

Waterloo Surveyors Inc.  
**SURVEY PLAT**  
DESIGN, TREE AND TOPOGRAPHIC SURVEY

J14595A

**OWNER:**

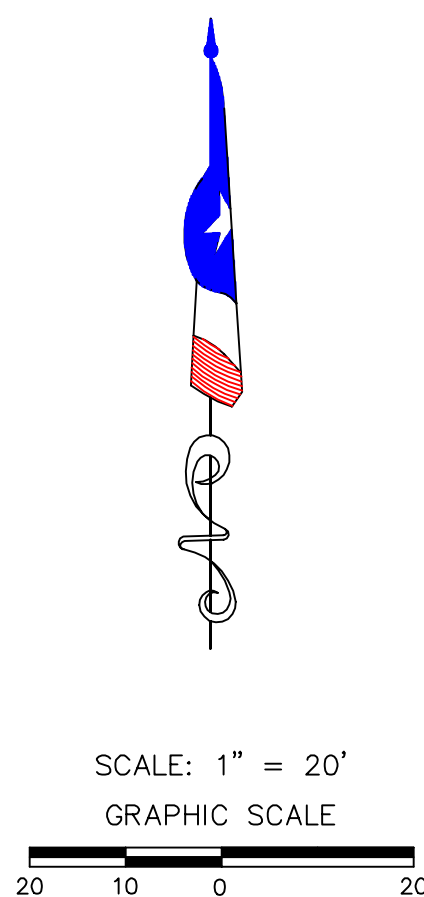
JACK A. GILMORE  
LUANN K. GILMORE

**ADDRESS:**

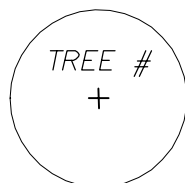
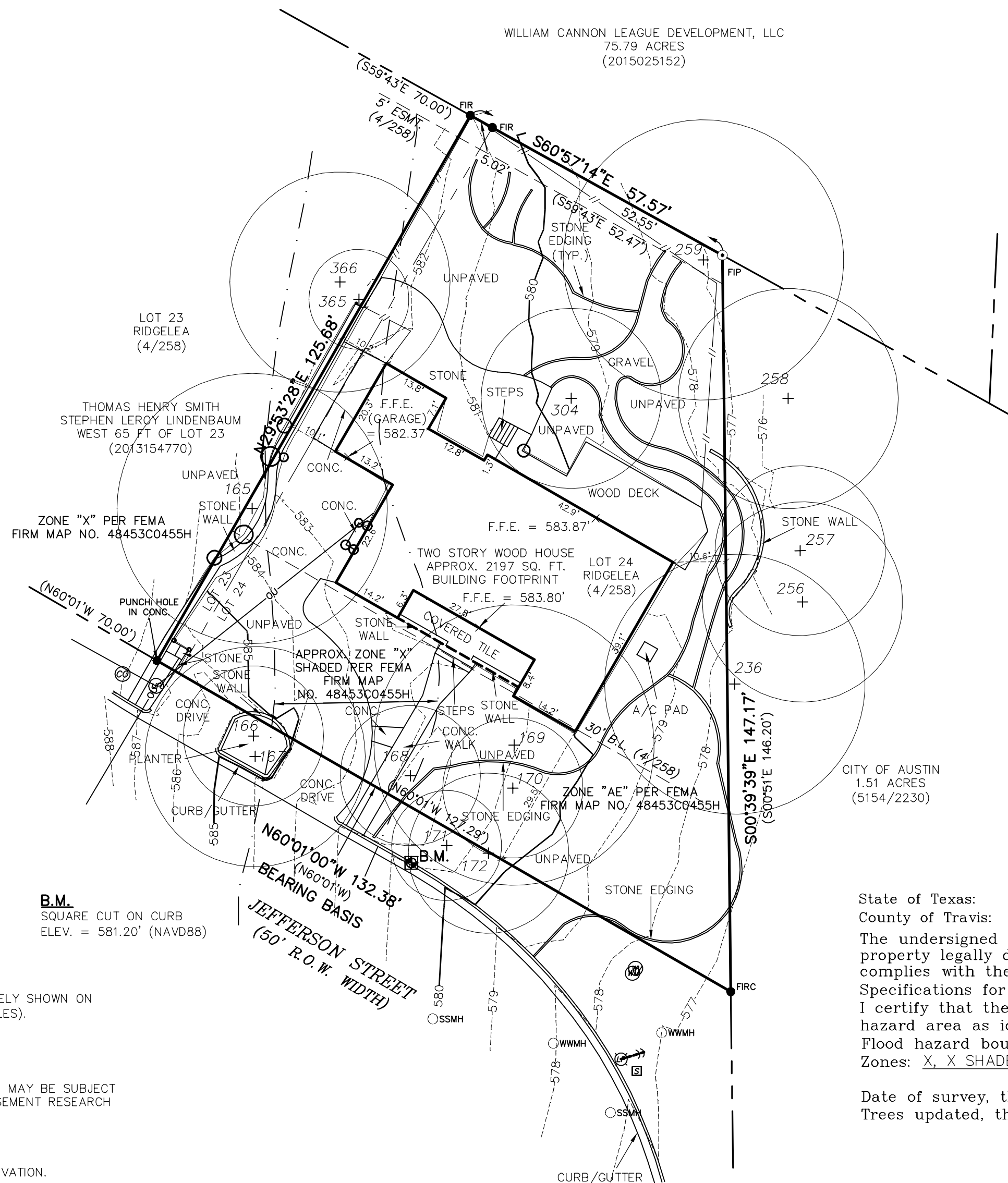
4107 JEFFERSON STREET  
AUSTIN, TX 78731

**LEGAL DESCRIPTION:**

0.275 ACRES (APPROX. 11,998 SQ. FT.) BEING ALL OF LOT 24 AND THE EAST 5 FEET OF LOT 23, RIDGELEA, A SUBDIVISION OF RECORD IN VOLUME 4, PAGE 258 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.



LEGEND	
● FIR	1/2" IRON ROD FOUND (OR AS NOTED)
● FIRC	1/2" IRON ROD WITH "LENZ & ASSOC." CAP FOUND
○ SIRC	1/2" IRON ROD WITH "WATERLOO 4324" CAP SET
○ FIP	IRON PIPE FOUND (SIZE NOTED)
⊠	X IN CONC. FOUND
⊠ B.M.	BENCHMARK LOCATION
⊠	WATER METER
⊠	WATER VALVE
⊠	UTILITY POLE
—	GUY WIRE
—OU—	OVERHEAD UTILITIES
⊠	LIGHT POLE
⊠	CLEANOUT
○ WWMH	WASTEWATER MANHOLE
○ SSMH	STORMSEWER MANHOLE
⊠	SIGN
—//—	WOOD FENCE
R.O.W.	RIGHT-OF-WAY
B.L.	BUILDING SETBACK LINE
( )	RECORD INFORMATION



THE TREE CIRCLES SHOWN HEREON HAVE ONE (1) FOOT RADIUS DRAWN FOR EVERY ONE (1) INCH OF MEASURED TRUNK DIAMETER. GENERALLY, TRUNK DIAMETER IS MEASURED AT A DISTANCE OF 4.5 FEET ABOVE GROUND LEVEL. MULTI-TRUNK TREES ARE DISPLAYED USING THE FOLLOWING FORMULA: SUM OF THE LARGEST TRUNK + 1/2 OF THE SUM OF SMALLER TRUNKS.

TREE #	TYPE	TRUNK	SIZE(S)
165	ELM	18	17
166	ELM	14	
167	ELM	16	12
168	ELM	14	
169	ELM	14	13 11 *TREE TAG NO. 15266
170	ELM	14	*TREE TAG NO. 15265
171	ELM	11	*TREE TAG NO. 15263
172	ELM	15	*TREE TAG NO. 15264
236	ELM	26	*TREE TAG NO. 15268 & 7692
256	ELM	20	dead *TREE TAG NO. 15269 & 1369
257	ELM	17	*TREE TAG NO. 15270 & 1368
258	LIGUSTRUM	11 10 10 7 5	*TREE TAG NO. 1367
259	LIGUSTRUM	8 8 6 5 4 4	
304	ELM	18	
365	ELM	10	
366	ELM	22	

\*TREES ARE NOT TAGGED BY WATERLOO SURVEYORS; TREE TAG NUMBERS SHOWN IN LIST ARE ON EXISTING TREE TAGS PLACED BY OTHERS.

**FLOOD ZONE LIMITS NOTE:**

THE LIMITS OF ZONES SHOWN ON FEMA FIRM MAP NO. 48453C0455H ARE APPROXIMATELY SHOWN ON THIS SURVEY, AND WERE PROVIDED BY COA PUBLIC WORKS DEPARTMENT (GIS SHAPEFILES).

**TITLE COMMITMENT NOTE:**

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A COMMITMENT FOR TITLE, AND MAY BE SUBJECT TO ADDITIONAL EASEMENTS OR RESTRICTIONS NOT SHOWN HEREON. NO ADDITIONAL EASEMENT RESEARCH WAS DONE FOR THE PURPOSE OF THIS SURVEY.

**ELEVATION NOTE:**

THE ELEVATIONS SHOWN HEREON ARE NAVD88, BASED ON LOCAL NETWORK GPS OBSERVATION.

**BUILDING LINES NOTE:**

THE PLAT (4/258) ALSO CONTAINS THE RESTRICTION THAT "NO MAIN RESIDENCE STRUCTURE SHALL BE PLACED FARTHER THAN 40 FEET FROM THE FRONT PROPERTY LINE ON ANY LOT".

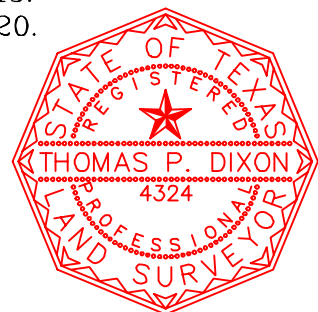
State of Texas:

County of Travis:

The undersigned does hereby certify that this survey was this day made on the property legally described hereon and is correct, and this survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 6 Condition II Survey.

I certify that the property shown hereon IS within a special flood hazard area as identified by the Federal Insurance Adm. Department of HUD Flood hazard boundary map revised as per Map Number: 48453C0455H Zones: X, X SHADED, AE Dated: September 26, 2008

Date of survey, this the 20th day of October, 2015.  
Trees updated, this the 18th day of August, 2020.



Thomas P. Dixon R.P.L.S. 4324

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