

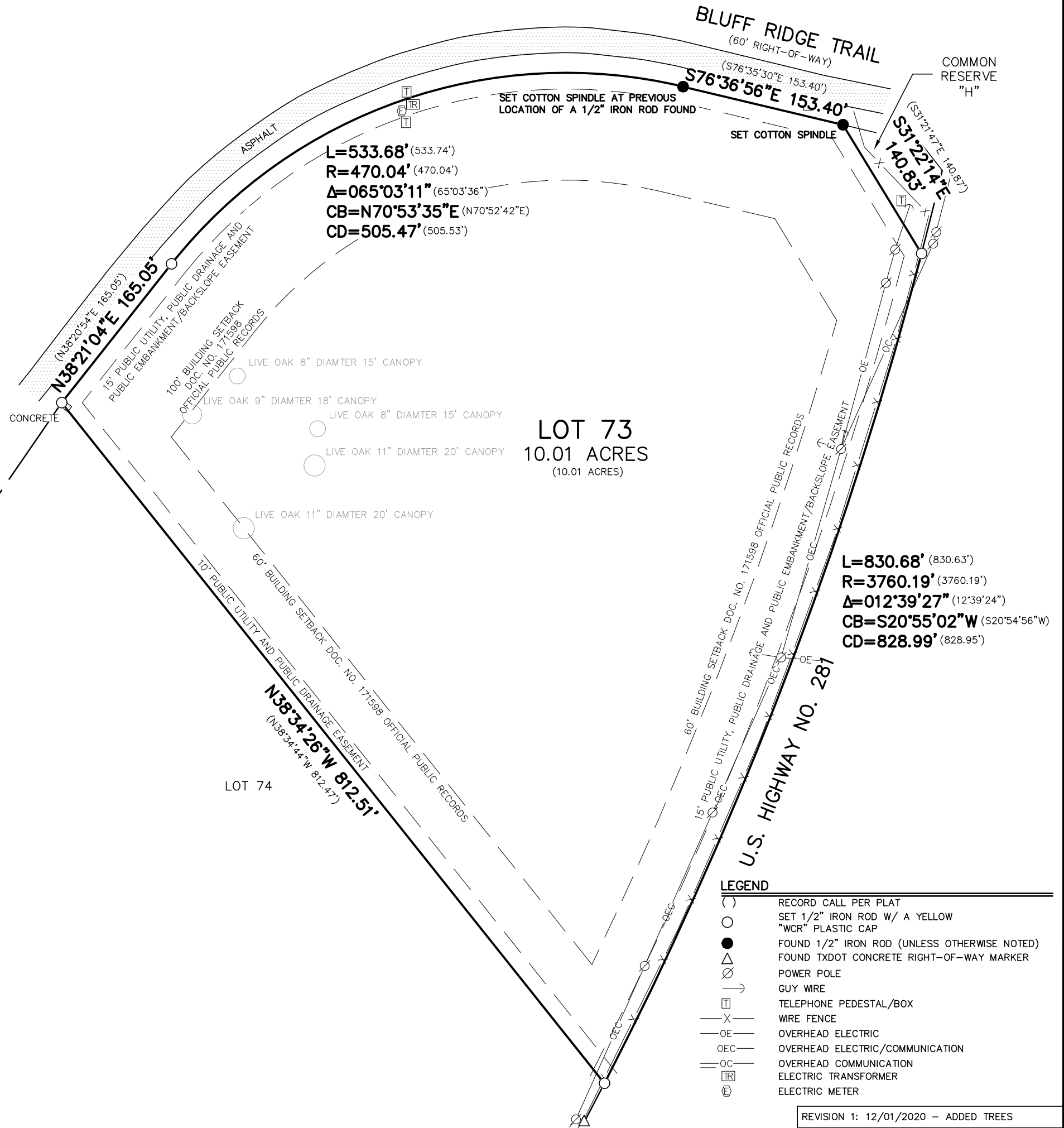
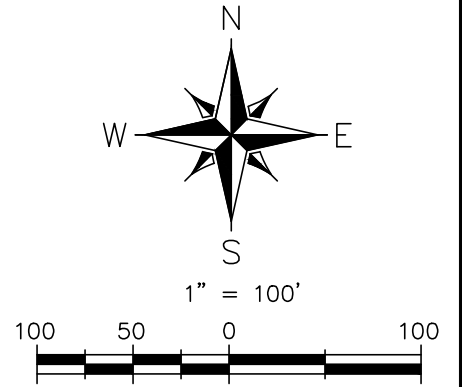
**SURVEY SHOWING LOT 73, REPLAT OF RANCHES OF BRUSHY TOP RECORDED IN VOLUME 2, PAGES 59-67, PLAT RECORDS, BLANCO COUNTY, TEXAS**

**GENERAL SURVEY NOTES**

- 1) BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD83.
- 2) THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE COMMITMENT, THEREFORE ALL SETBACKS, EASEMENTS, COVENANTS, ENCUMBRANCES, ZONING OR LAND USE REGULATIONS MAY NOT BE SHOWN HEREON. THE SURVEYOR DID NOT COMPLETE AN ABSTRACT OF TITLE.
- 3) ALL BUILDING SETBACK LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS, ZONING ORDINANCES AND DEVELOPMENT RULES AND REGULATIONS, SHALL BE CONFIRMED BY THE HOME OWNERS ASSOCIATION, ARCHITECTURAL CONTROL COMMITTEE, LANDOWNER, DEVELOPER, BUILDER, CONTRACTOR AND/OR CONTROLLING GOVERNMENTAL JURISDICTION BEFORE ANY PLANNING OR CONSTRUCTION. THIS LOT IS SUBJECT TO COVENANTS CONDITIONS AND RESTRICTIONS RECORDED AND ON FILE AT THE BLANCO COUNTY CLERK'S OFFICE. THE SURVEYOR DID NOT RESEARCH COVENANTS, CONDITIONS AND RESTRICTIONS.
- 4) ONLY APPARENT UTILITIES WERE LOCATED, SHOWN AND IDENTIFIED TO THE BEST OF THE SURVEYOR'S KNOWLEDGE. NO ATTEMPT HAS BEEN MADE AS PART OF THIS SURVEY TO SHOW THE EXISTENCE, SIZE, DEPTH, CONDITION, OR LOCATION OF ANY UNDERGROUND UTILITIES. FOR INFORMATION REGARDING UTILITIES PLEASE CONTACT THE APPROPRIATE AGENCY. IRRIGATION VALVES AND SPRINKLER HEADS, IF ANY, NOT LOCATED BY THIS SURVEY OR SHOWN HEREON.
- 5) ADJOINERS ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY.

**DRAINAGE EASEMENT NOTE**


30' WIDE PUBLIC DRAINAGE EASEMENT CENTERED ON ALL NATURAL RUNOFF CHANNELS, CREEKS, OR SWALES UNLESS OTHERWISE NOTED ON THIS PLAT.



**LEGEND**

- RECORD CALL PER PLAT
- SET 1/2" IRON ROD W/ A YELLOW "WCR" PLASTIC CAP
- FOUND 1/2" IRON ROD (UNLESS OTHERWISE NOTED)
- FOUND TXDOT CONCRETE RIGHT-OF-WAY MARKER
- POWER POLE
- GUY WIRE
- TELEPHONE PEDESTAL/BOX
- WIRE FENCE
- OVERHEAD ELECTRIC
- OVERHEAD ELECTRIC/COMMUNICATION
- OVERHEAD COMMUNICATION
- ELECTRIC TRANSFORMER
- ELECTRIC METER

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THIS SURVEY.

 07/15/2020

CHRISTOPHER JURICA  
REGISTERED PROFESSIONAL LAND SURVEYOR #6344  
RPLS6344@GMAIL.COM 512-618-7672



REVISION 1: 12/01/2020 - ADDED TREES

**WCR**  
**LAND SURVEYING**  
P.O. BOX 481 BLANCO, TX 78606  
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TBPE&LS FIRM #10194135

JOB NO.: 1233-19

DRAWN BY: CJJ

CHECKED BY: CJJ

SHEET: 1 OF 1