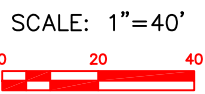
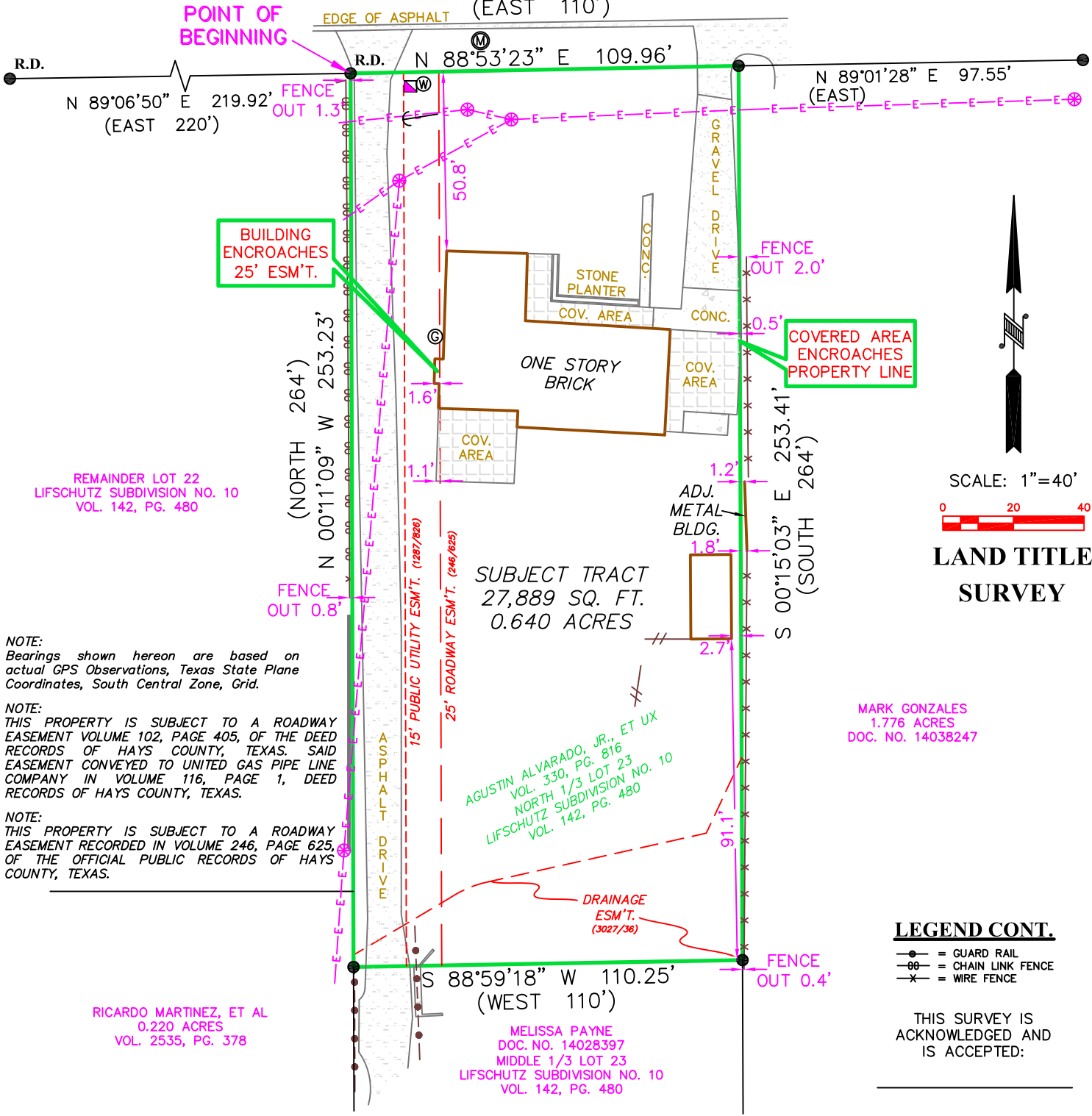


W. GOFORTH ROAD

(BUDA ROAD PER PLAT) (VARIABLE WIDTH R.O.W.)

(EAST 110')



LAND TITLE SURVEY

MARK GONZALES
1.776 ACRES
DOC. NO. 14038247

LEGEND CONT.

- = GUARD RAIL
- = CHAIN LINK FENCE
- *— = WIRE FENCE

THIS SURVEY IS
ACKNOWLEDGED AND
IS ACCEPTED:

NOTE:
Bearings shown hereon are based on actual GPS Observations, Texas State Plane Coordinates, South Central Zone, Grid.

NOTE:
THIS PROPERTY IS SUBJECT TO A ROADWAY EASEMENT VOLUME 102, PAGE 405, OF THE DEED RECORDS OF HAYS COUNTY, TEXAS. SAID EASEMENT CONVEYED TO UNITED GAS PIPE LINE COMPANY IN VOLUME 116, PAGE 1, DEED RECORDS OF HAYS COUNTY, TEXAS.

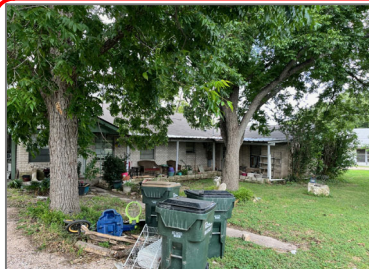
NOTE:
THIS PROPERTY IS SUBJECT TO A ROADWAY EASEMENT RECORDED IN VOLUME 246, PAGE 625, OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS.

NOTE:
THIS PROPERTY IS SUBJECT TO AN EASEMENT RECORDED IN VOLUME 1287, PAGE 826, OF THE DEED RECORDS OF HAYS COUNTY, TEXAS.

NOTE:
THIS PROPERTY IS SUBJECT TO EASEMENTS RECORDED IN VOLUME 3027, PAGE 36, OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS.

NOTE:
THIS PROPERTY IS SUBJECT TO RESTRICTIVE COVENANTS, EASEMENTS, AGREEMENTS, AND/OR SETBACK LINES (IF ANY) AS FOLLOWS:
VOLUME 142, PAGE 816, DEED RECORDS OF HAYS COUNTY, TEXAS.

FLOOD ZONE INTERPRETATION: IT IS THE RESPONSIBILITY OF ANY INTERESTED PERSONS TO VERIFY THE ACCURACY OF FEMA FLOOD ZONE DESIGNATION OF THIS PROPERTY WITH FEMA AND STATE AND LOCAL OFFICIALS, AND TO DETERMINE THE EFFECT THAT SUCH DESIGNATION MAY HAVE REGARDING THE INTENDED USE OF THE PROPERTY. The property made the subject of this survey appears to be included in a FEMA Flood Insurance Rate Map (FIRM), identified as Community No. 48209C, Panel No. 0280 F, which is Dated 09/02/2005. By scaling from that FIRM, it appears that all or a portion of the property may be in Flood Zone(s) X. Because this is a boundary survey, the survey did not take any actions to determine the Flood Zone status of the surveyed property other than to interpret the information set out on FEMA's FIRM, as described above. THIS SURVEYOR DOES NOT CERTIFY THE ACCURACY OF THIS INTERPRETATION OF THE FLOOD ZONES, which may not agree with the interpretations of FEMA or state or local officials, and which may not agree with the tract's actual conditions. More information concerning FEMA's Special Flood Hazard Areas and Zones may be found at <https://msc.fema.gov/portal>.



Property Address:

1120 WEST GOFORTH ROAD

Property Description:

BEING 0.640 ACRES OF LAND, MORE OR LESS, OUT OF LOT 23, LIFSCHUTZ SUBDIVISION NO. 10, RECORDED IN VOLUME 142, PAGE 480 OF THE DEED RECORDS OF HAYS COUNTY, TEXAS, AND BEING THAT SAME PROPERTY DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 330, PAGE 816 OF THE DEED RECORDS OF HAYS COUNTY, TEXAS, AND SUBJECT TO A 25-FOOT ROADWAY EASEMENT RECORDED IN VOLUME 246, PAGE 625 OF THE DEED RECORDS OF HAYS COUNTY, TEXAS; SAID 0.640 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS ATTACHED HERETO.

Owner:

VPMT INVESTMENT LLC

APPROVED
By Shannon at 9:26 am, Jun 20, 2024



I, RUDOLF J. PATA, Registered Professional Land Surveyor, State of Texas, do hereby certify that this survey substantially complies with the current Texas Society of Professional Surveyors Manual of Practice requirements for a Category 1A, Condition 3, Land Title Survey.



RUDOLF J. PATA, JR.
Registered Professional Land Surveyor
Texas Registration No. 5388

FIRM REGISTRATION NO.
10111700

Westar Alamo
LAND SURVEYORS, LLC.
P.O. BOX 1645 BOERNE, TEXAS 78006
PHONE (210) 372-9500 FAX (210) 372-9999

- ### LEGEND
- = FOUND 1/2" IRON ROD
 - () = RECORD INFORMATION
 - R.D. = RECORD DIGNITY MONUMENT
 - ⊕ = POWER POLE
 - E— = OVERHEAD ELECTRIC
 - ⊕ = ELECTRIC METER
 - ⊕ = GAS METER
 - ⊕ = WATER METER
 - ⊕ = GUY WIRE
 - ⊕ = TELEPHONE PEDESTAL
 - ⊕ = SEWER MANHOLE

DWG: DR RVD: RJP