

**COLORADO COUNTY , TEXAS
CITY OF WEIMAR
BLOCK NO. 129**

Scale 1" = 40'
December 20, 2004

Earline Britton
(0.616 Acres)
Volume 448, Page 42,
Official Records

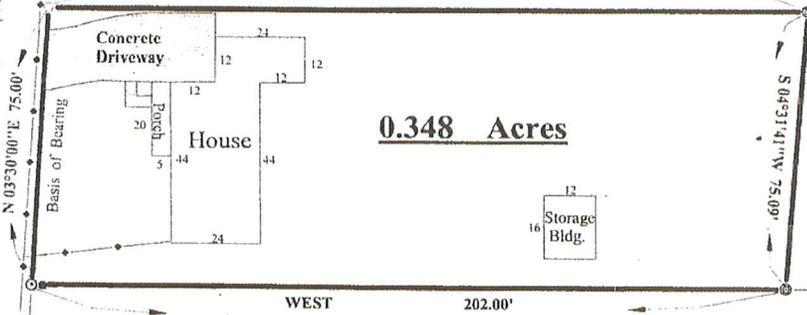
(Basis of Bearings - Record Deed Call)
EAST 203.35'

Elsie Wick
(26.48 Acres)
Volume 186, Page 5
Deed Records

0.348 Acres

Gary Kulhanek
(0.96 Acres)
Volume 305, Page 280
Official Records

F. M. HIGHWAY NO. 155
(North Center Street)
(70' wide)
Basis of Bearing
N 03°30'00"E 75.00'



Property Buyer : Rex Kloesel
Property Address: 1004 North Center Street
Weimar, Tx. 78962

LEGEND

- 3/8" Iron Rod set with cap marked "RPLS 4173"
- 3/4" Iron Pipe found
- 2" Pipe Post Found
- Overhead Power Line
- () Record Deed Calls

Notes

- (1) Bearings for this survey are based on the boundary line as noted on this plat and shown on the City of Weimar Block Plan as recorded in Slide 37, Colorado County Plat Records.
- (2) This property is shown to be outside the flood hazard areas according to FIRM No. 48089C0115 C, effective date January 3, 1990.
- (3) Property description to accompany this plat.

Survey Plat of a 0.348 acre tract of land situated in Colorado County, Texas, being a part of Block 129 in the City of Weimar according to the plat of the City of Weimar Block Plan, recorded in Slide No. 37 of the Plat Records of Colorado County, Texas and being all of that property described as 0.36 acres in a deed dated June 6, 2001 from Gladys Steffek, et al to Todd O. Leppin, et ux, recorded in Volume 373, Page 99, Colorado County Official Records.

I, Darrell D. Rau, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was this day made on the ground, under my supervision, of the property described hereon, and there are no encroachments apparent on the ground, and that all improvements, if any, be wholly within the property lines, except as shown or noted hereon. This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1B, Condition IV Survey.

Surveyor's Address: P.O. Box 692
Columbus, Texas 78934
Phone: (979) 732-8494
Fax : (979) 732-8481

Darrell D. Rau, Registration No. 4173



STATE OF TEXAS

COUNTY OF COLORADO

Land Description
0.348 Acres

BEING a tract or parcel containing 0.348 acres of land situated in Colorado County, Texas, being a part of Block 129 in the City of Weimar according to the plat of the City of Weimar Block Plan, recorded in Slide No. 37 of the Plat Records of Colorado County, Texas and being the remaining portion of that land described as 0.36 acres in a deed dated June 6, 2001 from Gladys Steffek, et al to Todd O. Leppin, et ux, recorded in Volume 373, Page 99, Colorado County Official Records Said 0.348 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a 2" pipe post found for the Northeast corner of the original 0.36 acre tract and the Northeast corner of the herein described 0.348 acre tract, located on the West line of the Elsie Wick 26.48 acre tract as described in Volume 186, Page 5, Deed Records, said pipe also being the Southeast corner of a 0.616 acre tract conveyed to Earline Britton by deed recorded in Volume 448, Page 42, Official Records;

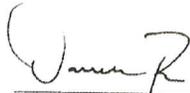
THENCE along the West line of the Wick tract, S 04° 31' 41" W a distance of 75.09 feet to a 2" pipe post found for the Southeast corner of the original tract and the herein described tract, also being the Southwest corner of the Elsie Wick tract, also being on the North line of Gary Kulhanek 0.96 acre tract as described in Volume 305, Page 280, Official Records;

THENCE along the North line of the Kulhanek tract, West a distance of 202.00 feet to a 3/8" iron rod set on the East right of way line of F.M. Highway 155 (aka North Center Street) for the Southwest corner of the herein described tract;

THENCE along the East line of said highway, N 03° 30' 00" E a distance of 75.00 feet to a 1/4" pipe found for the Southwest corner of the Earline Britton 0.616 acre tract and being the Northwest corner of the herein described tract;

THENCE along the South line of the Britton tract, East (Basis of Bearings – Record Deed Call) a distance of 203.35 feet to the **POINT OF BEGINNING**, containing 0.348 acres of land

Notes: A survey plat to accompany this description.



Darrell D. Rau
Registered Professional Land Surveyor
Registration No. 4173

Date: December 20, 2004

