

THIS PROPERTY, NOT SHOWN HEREON. NO WARRANITY IS MADE OR INTENDED FOR THE LOCATION OF ANY OR ALL EASEMENTS THAT MAY EXIST WITHIN THE BOUNDS OF THIS SURVEY.

ALTA/NSPS_TABLE_A_NOTES;

1. AS MARKED HEREON

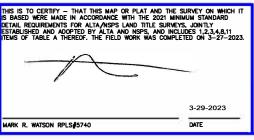
2. NO INFORMATION PROVIDED BY CLIENT. 3. THE PROPERTY DESCRIBED HEREON IS NOT LOCATED WITHIN A FLOOD HAZARD AREA AS IDENTIFIED BY THE FEDERAL INSURANCE ADMINISTRATION FLOOD BOUNDARY MAP, PANEL NO.48491C0455E EFFECTIVE 12/20/2019. 4. GROSS LAND AREA OF SURVEYED BOUNDARY: 3.225 ACRES

8. OBSERVED EVIDENCE AS SHOWN HEREON. 11. OBSERVED EVIDENCE ONLY IS SHOWN HEREON. NO PLANS FROM UTILITY COMPANIES WERE PROVIDED AND NO 811 UTILITY LOCATE REQUEST WAS SENT.

NO TITLE INFORMATION PROVIDED









CONC. ENTRANCE

VISIBLE EVIDENCE OF BURIED TEL. COMM. -LINE ALONG R-O-W

EDGE OF ASPHALT

1.573 ACRES

LEGAL DESCRIPTION: BEING 1.573 ACRES OUT OF THE CHARLES COCHRAN SURVEY, ABSTRACT NO. 134 IN WILLIAMSON COUNTY, TEXAS AND BEING THAT CERTAIN 1.488 ACRE TRACT DESCRIBED IN #2020119313 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS; SAID 1.573 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SURVEYED UNDER THE SUPERVISION OF CROSS TEXAS LAND SERVICES

BEGINNING AT A 1/2" IRON ROD WITH CAP FOUND IN THE EAST LINE OF U.S. HIGHWAY NO. 183 FOR THE NORTHWEST CORNER OF AN OLD ROADWAY AND THE NORTHEAST CORNER HEREOF AND FROM WHICH A X IN CONCRETE FOUND BEARS NORTH 07°42'21" EAST A DISTANCE OF 40.1 FEET;

THENCE SOUTH 20°08'06" EAST A DISTANCE OF 473.04 FEET ALONG THE WEST LINE OF SAID ROADWAY TO A 1/2" IRON ROD WITH CAP FOUND FOR THE NORTHWEST CORNER OF THAT CERTAIN 4.717 ACRE TRACT DESCRIBED IN DOC. #2020054349 OF SAID OFFICIAL PUBLIC RECORDS AND A CORNER HEREOF AND FROM WHICH A 1/2" IRON ROD WITH CAP FOUND BEARS NORTH 67°50'26" EAST A DISTANCE OF 18.66 FEET;

THENCE SOUTH 20°03'08" EAST A DISTANCE OF 272.33 FEET ALONG THE WEST LINE OF SAID 4.717 ACRE TRACT TO A 3/8" IRON ROD FOUND IN THE EAST LINE OF SAID HIGHWAY FOR A CORNER OF SAID 4.717 ACRE TRACT AND THE SOUTHEAST CORNER HEREOF AND FROM WHICH A 3/8" IRON ROD FOUND BEARS NORTH 24°40'50" WEST A DISTANCE OF 7.32 FEET AND A CONCRETE MONUMENT FOUND BEARS NORTH 69°01'28" EAST A DISTANCE OF 69.33

THENCE ALONG THE EAST LINE OF SAID HIGHWAY, THE FOLLOWING 2 COURSES:

- 1. SOUTH 69°01'28" WEST A DISTANCE OF 96.17 FEET TO A $\frac{1}{2}$ " IRON ROD WITH CAP SET FOR THE SOUTHWEST CORNER HEREOF;
- 2. ALONG A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 767.67 FEET, WITH A RADIUS OF 1130.29 FEET, WITH A CHORD OF NORTH 12°46'04" WEST A DISTANCE OF 753.00 FEET TO THE **POINT OF BEGINNING CONTAINING 1.573 ACRES MORE OR LESS**, AND AS SHOWN HEREON.

CTLS ID	(Y) NORTHING	(X) EASTING	TAG NO.	DBH (IN)	SPECIES
3000	10190092.02	3074126.87	4808	28.7	OAK
3001	10190072.11	3074132.66	4807	10.5	OAK
3011	10189944.25	3074183.84	402	11.5	OAK
3012	10189930.93	3074190.22	403	16.4	OAK
3015	10189912.00	3074195.04	404	16.1	OAK
3016	10189888.22	3074201.60	405	21.0	OAK
3017	10189833.13	3074222.15	406	13.0	OAK
3018	10189820.58	3074201.15	407	10.3	OAK
3019	10189823.24	3074227.01	408	12.2	OAK
3020	10189631.43	3074310.88	409	12.6	OAK
3021	10189620.97	3074308.06	410	11.8	OAK
3022	10189596.61	3074317.43	411	15.3	OAK
3023	10189569.99	3074331.73	412	21.8	OAK
3024	10189555.16	3074330.81	413	16.4	OAK

BOUNDARY LINE
ADJOINER LINE
SURVEY LINE BURIED OIL/GAS PIPELINE - UNDERGROUND UTILITY LINE - RAILROAD TRACK

LEGEND: POINT
 MONUMENT FOUND
 MONUMENT SET FIRE HYDRANT • WATER METER WATER WELL ☐ TELEPHONE/CABLE PEDESTAL

FLAG POLE SIGN MATER VALVE ⊞ A/C UNIT OUTILITY POLE/RISER MANHOLE ★ LIGHTPOST X CARVED "X" IN CONCRETE ■ ELECTRIC BOX/METER GAS VALVE MAILBOX W.C.D.R. — WILLIAMSON COUNTY DEED RECORDS
W.C.O.P.R. — WILLIAMSON COUNTY OFFICIAL PUBLIC RECORDS
B.L. BJL. BUILDING SETBACK LINE (BRG.—DIST.)
RECORD CALL

TYPE OF SURVEY - TOPOGRAPHY/TREE LEGAL DESCRIPTION: BEING 1.573 ACRES OUT OF THE CHARLES COCHRAN SURVEY, ABSTE NO. 134 IN WILLIAMSON COUNTY, TEXAS

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