

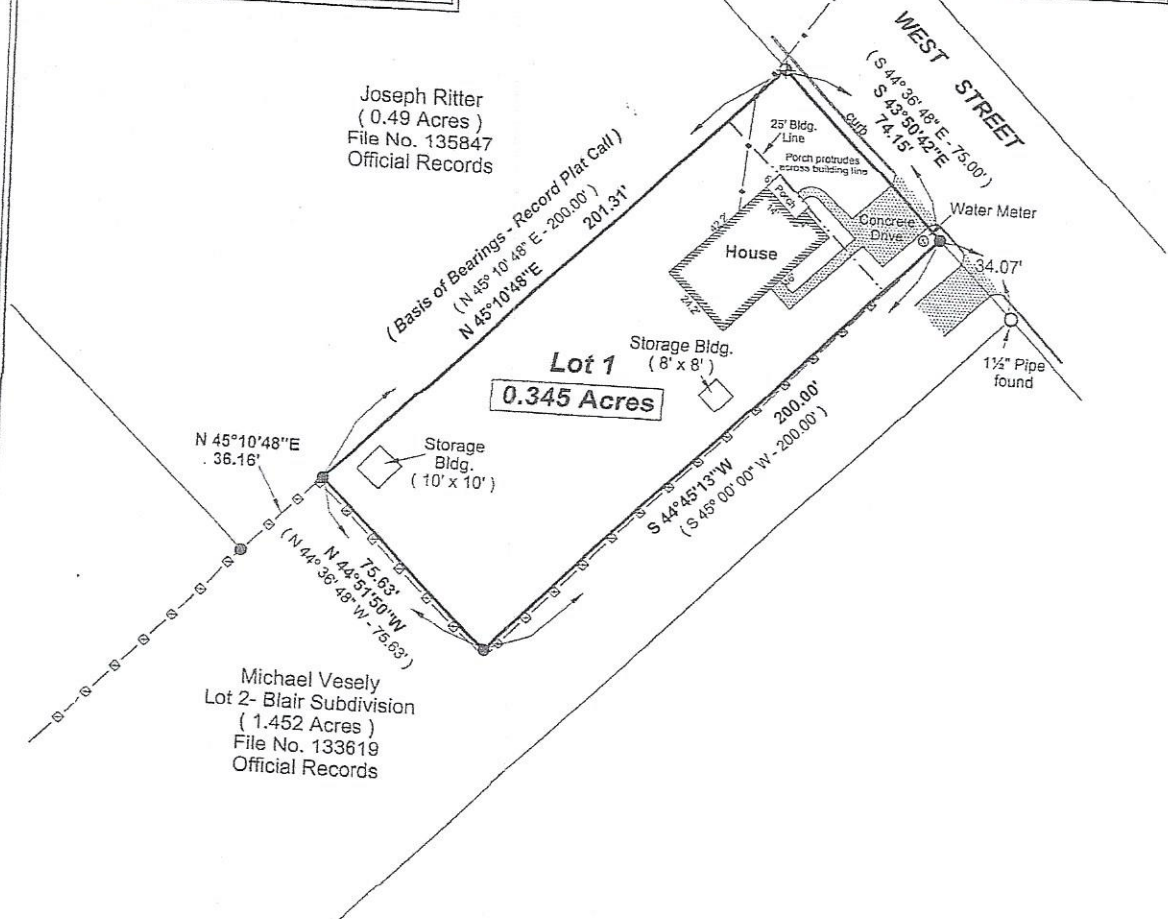
**AUSTIN COUNTY, TEXAS  
CITY OF SEALY  
BLAIR SUBDIVISION**



**LEGEND**

- 1/2" Iron Rod found
- 5/8" Iron Rod found as called for
- Overhead Power Line
- 25' Bldg. Line
- Picket Fence
- Record Plat Calls

Scale 1" = 40'  
May 8, 2020  
File Name:  
Dubose.ZAK



- Notes**
- (1) Title information was furnished by All Texas Title as per Commitment No. 20-89058, effective date April 13, 2020. The following matters are listed under Schedule B of said commitment:
    - (a) Building lines & utility easements as shown on the record plat recorded in Volume 2, Page 74, Austin County Plat Records, and (Affects property as shown on this plat).
    - (b) Water Meter as shown on the record subdivision plat (Affects property as shown on this plat).
    - (c) House protrusion across building line as shown on the record subdivision plat (Affects property as shown on this plat).
  - (2) This property is subject to the rights of the public to any area located within a public roadway, street or alley.
  - (3) This property is subject to any and all covenants, restrictions, easements, conditions and ordinances which may be applicable.
  - (4) This survey is valid for this transaction only.
  - (5) Property description to accompany this plat.

Survey Plat of Lot 1, Blair Subdivision, containing 0.345 acres in the City of Sealy, Austin County, Texas according to the subdivision plat recorded in Volume 2, Page 74, Austin County Plat Records and being that same land described in Deed dated November 9, 2016 from Christie Dawn Martinez, et vir to Louis Dubose, recorded in File No. 164943, Austin County Official Records.

**Rau Surveying**

1275 Hwy. 71  
P.O. Box 692 Columbus, Texas 78934  
Phone: (979) 732-8484 Fax: (979) 732-6488  
Firm No. 10162600

I, Darrell D. Rau, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was this day made on the ground, under my supervision, of the property described hereon.

Darrell D. Rau, Registration No. 4173

