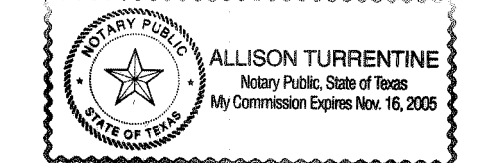


THE SETTLEMENT ON TOWN CREEK

BEING A SUBDIVISION OF 5.22 ACRES OF LAND IN GILLESPIE COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN 4.72 ACRES OF LAND AND THAT CERTAIN 0.5 ACRE TRACT OF LAND AS DESCRIBED IN VOL. 531, PAGE 706-711, OF THE GILLESPIE COUNTY DEED RECORDS.

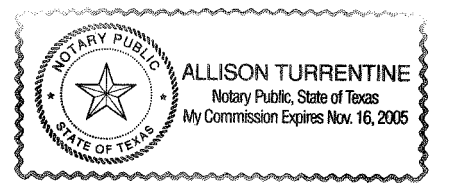
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH THE MINIMUM BUILDING SET-BACK LINES, AND DEDICATE ALL PUBLIC STREETS, ALLEYS, WALKS, PARKS, WATER COURSES, EASEMENTS, AND OTHER OPEN SPACE TO PUBLIC USE FOREVER AND AGREE FOR MYSELF AND MY HEIRS AND ASSIGNS TO ABIDE FOREVER BY ALL LINES, DEDICATIONS, AND OTHER RESTRICTIONS SHOWN HEREON.
 DATE: 9/29/04 *Pat Smith*
 OWNER

THE STATE OF TEXAS]
 COUNTY OF GILLESPIE]
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 20 DAY OF Sept. 2004 BY:
Allison Turrentine
 NOTARY PUBLIC IN AND FOR THE
 STATE OF TEXAS.
 MY COMMISSION EXPIRES: Nov. 16 2005
Allison Turrentine
 PRINTED NAME OF NOTARY



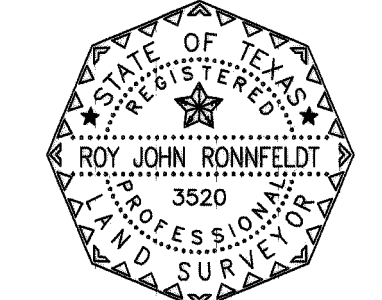
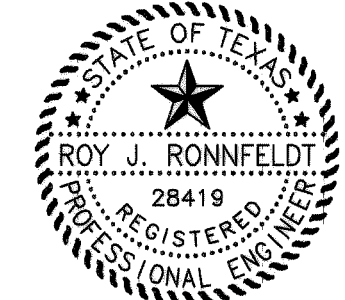
I (WE) BLANCO NATIONAL BANK, OWNER(S) AND HOLDER(S) OF A LIEN (LIENS) AGAINST THE PROPERTY SHOWN ON THIS PLAT, SAID LIEN BEING EVIDENCED BY INSTRUMENT OF RECORD IN VOL. 531, PAGE(S) 712 OF THE REAL PROPERTY RECORDS OF GILLESPIE COUNTY, TEXAS DO HEREBY SUBORDINATE OUR INTEREST IN ALL THINGS IN SAID PROPERTY TO THE PURPOSES AND EFFECTS OF SAID PLAT AND THE DEDICATIONS AND RESTRICTIONS SHOWN HEREIN TO SAID PLAT. FURTHER, I (WE) HEREBY CONFIRM THAT I AM (WE ARE) THE PRESENT OWNER(S) OF SAID LIEN(S) AND HAVE NOT ASSIGNED THE SAME NOR ANY PART THEREOF.
 DATE: 9/29/04 *Susan Edwards*
 OWNER

THE STATE OF TEXAS]
 COUNTY OF GILLESPIE]
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 20 DAY OF Sept. 2004 BY:
Allison Turrentine
 NOTARY PUBLIC IN AND FOR THE
 STATE OF TEXAS.
 MY COMMISSION EXPIRES: Nov. 16 2005
Allison Turrentine
 PRINTED NAME OF NOTARY



I HEREBY CERTIFY THAT THE SUBDIVISION SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE CITY OF FREDERICKSBURG, TEXAS, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED ON THIS PLAT AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY CLERK.
 DATE: 9/29/04 *Shelli*
 CHAIRPERSON, CITY PLANNING AND ZONING COMMISSION

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND IS PREPARED FROM AN ACTUAL SURVEY ON THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND THAT THE CORNER MONUMENTS WERE PROPERLY PLACED UNDER MY SUPERVISION, AND FURTHER CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT; AND THAT ALL ASPECTS OF IT ARE IN ACCORDANCE WITH THE CITY OF FREDERICKSBURG'S SUBDIVISION ORDINANCE.
Roy Ronnfeldt
 REGISTERED PROFESSIONAL ENGINEER

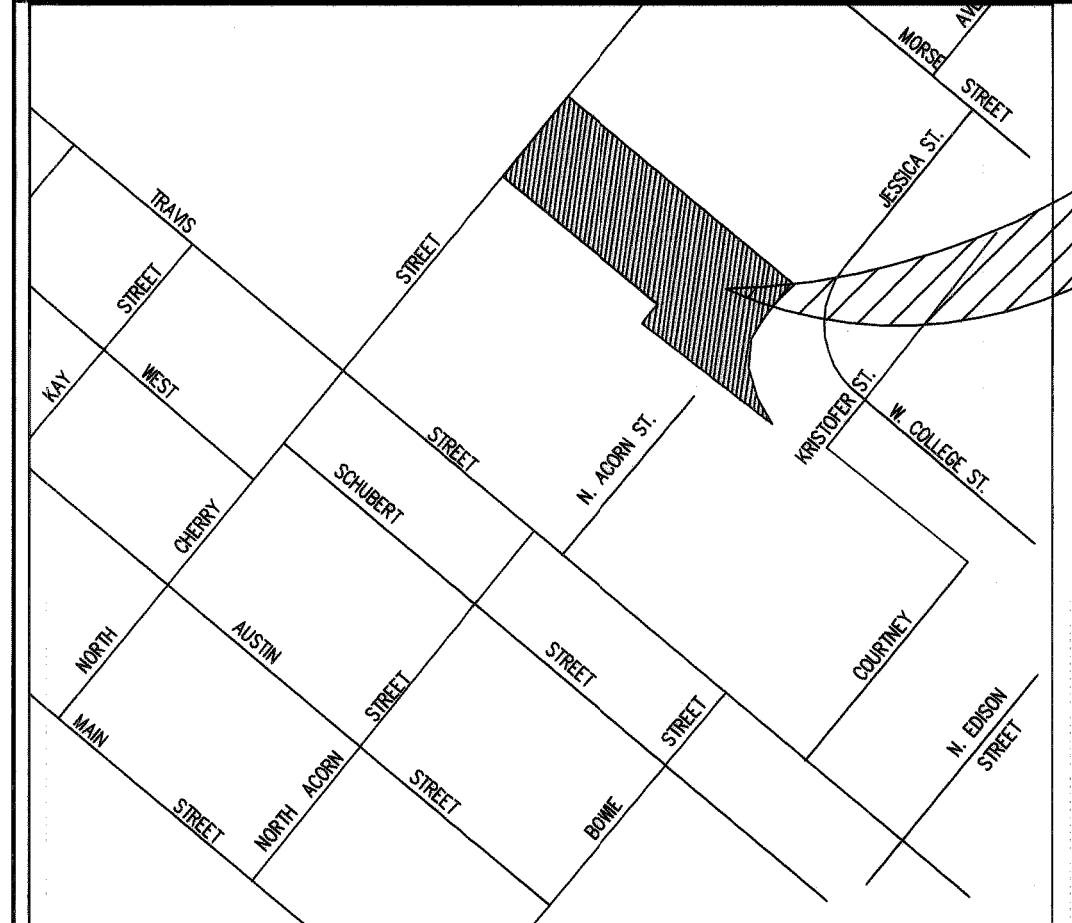


JAMES MOELLENDORF
 17.03 AC.
 VOL. 115, PG. 366-368 D.R.

FILED FOR RECORD AT 9:18 O'CLOCK A.M., THIS THE 21st DAY OF Sept. 2004, A.D. ON PAGE 135
 VOLUME 3 OF THE PLAT RECORDS OF GILLESPIE COUNTY, TEXAS.

DEPUTY
Mary Ann Rusche
 COUNTY CLERK, COUNTY COURT,
 GILLESPIE COUNTY, TEXAS

NEUNDORF GROUP
 12505 LOMA GRANDE
 SAN ANTONIO, TEXAS 78233
 210-946-6861 FAX 210-946-6859



LOCATION MAP
 SCALE: 1"=500'

CURRENT ZONING: R1
 OWNER AND DEVELOPER: PAT SMITH
 BASIS OF BEARING - VOL. 439, PAGE 781
 REAL PROPERTY RECORDS, GILLESPIE COUNTY, TEXAS

ALL PROPERTY CORNERS MONUMENTED BY 1/2" IRON RODS CAPPED "RONNFELDT" EXCEPT AS NOTED

LINE	LENGTH	BEARING
L1	17.24	S50°40'45"E
L2	17.24	S50°40'45"E
L3	29.12	N50°32'25"W
L4	25.16	N50°05'37"W
L5	19.79	S32°17'00"W
L6	8.39	S37°42'00"W

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	DIRECTION
C1	15.71	10.00	90°00'00"	10.00	14.14	S84°19'15"W
C2	52.76	7397.19	0°24'31"	26.38	52.76	N50°28'29"W
C3	70.01	7397.19	0°32'32"	35.00	70.00	N49°59'58"W
C4	70.02	7397.19	0°32'32"	35.01	70.02	N49°27'26"W
C5	25.21	7397.19	0°11'43"	12.60	25.21	N49°05'18"W
C6	49.81	1288.12	2°12'56"	24.91	49.81	S50°05'55"E
C7	70.06	1288.12	3°06'58"	35.04	70.05	S52°45'51"E
C8	46.31	1288.12	2°03'35"	23.16	46.31	S55°21'08"E
C9	10.65	10.00	61°02'14"	5.89	10.16	N25°51'49"W
C10	38.03	50.00	43°35'00"	19.99	37.12	S17°08'12"E
C11	48.51	50.00	53°35'10"	26.35	46.53	S66°43'17"E
C12	48.55	50.00	55°37'43"	26.38	46.66	N57°40'16"E
C13	44.46	50.00	50°56'44"	23.82	43.01	N64°23'03"E
C14	52.36	50.00	60°00'06"	28.87	50.00	N51°05'22"W
C15	19.39	50.00	22°13'07"	9.82	19.27	S87°48'02"W
C16	8.12	10.00	46°31'21"	4.30	7.90	S80°02'51"E
C17	55.08	1238.12	2°32'56"	27.54	55.07	S53°30'43"E
C18	70.05	1238.12	3°14'30"	35.03	70.04	S52°37'01"E
C19	43.33	1238.12	2°00'19"	21.67	43.33	S49°59'36"E
C20	26.68	7447.19	0°12'19"	13.34	26.68	N49°05'36"W
C21	70.02	7447.19	0°32'19"	35.01	70.02	N49°27'55"W
C22	70.01	7447.19	0°32'19"	35.00	70.00	N50°00'14"W
C23	52.76	7447.19	0°24'21"	26.38	52.76	N50°28'34"W
C24	15.71	10.00	90°00'00"	10.00	14.14	S85°40'45"E

TOTAL ACREAGE: 5.22

SCALE: 1"= 50'

