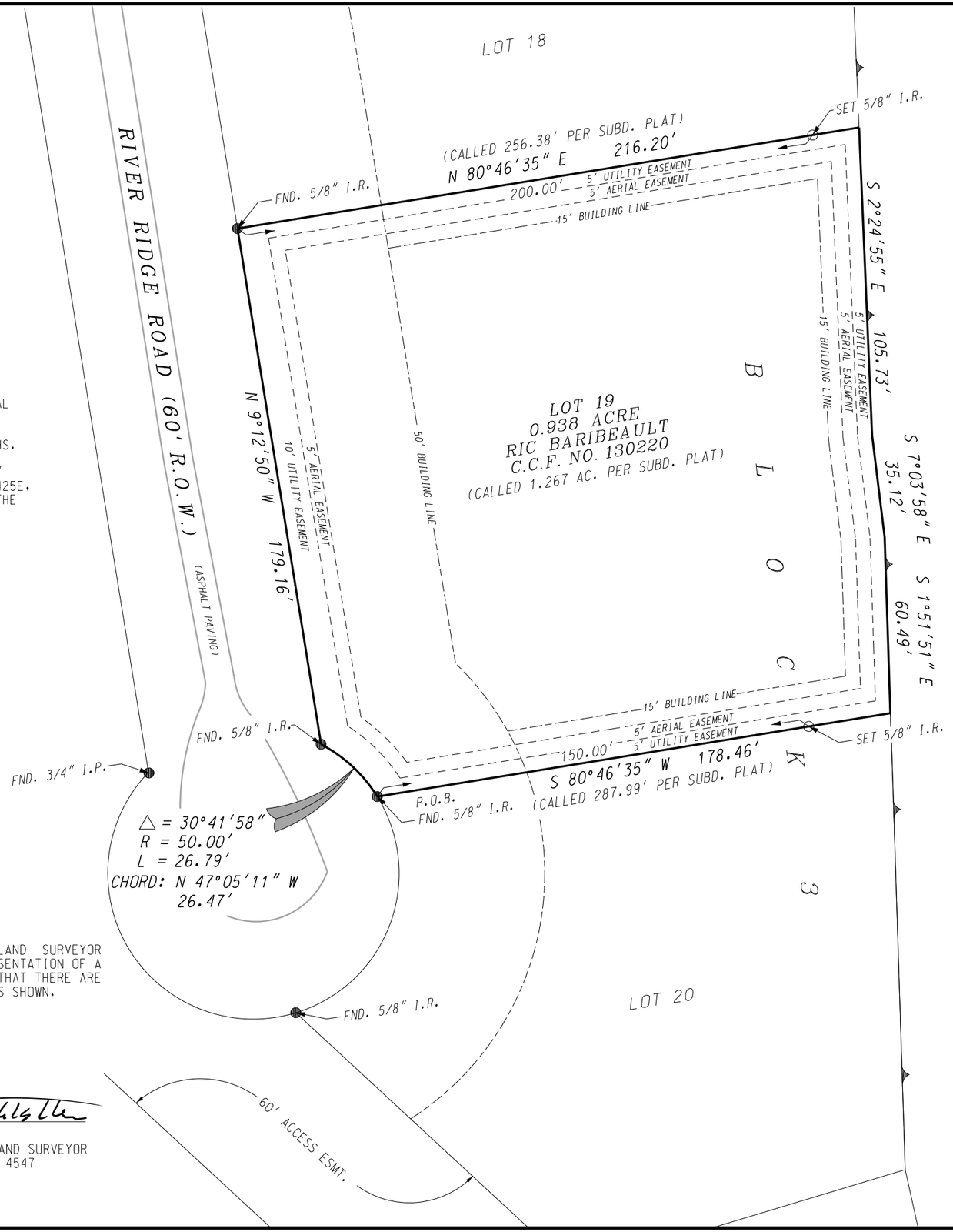
AUSTIN COUNTY
TEXAS

NOTES:

1. ALL COORDINATES AND BEARINGS ARE RELATIVE TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (NAD 83).
2. ALL DISTANCES ARE HORIZONTAL SURFACE LEVEL LENGTHS.
3. THIS PROPERTY LIES WITHIN THE LIMITS OF ZONE "AE" PER FEMA FLOOD INSURANCE RATE MAP NUMBER 48015C0425E, REVISED DATE: SEPTEMBER 3, 2010 AND LIES WITHIN THE BRAZOS RIVER FLOODWAY.
4. THIS SURVEY RELIES ON A TITLE COMITTMENT FROM COMMONWEALTH LAND TITLE INSURANCE COMPANY, GF NO. 14-86101, ISSUED OCTOBER 29, 2014, FOR ALL ITEMS OF RECORD.



0 20 40
1" = 40'

LEGEND
- FOUND IRON PIPE/ROD
- SET 5/8" IRON ROD
- TOP BANK
- BUILDING LINE
- EASEMENT

I, CHARLES D. WACHTSTETTER, REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE ABOVE PLAT IS A TRUE REPRESENTATION OF A SURVEY MADE UNDER MY SUPERVISION, ON THE GROUND, AND THAT THERE ARE NO EXCESSES NOR INTRUSIONS ON THIS PROPERTY, EXCEPT AS SHOWN.
DATE SURVEYED: OCTOBER 31, 2014

STATE OF TEXAS
REGISTERED
CHARLES D. WACHTSTETTER
4547
PROFESSIONAL
LAND SURVEYOR

CHARLES D. WACHTSTETTER
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NUMBER 4547

SURVEY PLAT
OF
LOT 19, BLOCK 3
IN THE
BRAZOS COUNTRY SUBDIVISION SECTION 2
RECORDED IN
VOLUME 1, PAGE 25
OF THE
AUSTIN COUNTY DEED RECORDS
IN THE
J. HENSLEY LABOR, ABSTRACT 47
AND CASTLEMAN LABOR, ABSTRACT 23
AUSTIN COUNTY, TEXAS
FOR
CHARLIE AND LIANNA CERDA

RIVER RIDGE ROAD

Doyle & Wachtstetter, Inc.
Surveying and Mapping GPS/GIS
131 COMMERCE STREET, CLUTE, TEXAS 77531
OFFICE: 979.265.3622 FAX: 979.265.9940

SURVEYED:	10-31-14	BOOK:	AUSTIN Co. V. 1	PROJECT NO.:	5517-14-01
DRAWN BY:	MCLEOD/11-3-14	CHECKED:	CDW/11-3-14	REVISED:	

USER: Untitled Workspace
DATE: 5/11/2022
TIME: 11:33:40 AM
C:\DGN\Boundary\Sealy\Brazos Country\Sec2\Lot19&20 Blk3\Update2014\UpdateSurveyLot19.dgn