

LOT 15, BLOCK "D", ELM GROVE SECTION TWO, A SUBDIVISION IN HAYS COUNTY, TEXAS,
ACCORDING TO THE MAP OR PLAT OF RECORD IN VOLUME 16, PAGE 97, CORRECTED IN
VOLUME 4130, PAGE 519 AND VOLUME 4135, PAGE 126, PLAT RECORDS OF HAYS COUNTY,
TEXAS.

JOB NO: 11722

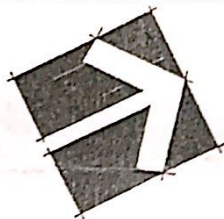
DRAWN: IND

F.C.: BG

RESTRICTIVE COVENANTS:

ONLY THOSE EASEMENTS AND THAT INFORMATION LISTED IN TITLE COMMITMENT #2012-04-2470, EFFECTIVE DATE OF JUNE 2, 2012 AND RE-LISTED BELOW WERE CONSIDERED FOR THIS SURVEY:

- 1) RESTRICTIVE COVENANTS - VOLUME 2850, PAGE 635, VOLUME 3364, PAGE 729, VOLUME 3364, PAGE 788, VOLUME 3471, PAGE 630, VOLUME 3487, PAGE 605, VOLUME 3525, PAGE 187, VOLUME 4056, PAGE 1, VOLUME 4105, PAGE 762, VOLUME 16, PAGE 97 (SUBJECT TO)
- 15) 25' BUILDING SETBACK LINES ALONG THE FRONT PROPERTY LINE(S) - VOLUME 16, PAGE 9 (SUBJECT TO)
- 16) 15' BUILDING SETBACK LINES ALONG THE SIDE PROPERTY - VOLUME 16, PAGE 9 (SUBJECT TO)
- 17) 5' PUBLIC UTILITY EASEMENT ALONG ALL SIDE LOT LINE(S) - VOLUME 16, PAGE 9 (SUBJECT TO)
- 18) EASEMENTS, BUILDING SETBACK LINES AND CONDITIONS, COVENANTS AND RESTRICTIONS - VOLUME 16, PAGE 97, VOLUME 4130, PAGE 519, VOLUME 4135, PAGE 126 (SUBJECT TO)
- 19) LIE FOR MAINTENANCE CHARGES AND/OR ASSESSMENTS - VOLUME 3364, PAGE 729 (SUBJECT TO)
- 20) REVIEW FEE AND TRANSFER FEE - VOLUME 3364, PAGE 729 (SUBJECT TO)
- 21) TERMS, CONDITIONS, AND STIPULATION - VOLUME 2349, PAGE 221, VOLUME 4065, PAGE 90 (SUBJECT TO)
- 22) TERMS, CONDITIONS, AND STIPULATION - VOLUME 2394, PAGE 219, VOLUME 2437, PAGE 783, VOLUME 2581, PAGE 267, VOLUME 3347, PAGE 390 (SUBJECT TO)
- 23) BUILDING SETBACK LINES - VOLUME 3364, PAGE 729, VOLUME 3364, PAGE 788, VOLUME 3471, PAGE 630 (SUBJECT TO)
- 24) ACCESS (ROAD TURNAROUND) EASEMENT - VOLUME 3079, PAGE 194 (EASEMENT NOT LOCATED ON THIS TRACT, OTHER CONDITIONS MAY AFFECT)
- 25) WASTE WATER LINE EASEMENT GRANTED - VOLUME 3079, PAGE 204 (EASEMENT NOT LOCATED ON THIS TRACT, OTHER CONDITIONS MAY AFFECT)
- 26) WATER LINE EASEMENT GRANTED - VOLUME 3079, PAGE 214 (EASEMENT NOT LOCATED ON THIS TRACT, OTHER CONDITIONS MAY AFFECT)
- 27) DRAINAGE FACILITIES EASEMENT GRANTED - VOLUME 3711, PAGE 616 (EASEMENT NOT LOCATED ON THIS TRACT, OTHER CONDITIONS MAY AFFECT)
- 28) DRAINAGE EASEMENT GRANTED - VOLUME 3963, PAGE 38 (EASEMENT NOT LOCATED ON THIS TRACT, OTHER CONDITIONS MAY AFFECT)
- 29) UTILITY (BLANKET TYPE) EASEMENT GRANTED - VOLUME 4013, PAGE 366
- 33) TERMS, CONDITIONS, AND STIPULATIONS - VOLUME 1466, PAGE 367, VOLUME 2658, PAGE 365, VOLUME 8, PAGE 276 (SUBJECT TO)
- 34) COVENANTS, CONDITIONS, RESTRICTIONS - VOLUME 2850, PAGE 635, VOLUME 3364, PAGE 729, VOLUME 3364, PAGE 788, VOLUME 3471, PAGE 630, VOLUME 3487, PAGE 605, VOLUME 3525, PAGE 187, VOLUME 4056, PAGE 1, VOLUME 4105, PAGE 762 (SUBJECT TO)



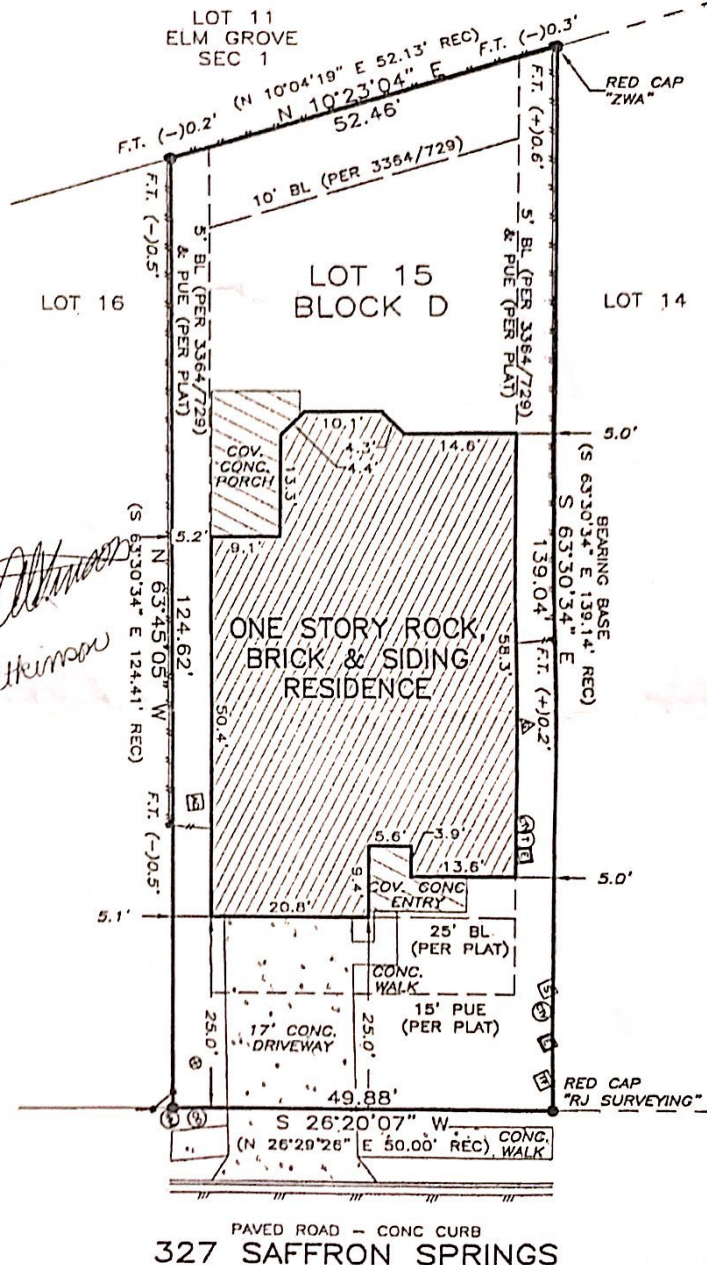
Scale: 1" = 20'

BUILD LINES:

25' FRONT PER PLAT
5' SIDE AND 10' REAR PER 3364/729

FENCE TIES (FT) WITH A PLUS (+) SIGN
INDICATE FENCE INSIDE THE PROPERTY LINE.
FENCE TIES (FT) WITH A MINUS (-) SIGN
INDICATE FENCE OUTSIDE THE PROPERTY LINE.

LEGEND	
●	1/2" IRON PIN FOUND W/YELLOW PLASTIC CAP "CS, LTD"
■	FENCE POST
⊠	AIR CONDITIONER
⊙	CLEANOUT
⊗	CABLE TV
⊕	ELECTRIC
⊖	GAS METER
⊗	GAS LINE SIGN
⊕	TELEPHONE
⊖	TRANSFORMER
⊗	WATER METER
⊕	WATER VALVE



CERTIFY: INDEPENDENCE TITLE / EMPIRE TITLE / VICENTE ATKINSON AND MARIA M. ATKINSON / GF #2012-04-2470

STATE OF TEXAS §
COUNTY OF WILLIAMSON § KNOW ALL MEN BY THESE PRESENTS

THAT SURVEYOR FOR CASTLEBERRY SURVEYING, LTD., HAVE THIS DATE CAUSED TO BE PERFORMED AN ON-THE-GROUND SURVEY UNDER MY SUPERVISION OF THE FOREGOING PLATTED TRACT OF LAND AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THERE ARE NO DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, ENCROACHMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON.

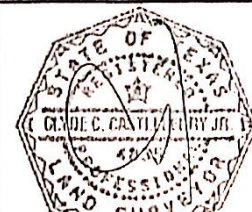
NO PORTIONS OF THIS AREA ARE SHOWN TO BE IN SPECIAL FLOOD HAZARD AREAS PER FEMA'S FLOOD INSURANCE RATE MAP #48208C0280 F. DATED SEPTEMBER 2, 2005, PER PLAT OF RECORD (16/97). HOWEVER AT PRESENT TIME, NO ELEVATIONS, DRAINAGE OR FLOOD STUDIES HAVE BEEN PERFORMED AND THE INFORMATION IS BASED SOLELY UPON SAID MAP/PLAT. THE SURVEYOR DOES NOT ASSUME RESPONSIBILITY AS TO ANY INFORMATION PROVIDED BY SAID MAP/PLAT AND DOES NOT REPRESENT THE ACCURACY OR INACCURACY OF SAID MAP/PLAT. THIS FLOOD STATEMENT DOES NOT IMPLY THAT PROPERTY AND/OR THE STRUCTURES THERE ON WILL BE FREE OF FLOODING OR FLOOD DAMAGE.



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Witness my hand and seal this the
22nd Day of June, 2012 A.D.

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