

Reduced for Fax

MARBLE FALLS SURVEYING & MAPPING, LLC

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Marble Falls, Texas 78654
(830) 693-8815 Fax (830) 693-8915

LAND TITLE SURVEY

BEING LOT NO. 1020A, A REPLAT OF LOT NOS. 1019, 1020 AND 1021, MEADOWLAKES, SECTION III, A SUBDIVISION IN BURNET COUNTY, TEXAS, ACCORDING TO PLAT RECORDED IN CABINET 3, SLIDE 43D, PLAT RECORDS OF BURNET COUNTY, TEXAS.

CF NO: 33779

CLIENT: HNB MORTGAGE

NOTE:
THE EASEMENTS ADDRESSED HEREON ARE THOSE NOTED ON THE TITLE COMMITMENT AND OTHER EASEMENTS THAT THE SURVEYOR MAY BE AWARE OF. ABSTRACT OF TITLE WAS NOT RESEARCHED BY SURVEYOR TO ADDRESS ADDITIONAL EASEMENTS, IF ANY, THAT MAY NOT SHOW ON TITLE COMMITMENT.

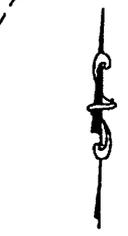
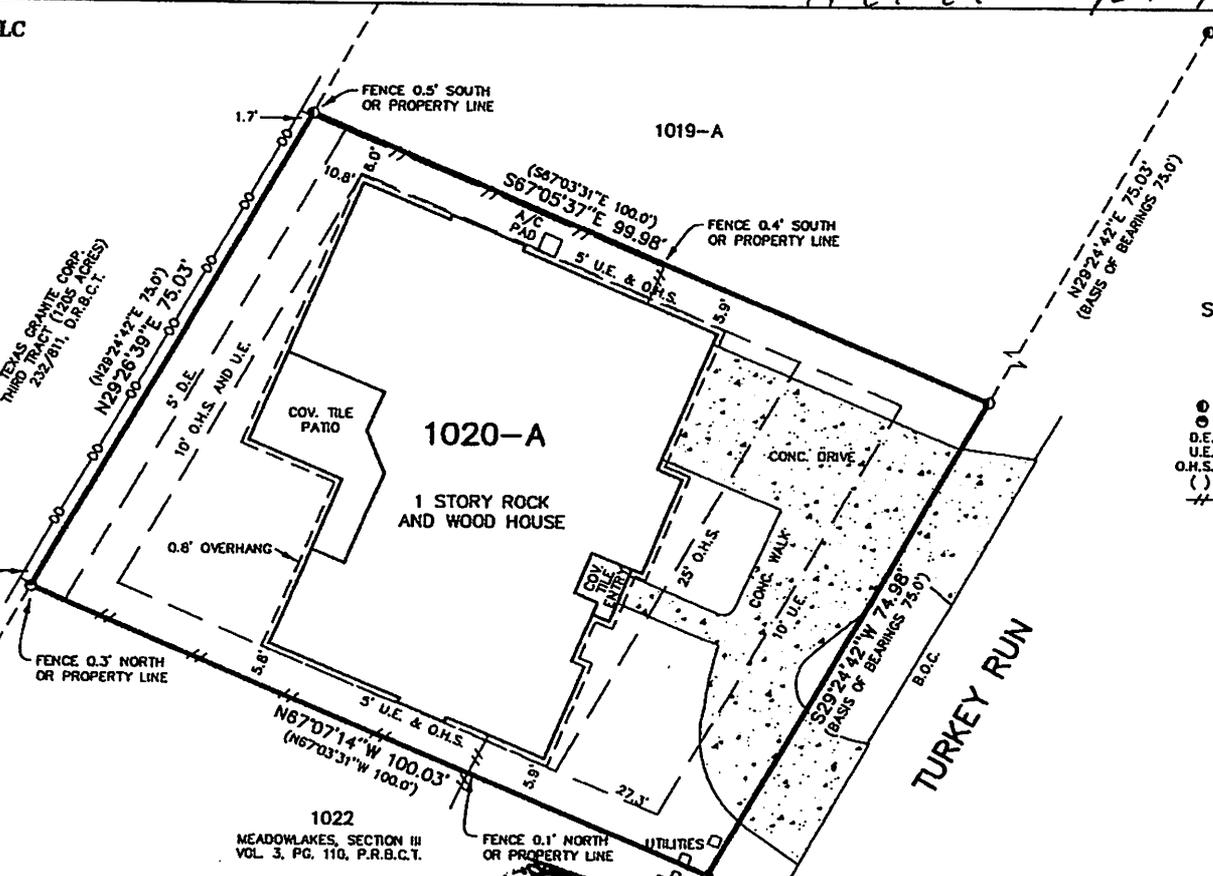
THE PROPERTY SHOWN HEREON IS SUBJECT TO THE FOLLOWING:

1. UTILITY ESMTS. AND OVERHANG BLDG. SETBACKS AS SHOWN HEREON AND AS SHOWN ON PLAT RECORDED IN CAB. 3, SLIDE 43D, P.R.B.C.T.
2. 25' OVERHANG BLDG. SETBACK ALONG THE FRONT LOT LINE AND 5' ALONG THE SIDE LOT LINES IN VOL. 232, PG. 430, D.R.B.C.T. AND VOL. 881, PG. 220 O.P.R.B.C.T. (REPLAT IN CAB. 3, SLIDE 43D REVISED 25' OVERHANG BLDG. SETBACK ALONG REAR LOT LINE TO 10').
2. ESMT. WITHIN EXISTING UTILITY ESMTS. TO MEADOWLAKES M.U.D. IN VOL. 419, PG. 659, R.P.R.B.C.T.
3. 20' DRAINAGE ESMT. ALONG THE REAR PROPERTY LINE SHOWN ON PLAT RECORDED IN VOL. 3, PG. 110, P.R.B.C.T., AND REDUCED TO 5' IN VOL. 951, PG. 654, O.P.R.B.C.T.
4. WAIVER OF DAMAGES BELOW THE 770' CONTOUR OF LAKE MARBLE FALLS AS NOTED IN FLOWAGE AND INUNDATION ESMT. TO L.C.R.A. IN VOL. 107, PG. 100, D.R.B.C.T.
5. BLANKET ACCESS ESMT. TO P.E.C., INC. IN VOL. 183, PG. 373, D.R.B.C.T.
6. RESERVATION OF RIGHT-OF-WAY AND EASEMENT TO MEADOWLAKES PROPERTY OWNERS ASSOC., INC. 10' WIDE ALONG THE FRONT PROPERTY LINE AND STREET LINE AND 5' ON EACH SIDE LOT LINE IN VOL. 881, PG. 220, O.P.R.B.C.T.

I, CHARLES CALHOUN, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY EXCLUSIVELY TO DAVID RODGERS, HEATHER RODGERS, LRS FINANCIAL NETWORK, INC. DBA HNB MORTGAGE/SECRETARY OF THE DEPARTMENT OF VETERANS AFFAIRS AND SERVICE TITLE CO. THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY DESCRIBED HEREON (AND/OR METES AND BOUNDS ON ATTACHED SHEET) AND THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE ENCROACHMENTS, VISIBLE UTILITY LINES, VISIBLE PIPELINES OR ROADS IN PLACE EXCEPT AS SHOWN HEREON AND SAID PROPERTY HAS ACCESS TO A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON. CHARLES CALHOUN AND MARBLE FALLS SURVEYING & MAPPING, LLC ACCEPTS NO RESPONSIBILITY FOR THE USE OF THIS DRAWING FOR ANY PURPOSE AFTER SIX MONTHS FROM THE DATE INDICATED ON THIS SURVEY. ALL RIGHTS RESERVED, COPYRIGHT 2013, MARBLE FALLS SURVEYING & MAPPING, LLC.

WITNESS MY HAND AND SEAL THIS 8TH DAY OF FEBRUARY, 2013.

Charles Calhoun
CHARLES CALHOUN REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 4452



SCALE: 1" = 20'

LEGEND:

- 1/2" IRON ROD FOUND
- 3/4" IRON ROD FOUND
- D.E. DRAINAGE ESMT.
- U.E. UTILITY ESMT.
- O.H.S. OVERHANG SETBACK
- () RECORD INFORMATION
- # WOOD FENCE

NOTE:
THE PROPERTY SHOWN HEREON DOES LIE WITHIN THE ZONE "X" DETERMINED TO BE INSIDE OF THE 0.2% ANNUAL CHANCE FLOOD AREA, AS SHOWN ON THE BURNET COUNTY FLOOD INSURANCE RATE MAP NO. 46053C0595F, DATED MARCH 15, 2012.

