

Veronica Holmquist 4/24/2009
Jacqueline Holmquist 4/24/2009

TITLE SURVEY

ATS Job #08062008s

Reference: Holmquist Address: 10183 Brangus Road, Dripping Springs, TX

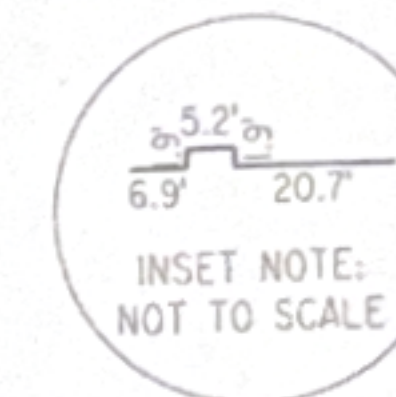
Lot 8, Block A, RUTHERFORD WEST, SECTION 2, according to the map or plat thereof, recorded in Volume 14, Page 49, Plat Records, Hays County, Texas.



Surveyor's Note:

The Bearings shown hereon are based on the plat of RUTHERFORD WEST SECTION 2, according to the map or plat thereof, recorded in Volume 14, Page 49, Plat Records, Hays County, Texas.

NUMBER	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	S 00°16'20" W	735.00	106.14	106.05'
(C1)	(S 00°19'30" W)	(735.00)	(106.10)	106.01



26.5 Ac.
MARILYN RAGLAND
DENTON E. RAGLAND
and PATRICE RAGLAND
VOL. 282, PG. 373
H.C.D.R.

(N00°31'49"E 106.02')
(N00°30'51"E 106.18')

15' D.E. & P.U.E.

15' D.E. & P.U.E.

N88°57'48"E 620.26' (N88°57'23"E 620.48')

Wrought Iron Fence

LOT 8
BLOCK A

Pergola

SEPTIC TANKS

ONE STORY ROCK

S88°57'21"W 620.73' (S88°57'23"W 620.86')

15' D.E. & P.U.E.

300' GREENBELT
& D.E.

Cotton Spindle Found

BRANGUS ROAD
(70' ROW)

Notes:

- 1) All easements, of which I have knowledge and those recorded easements furnished by Chicago Title Insurance Company and Indep. Title in Title Commitment GF No. 0906396-BOK, that DO AFFECT the subject property are shown hereon.
- 2) Restrictive covenants and easement rights as recorded in Vol. 14, Pg. 49, Plat Records and Vol. 1696, Pg. 552, Vol. 1696, Pg. 560, Vol. 1696, Pg. 573, Vol. 1696, Pg. 581, Vol. 1957, Pg. 835, Vol. 2918, Pg. 524, Vol. 3149, Pg. 505, Vol. 3159, Pg. 645, Vol. 3189, Pg. 280, Vol. 3219, Pg. 109, Vol. 3219, Pg. 112 and Vol. 3219, Pg. 133, Vol. 3219, Pg. 288 & Vol. 3250, Pg. 399, Vol. 3284, Pg. 476 and Vol. 3381, Pg. 149, Official Public Records, Hays County, Texas.
- 3) Subject to any and all easements, building lines, conditions, covenants and restrictions as set forth in plat recorded in Vol. 12, Pg. 378, Plat Records, Hays County, Texas.
- 4) Subject to any and all easements, building lines and conditions, covenants and restrictions as set forth in plat recorded in Vol. 14, Pg. 49, Plat Records, Hays County, Texas.
- 5) Subject to an electric transmission and/or distribution line easement to Pedernales Electric Cooperative, Inc. recorded in Vol. 243, Pg. 952, Deed Records, Hays County, Texas.
- 6) Subject to a pipeline and appurtenant facilities easement to Lower Colorado River Authority, recorded in Vol. 254, Pg. 218, Deed Records, Hays County, Texas.
- 7) Subject to an electric transmission and/or distribution lines, stub poles and anchor wires easement to Pedernales Electric Cooperative, Inc., recorded in Vol. 767, Pg. 409, Real Property Records, Hays County, Texas.
- 8) Subject to a conservation easement to Rutherford West Homeowners Association, Inc., recorded in Vol. 2918, Pg. 588, Official Public Records, Hays County, Texas.
- 9) Building setback lines as set forth in instrument recorded in Vol. 1957, Pg. 835, Official Public Records, Hays County, Texas.
- 10) Subject to inclusion with the Greenhew Water Control & Improvement District No. 2: recorded in Vol. 2366, Pg. 97, Official Public Records, Hays County, Texas.
- 11) Subject to Terms, conditions, provisions, easements, restrictions, reservations, and other matters: to Rutherford West Master Covenant recorded in Vol. 2918, Pg. 524, Official Public Records, Hays County, Texas.
- 12) Subject to Terms, Conditions, and Stipulations in the Affidavit, to the Edwards Aquifer Protection Plan, recorded in Vol. 3099, Pg. 423, Official Public Records, Hays County, Texas.
- 13) Subject to Terms, Conditions, and Stipulations in the Agreement, to Development Area Declaration, recorded in Vol. 3219, Pg. 112, Official Public Records, Hays County, Texas.
- 14) Subject to an Affidavit to the Public regarding an On-Site Sewage Facility as recorded in Vol. 3273, Pg. 671, Official Public Records, Hays County, Texas.

Paul Utterback, RPLS No. 5738

Client: Independent Title-901Smopac

Date of Field Work: 08/11/07

Field: A.Harp

Tech: F.Del Bosque

Date Drawn: 04/17/2009

Path: C:\Documents and Settings\Richard Macon\Desktop\felix folder\10183 Brangus Road \8-a.dwg



I, Paul Utterback, HEREBY CERTIFY that a survey was made on the ground of the property shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-way, except as shown; that said property has access to and from a public roadway, and that this plat is an accurate representation of the property to the best of my knowledge.



4811 BEE CAVES ROAD, STE 200
AUSTIN, TEXAS 78748

Engineers
Inspectors
& Surveyors

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