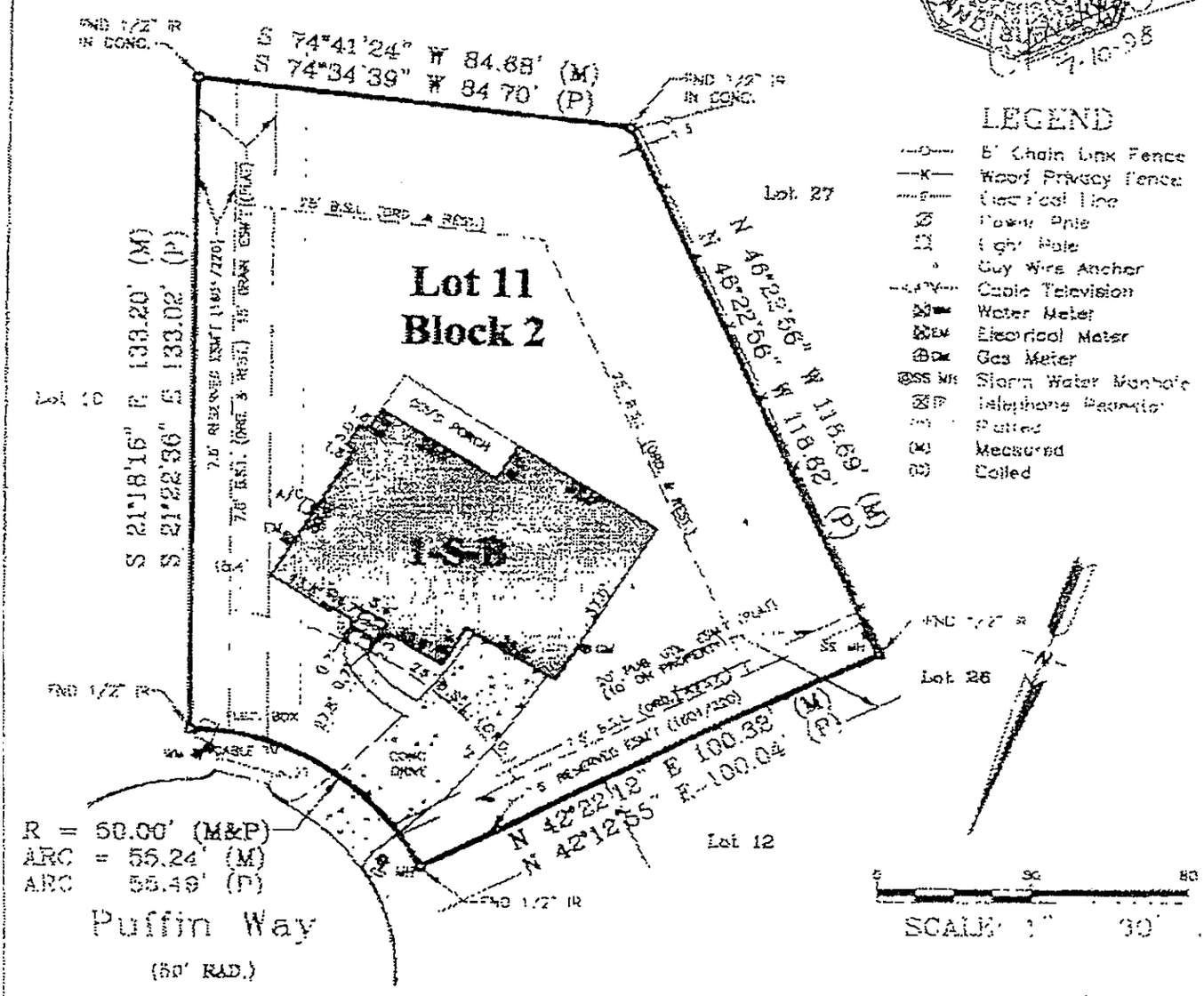
To: Tonya
Cornerstone Mortgage
FAX No.: 846-0054

McIlroy Engineering
505 University Drive East, Suite 303
College Station, Texas 77840
Tel: 409-268-4000 Fax: 409-846-0251



NOTES:

1. Bearings are based on the bearing of the southwest property line of Lot 11, as per plat recorded in Volume 1597, Page 65.
2. Blanket Easement in favor of Springbrook Homeowners Association, Inc. (1531/220) for CATV and landscaping purposes

Boundary Survey
3916 Puffin Way

All that certain tract or parcel of land lying and being situated in Brazos County, Texas and being Lot Eleven (11), Block Two (2), Springbrook Cypress Meadow, an addition to the City of College Station, Brazos County, Texas, according to the Plat recorded in Volume 1597 Page 65 of the Official Records of Brazos County, Texas.

I, Charles R. McIlroy, Registered Professional Land Surveyor No. 5136, do hereby certify that this plat correctly represents a Survey, on the ground, made by me or under my supervision May 21, 1998.

This plat was prepared for the use of Johnny J. Cegielski and Jeanette Cegielski (Buyers), in obtaining a Mortgage Loan and Title Insurance.

There are no visible encroachments other than those shown hereon.

This property does not lie in the 100-year flood plain according to FEMA panel #480410 0205 C dated May 2, 1982.