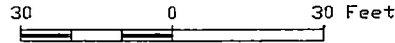


**BOUNDARY AND IMPROVEMENT
SURVEY PLAT**
OF
LOT 106, BLOCK 10
SCENIC ESTATES, SECTION I
PLAT CABINET FILE NO. 226A-B, P.R.W.C.T.
CITY OF BRENHAM
WASHINGTON COUNTY, TEXAS



SCALE: 1" = 30'

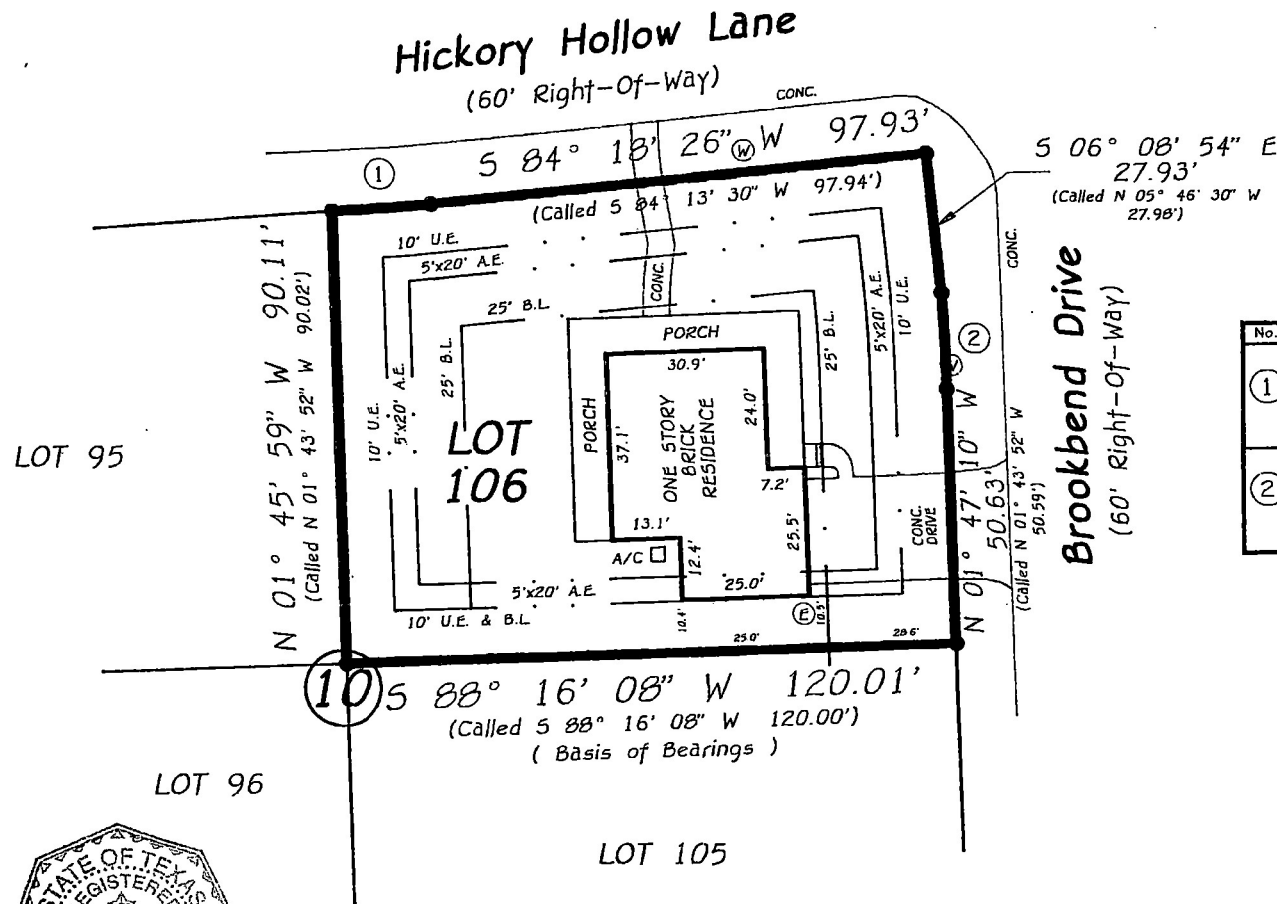


LEGEND

- 1/2" IRON ROD FOUND
- EASEMENT LINE
- BUILDING LINE
- ⊙ WATER METER
- ⊙ ELECTRICAL BOX

NOTES:

- 1) THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY.
- 2) THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY.
- 3) THIS SURVEY IS BASED ON A TITLE REPORT ISSUED BY BOTTS TITLE COMPANY UNDER G.F.R. WA-95-004 DATED MAY 19, 1995.
- 4) SUBJECT TO ANY AND ALL COVENANTS, RESTRICTIONS, EASEMENTS AND CONDITIONS WHICH MAY BE APPLICABLE.
- 5) SUBJECT TO ANY AND ALL COVENANTS, RESTRICTIONS, EASEMENTS AND CONDITIONS AS RECORDED IN PLAT CABINET FILE NO. 226A-B, P.R. AND VOL. 521, PG. 175, OF THE OFFICIAL RECORDS OF WASHINGTON COUNTY, TEXAS.
- 6) SUBJECT TO RIGHT OF WAY EASEMENTS GRANTED TO TEXAS POWER & LIGHT COMPANY AS RECORDED IN VOL. 114, PG. 193 AND VOL. 114, PG. 195 OF THE DEED RECORDS OF WASHINGTON COUNTY, TEXAS.
- 7) SUBJECT TO A RIGHT OF WAY EASEMENT GRANTED TO LOWER COLORADO RIVER AUTHORITY AS RECORDED IN VOL. 123, PG. 559, OF THE DEED RECORDS OF WASHINGTON COUNTY, TEXAS.
- 8) SUBJECT TO A UTILITY AND RIGHT OF WAY EASEMENT GRANTED TO THE CITY OF BRENHAM AS RECORDED IN VOL. 305, PG. 437, OF THE DEED RECORDS OF WASHINGTON COUNTY, TEXAS.
- 9) ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION FOR WASHINGTON COUNTY, TEXAS, THE SUBJECT TRACT DOES NOT LIE WITHIN A SPECIAL FLOOD HAZARD AREA AND IS IN ZONE C AS GRAPHICALLY DETERMINED BY FLOOD HAZARD BOUNDARY MAP 481183 0006 A, EFFECTIVE MAY 24, 1977.

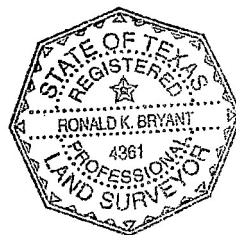


CURVE TABLE

No.	CURVE DATA	FOUND	CALLED
①	ARC LENGTH	19.73'	19.67'
	RADIUS	327.50'	327.500'
	DELTA	03° 27' 08"	NA
	CHORD BEARING	S 86° 01' 19" W	NA
	CHORD DIST.	19.73'	NA
②	ARC LENGTH	19.19'	19.233'
	RADIUS	272.50'	272.500'
	DELTA	04° 02' 03"	04° 02' 36"
	CHORD BEARING	N 03° 05' 31" W	N 03° 45' 11" W
	CHORD DIST.	19.18'	19.229'

I HEREBY CERTIFY THAT THIS SURVEY PLAT CORRECTLY REPRESENTS THE RESULTS OF AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND THAT NO VISIBLE ENCROACHMENTS WERE FOUND, EXCEPT AS SHOWN HEREON.

Ronald K. Bryant 6-14-95
RONALD K. BRYANT
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 4361



PREPARED BY
A-SURVEY
INCORPORATED
19 NORTH MILLER
BELLVILLE, TEXAS 77418
TELEPHONE NO. (800) 4-A-SURVEY
PROJECT NO.: 95279A

TITLE CO: BOTTS TITLE COMPANY	OF NO: WA-95-004
MORTGAGE CO: BANC ONE MORTGAGE CORPORATION	
PURCHASER: ADOLPH M. CUELLAR AND WIFE, JACQUELYN J. CUELLAR	
ADDRESS: 2807 BROOKBEND DRIVE, BRENHAM, WASHINGTON COUNTY, TEXAS	