northeast corner of Lot 13, Block "A", and a capped iron rod found at the southeast corner of Lot 16, Block "A", Avery Park Subdivision, Unit 1 (Amended), was used as the basis of bearings for this survey.

AVERY PARK SUBDIVISION, UNIT 4

J. Spiering 11-28-11
Louise Magno Spiering 11-28-11

RESTRICTIVE COVENANTS AND EASEMENTS

1. Restrictive covenants and easements as recorded in Volume 7, Pages 621-622 of the Plat Records of Guadalupe County, Texas DO AFFECT the subject lot.
2. Restrictive covenants and easements as recorded in Volume 2431, Pages 417 amended in Volume 2440, Page 653, and in Volume 2431, Page 430, Volume 2458, Page 954, Volume 2508, Page B2B of the Official Public Records of Guadalupe County, Texas DO AFFECT the subject lot.

NOTE: Visible utilities within existing easements are not show hereon.

The property described hereon is contained within Flood Zone "X" as identified on F.I.R.M. Map Number No. 48187C0120F, dated November 2, 2007 as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only. A title commitment was not available at the time of this survey. All easements of which I have knowledge are shown or depicted hereon. Other than visible easements, no unrecorded or unwritten easements which may exist are shown hereon. No additional research of easements was performed by Landmark Surveying, LP, for this survey.

I HEREBY CERTIFY that a survey was made on the ground of the property shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-way, except as shown; that said property has access to and from a public roadway; and that this plat is an accurate representation of the property to the best of my knowledge.

AS SURVEYED BY:
 LANDMARK SURVEYING, LP
 FIRM REGISTRATION NO. 100727-00

Juan M. Canales, Jr. 11-4-11
 JUAN M. CANALES, JR.
 Registered Professional Land Surveyor No. 4453
 Surveyed: June 29, 2011



THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR.

Client: D.R. HORTON, AMERICA'S BUILDER
 Date: NOVEMBER 4, 2011
 Office: MB
 Crew: R.BONDS, K.DUMM
 F.B.: 1276/68
 Disk: T:\DR HORTON\DR HORTON SURVEYS\AVERY PARK SUBDIVISIONS\AVERY PARK UNIT 4\TTILES\BLOCK D\APA-130.dwg

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Landmark
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