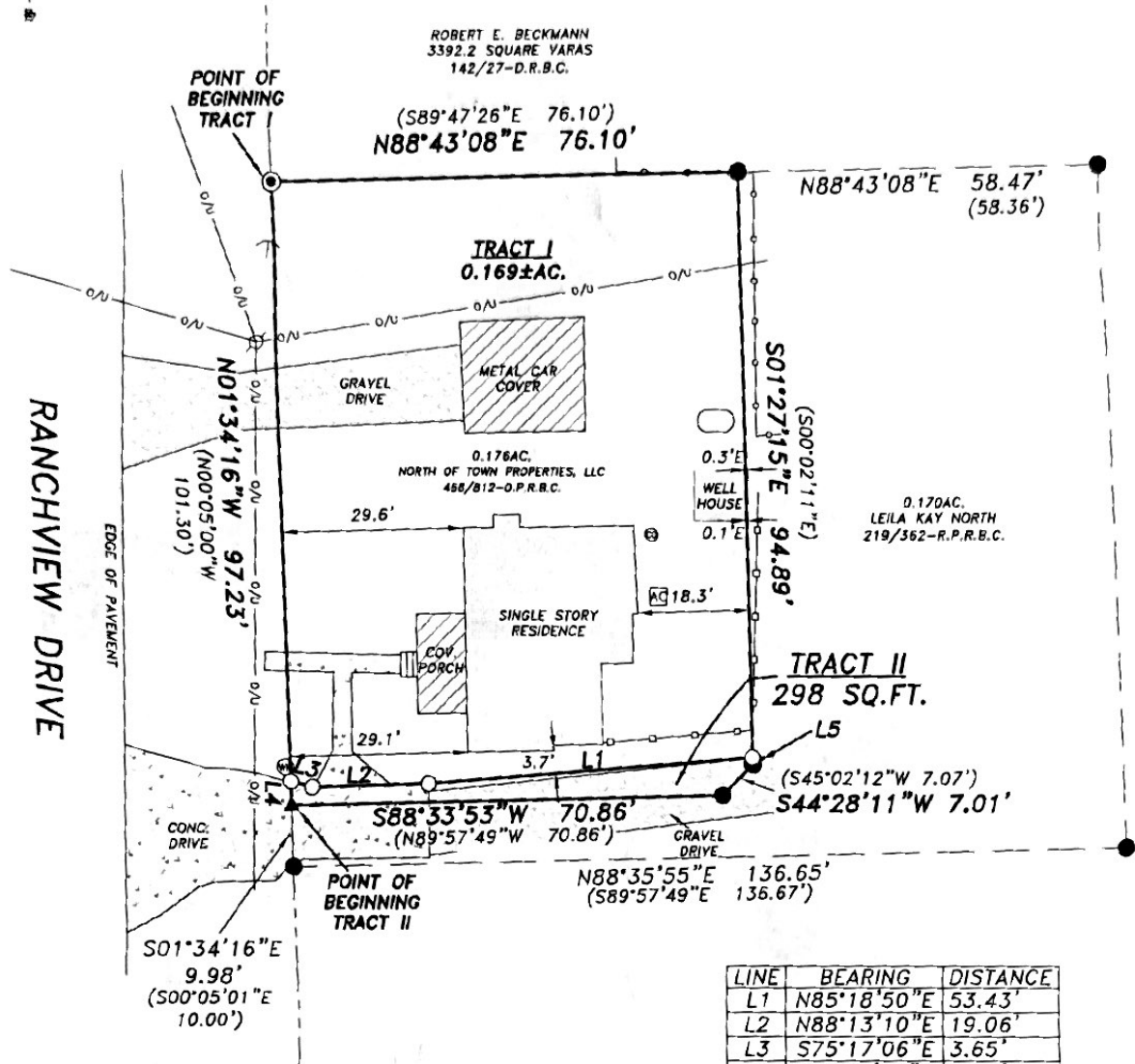




LEGEND			
●	3/8" IRON PIN FOUND	B.S.L.	BLDG. SETBACK LINE
●	1/2" IRON PIN FOUND (UNLESS NOTED)	U.E.	UTILITY EASEMENT
▲	MAG NAIL FOUND	D.E.	DRAINAGE EASEMENT
○	SET 1/2" IRON PIN WITH CUPLIN PROPERTY CAP	AC	AIR CONDITIONER
...	VOLUME/PAGE	U	UTILITY POLE
D.R.B.C.	DEED RECORDS BLANCO CO.	G	GUY WIRE
R.P.R.B.C.	REAL PROPERTY RECORDS BLANCO COUNTY	OH	OVERHEAD UTILITY
O.P.R.B.C.	OFFICIAL PUBLIC RECORDS BLANCO COUNTY	WM	WATER METER
()	RECORD INFO/SUBJECT	CL	CLEAN OUT
		CLF	CHAIN LINK FENCE
		WPF	WOOD PRIVACY FENCE
		L.P.	TANK



LINE	BEARING	DISTANCE
L1	N85°18'50"E	53.43'
L2	N88°13'10"E	19.06'
L3	S75°17'06"E	3.65'
L4	N01°34'16"W	3.92'
L5	S01°27'15"E	1.18'

NOTES:
1) SUBJECT PROPERTY IS LOCATED WITHIN ZONE X (AREAS OUTSIDE THE 100 YR FLOOD) AS GRAPHICALLY IDENTIFIED ON FEMA F.I.R.M., MAP NO. 48031C0135C, EFFECTIVE 02/06/1991.
2) BASIS OF BEARINGS ARE TO THE NORTH AMERICAN DATUM OF 1983, TEXAS COORDINATE SYSTEM, CENTRAL ZONE.

LAND TITLE SURVEY

LOCAL ADDRESS: 105 RANCHVIEW DRIVE, JOHNSON CITY, TEXAS.

LEGAL DESCRIPTION: TRACT I: BEING 0.169 ACRES OUT OF LOT 8, W.O. WILSON ADDITION TO THE TOWN OF JOHNSON CITY, BLANCO COUNTY, TEXAS, AND BEING A PORTION OF A 0.176 ACRE TRACT DESCRIBED IN A DEED TO NORTH OF TOWN PROPERTIES, LLC, OF RECORD IN VOLUME 468, PAGE 812, OFFICIAL PUBLIC RECORDS OF BLANCO COUNTY, TEXAS, AND BEING FURTHER DESCRIBED BY SEPARATE METES AND BOUNDS DESCRIPTION, OF EVEN DATE, TO ACCOMPANY THIS SURVEY.

TRACT II: BEING 298 SQUARE FEET OUT OF LOT 8, W.O. WILSON ADDITION TO THE TOWN OF JOHNSON CITY, BLANCO COUNTY, TEXAS, AND BEING A PORTION OF A 0.176 ACRE TRACT DESCRIBED IN A DEED TO NORTH OF TOWN PROPERTIES, LLC, OF RECORD IN VOLUME 468, PAGE 812, OFFICIAL PUBLIC RECORDS OF BLANCO COUNTY, TEXAS, AND BEING FURTHER DESCRIBED BY SEPARATE METES AND BOUNDS DESCRIPTION, OF EVEN DATE, TO ACCOMPANY THIS SURVEY.

EXCLUSIVELY TO THE PARTIES INVOLVED IN THE TITLE COMMITMENT PREPARED BY: COUNTYWIDE TITLE G.F. NO.: 18-239 EFFECTIVE DATE: JUNE 21, 2018 ISSUED: JUNE 26, 2018

SCHEDULE "B" ITEMS PER THE ABOVE REFERENCED TITLE COMMITMENT THAT PERTAIN TO EASEMENTS AND SETBACK RESTRICTIONS ARE LISTED AND SUBJECT TO THE FOLLOWING:

SUBJECT TO CURRENT TERMS AND CONDITIONS OF LAND USE AND SUBDIVISION REGULATIONS OF THE CITY OF JOHNSON CITY, BLANCO COUNTY, TEXAS.

I HEREBY CERTIFY EXCLUSIVELY TO COUNTY WIDE TITLE COMPANY, COLIN M. WILLIAMS AND AMBER L. WILLIAMS, THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION. CUPLIN & ASSOCIATES, INC. ACCEPTS NO RESPONSIBILITY FOR THE USE OF THIS SURVEY BY ANYONE OTHER THAN THE ABOVE REFERENCED PARTIES HEREBY CERTIFIED TO FOR THIS SPECIFIC TRANSACTION ONLY. COPYRIGHT 2018, CUPLIN & ASSOCIATES, INC. ©.

Kyle P. Cuplin
KYLE P. CUPLIN, R.P.L.S. NO. 5938 DATED 8/13/2018



SHEET 1 of 3	PROJ. NO. 181068	1500 OLLIE LANE MARBLE FALLS, TX. 78654 PH. 325-388-3300/830-693-8815 WWW.CUPLINASSOCIATES.COM	SCALE 1" = 30' 0 15 30	2 1	DATE NO. DESCRIPTION
	PREPARED FOR: COLIN AND AMBER WILLIAMS				
	TECH: S. MOORE/R.P.M.				
	APPROVED: D. STARK				
	FIELDWORK PERFORMED ON: 07/12/2018				
	COPYRIGHT: 2018 PROFESSIONAL FIRM NO. 10126900				REVISIONS