

Item: **KERRVILLE COUNTRY EST (ALL)**

(Category: RESTRICTIONS)

Volume 208, Page 318 and Volume 214, Page 514, Deed Records of Kerr County, Texas (AS PER SECTION ONE), Volume 212, Page 489 and Volume 214, Page 514, Deed Records of Kerr County, Texas; Volume 964, Page 432, Real Property Records of Kerr County, Texas (AS PER SECTION TWO), Volume 4, Page 131 and Volume 6, Page 109, Plat Records of Kerr County, Texas (AS PER SECTION TWO), Volume 4, Page 284, Plat Records of Kerr County, Texas (AS PER SECTION THREE), Volume 5, Page 338, Plat Records of Kerr County, Texas (AS PER SECTION FOUR), BUT OMITTING ANY COVENANT OR RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicapped persons.

Item: **KERRVILLE COUNTRY ESTATES (ALL SECTIONS)**

(Category: Subdivisions)

- a. Easement to L.C.R.A., dated February 12, 1948, recorded in Volume 1, Page 66, Easement Records of Kerr County, Texas. (AS PER LOTS IN SURVEY 120 ONLY)
- b. Transmission Easement to L.C.R.A., dated November 9, 1967, recorded in Volume 5, Page 156, Easement Records of Kerr County, Texas. (AS PER LOTS 48, 49 & 50 IN SECTION TWO, AND ALL OTHER LOTS IN SURVEYS 1,2,3,4,1330,1659,1669,1660,1672,1669,1329 & 1924 ONLY)
- c. Transmission Easement to L.C.R.A., dated August 22, 1967, recorded in Volume 5, Page 167, Easement Records of Kerr County, Texas. (AS PER LOTS 48, 49 & 50 IN SECTION TWO, AND ALL OTHER LOTS IN SURVEYS 126 & 1329)
- d. Distribution Easement to L.C.R.A., dated August 15, 1967, recorded in Volume 5, Page 171, Easement Records of Kerr County, Texas. (AS PER LOTS IN SURVEYS 1,2,3,4,1330, 1659,1669,1660,1672,1669,1329 & 1924 ONLY)
- e. Right Of Way and Easement to L.C.R.A., dated May 14, 1968, recorded in Volume 5, Page 334, Easement Records of Kerr County, Texas. (SAME SURVEYS AS 5/156 AND 5/171 ABOVE)
- f. Right Of Way and Easement to L.C.R.A., dated May 14, 1968, recorded in Volume 5, Page 339, Easement Records of Kerr County, Texas. (SAME SURVEYS AS 5/156 AND 5/171 ABOVE)
- g. Boundary Line Agreement March 28, 1968, recorded in Volume 132, Page 634, Deed Records of Kerr County, Texas, executed by and between Stanley R. Frank and Fred Ball and Tilford E. Clark and Marie A. Clark. (ONLY LOTS IN SURVEY 120 AND THEN ON THE PERIMETER OF THE SUBDIVISION)
- h. Easement to Meek-Syfan Ranch Brokerage, Inc., dated May 30, 1975, recorded in Volume 8, Page 433, Easement Records of Kerr County, Texas. (FOR SURE LOTS 17, 34 & 35 IN SECTION TWO)
- i. Easements as per Plat recorded in Volume 4, Page 111, Plat Records of Kerr County, Texas. (SECTION ONE ONLY)
- j. Easements and Building Set Back Lines as per the Plats recorded in Volume 4, Page 131,

APPROVAL OF PLAT OF KERRVILLE COUNTRY ESTATES SECTION THREE

VOLUME 4 PAGE 284

8241539

On this the 24th day of August 1982, upon motion made by Commissioner Holland, seconded by Commissioner Lich, the Court unanimously approved the PLAT OF KERRVILLE COUNTRY ESTATES SECTION THREE (A Replat for 30.98 acres of land including all of Tracts 3, 4, 5, 6, 7 of Kerrville Country Estates (First Section) in Kerr County Precinct No. One, provided in no doing this Kerr County does not accept maintenance of roadways until residential development shall justify said maintenance and until roads are constructed, paved, curbed, drained and impadibus removed, according to specifications of the Commissioner of Kerr County Precinct No. One.

Recorded in Volume 4, Page 284,
Plat Records of Kerr County, Texas.

STATE OF TEXAS
COUNTY OF KERR
KNOW ALL MEN BY THESE PRESENTS:
I, JACK S. MILLER, as Vice President of
KERRVILLE COUNTRY ESTATES, A TRUST CORPORATION, and that said
KERRVILLE COUNTRY ESTATES, INC., has caused this plat to be
submitted to the Court of Commissioners of Kerr County, Texas, for
approval for use by the public, and all other documents
for use by public utilities and/or private utilities for
service to those in this subdivision.

Dated this 9th day of August, 1982

JACK S. MILLER, VICE PRESIDENT
KERRVILLE COUNTRY ESTATES, INC.

STATE OF TEXAS
COUNTY OF KERR

before me, the undersigned authority, on this day personally appeared
JACK S. MILLER, known to me to be the person whose name is affixed
to the foregoing instrument, and acknowledged to me that he
executed the same for the purposes and consideration therein
expressed.

Given under my hand and seal of office this 9th day of August, 1982

W. H. Hester, Notary Public for the
State of Texas
Commission Expires 5-06-85

I hereby certify that this plat is an accurate representation of the
survey made and that the same has been approved by the Court of
Commissioners of Kerr County, Texas, and that the same is a true and
correct copy of the original as filed in the Public Survey Lines of
Kerr County, Texas.

Dated this 9th day of August, 1982

W. C. Hester
Notary Public Surveyor No. 3909
Commission Expires 5-06-85

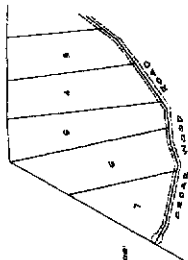
KERRVILLE COUNTRY ESTATES SECTION THREE
A REPLAT FOR 30.98 ACRES OF LAND INCLUDING ALL OF TRACTS 3, 4, 5, 6, 7
OF KERRVILLE COUNTRY ESTATES (FIRST SECTION) IN VOLUME 4, PAGE 111
OF THE PLAT RECORDS OF KERR COUNTY, TEXAS, COMPRISING MORE OR
LESS, 50.93 ACRES OUT OF G.C. & F. CO. SURVEY NO. 1658, ABSTRACT
NO. 1004, AND 0.05 ACRE OUT OF M. M. DAVIS SURVEY NO. 1924, ABSTRACT
NO. 1254, IN KERR COUNTY, TEXAS.

OWNER: KERRVILLE COUNTRY ESTATES, INC.
HOUSTON, TEXAS
ENGINEER: D. R. VOELKEL

AUGUST 1982

10 X 5 VOLUME
11 X 11 PLAT
11 X 11 PLAT
11 X 11 PLAT

VACATING PLAT



STATE OF TEXAS
COUNTY OF KERR
KNOW ALL MEN BY THESE PRESENTS:
THAT KERRVILLE COUNTRY ESTATES, A TRUST CORPORATION,
KERRVILLE COUNTRY ESTATES, INC., and JACK S. MILLER,
VICE PRESIDENT OF KERRVILLE COUNTRY ESTATES, INC., and
KERRVILLE COUNTRY ESTATES, INC., has caused this plat to be
submitted to the Court of Commissioners of Kerr County, Texas, for
approval for use by the public, and all other documents
for use by public utilities and/or private utilities for
service to those in this subdivision.

Dated this 9th day of August, 1982

JACK S. MILLER, VICE PRESIDENT
KERRVILLE COUNTRY ESTATES, INC.

STATE OF TEXAS
COUNTY OF KERR

before me, the undersigned authority, on this day personally appeared
JACK S. MILLER, known to me to be the person whose name is affixed
to the foregoing instrument, and acknowledged to me that he
executed the same for the purposes and consideration therein
expressed.

Given under my hand and seal of office this 9th day of August, 1982

W. H. Hester, Notary Public for the
State of Texas
Commission Expires 5-06-85

I hereby certify that this plat is an accurate representation of the
survey made and that the same has been approved by the Court of
Commissioners of Kerr County, Texas, and that the same is a true and
correct copy of the original as filed in the Public Survey Lines of
Kerr County, Texas.

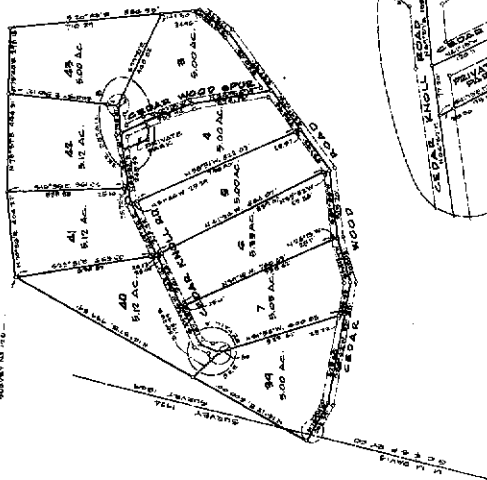
Dated this 9th day of August, 1982

W. C. Hester
Notary Public Surveyor No. 3909
Commission Expires 5-06-85

APPROVED by the COMMISSIONERS COURT OF KERR COUNTY, TEXAS
on the 28th day of August, 1982 by Order No. 14764
FILED for record on the 28th day of August, 1982 at
2:30 O'Clock P. M.
RECORDED on the 28th day of August, 1982 at 2:30
O'Clock P. M. in Volume 4 at Page 284 of the Plat Records
of Kerr County, Texas.

W. H. Hester
Notary Public
Kerr County Clerk

SCALE: 1" = 500'



SCALE: 1" = 100'

GENERAL NOTES

- 1. All lots are 50 ft. wide utility easement in reserved
utility easement for pole guys and anchors; and easements
as needed for utility service lines across tracts.
- 2. Side line dimensions for all tracts are shown.
- 3. All road easements are 50 ft. wide.
- 4. All road easements are 50 ft. wide.
- 5. Private park is reserved for use by owner owners
of land within subdivision.