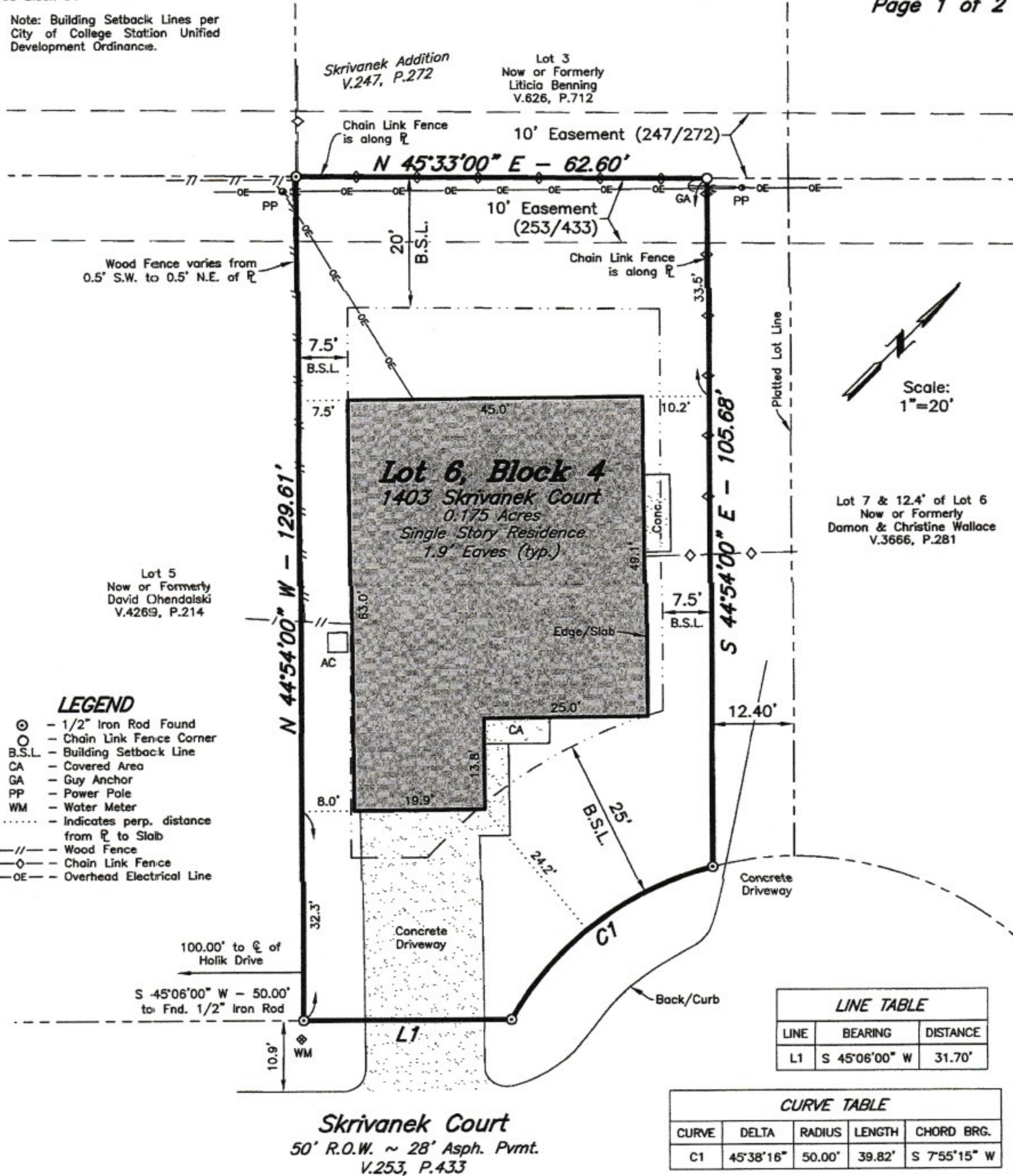


Note: Building Setback Lines per City of College Station Unified Development Ordinance.



- LEGEND**
- ⊙ - 1/2" Iron Rod Found
 - - Chain Link Fence Corner
 - B.S.L. - Building Setback Line
 - CA - Covered Area
 - GA - Guy Anchor
 - PP - Power Pole
 - WM - Water Meter
 - - Indicates perp. distance from ℓ to Slab
 - - Wood Fence
 - - Chain Link Fence
 - OE- - Overhead Electrical Line

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 45°06'00" W	31.70'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD BRG.
C1	45°38'16"	50.00'	39.82'	S 7°55'15" W

NOTE: 1. According to the Title Commitment identified below, this property is subject to the following Restrictive Covenants recorded in Volume 253, Page 487, Deed Records of Brazos County, Texas.
 2. Survey is valid only if print has original seal and signature of Surveyor in red ink.
 3. The bearing system and actual measured distance to the monuments are consistent with the recorded plat in Volume 253, Page 433, Deed Records, Brazos County, Texas.
 4. For further information see Metes and Bounds description.

Lot Six (6), Block Four (4), Save and Except 12.4' of Lot Six (6) adjoining Lot Seven (7), SKRIVANEK ADDITION, SECTION TWO, City of College Station, according to the plat thereof recorded in Volume 253, Page 433, Deed Records, Brazos County, Texas.

I, Kevin R. McClure, Registered Professional Land Surveyor No. 5650, State of Texas, do hereby certify to the best of my knowledge, information and belief, and in my professional opinion, that the above survey is true and correct and agrees with a survey made on the ground under my supervision on January 29, 2014. There are no visible encroachments other than those shown hereon. According to the Flood Insurance Rate Maps for Brazos County, Texas and Incorporated Areas, Map Number 48041C0305E, Map Revised May 20, 2012, this property is not located in a Special Flood Hazard Area.

Proposed Insured: GRUENAU RIDGE INVESTMENTS

This survey was prepared with the assistance of UNIVERSITY TITLE COMPANY Title Commitment GF #: 140342, effective January 12, 2014.

