

- SURVEYORS NOTES:**
1. THE BEARINGS AND COORDINATES SHOWN HEREON ARE ORIENTED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83 ADJUSTMENT AND ARE GRID VALUES.
  2. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF TITLE REPORT. PARTIES TO THIS TRANSACTION ARE RESPONSIBLE FOR VERIFICATION OF ALL EASEMENTS, COVENANTS AND CONDITIONS WHICH MAY AFFECT THIS TRACT BUT ARE NOT SHOWN HEREON.
  3. THE PROPERTY DEPICTED HEREON IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY; THE FLOOD AREA BEING IDENTIFIED ON F.I.R.M. PANEL NO. 48453 C0195J, EFFECTIVE DATE 01-22-2020, LOCATED IN ZONE "X" (UNSHADED).
  4. THERE ARE NO ENCROACHMENTS, CONFLICTS OR PROTRUSIONS, EXCEPT AS SHOWN HEREON, AND SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY.
  5. ALL SET IRON RODS HAVE ORANGE PLASTIC CAPS STAMPED "BTS".
  6. THERE IS A METES AND BOUNDS DESCRIPTION WHICH ACCOMPANIES THIS SURVEY.

- ABBREVIATIONS**
- FND. - FOUND
  - I.R. - IRON ROD
  - I.P. - IRON PIPE
  - R.O.W. - RIGHT-OF-WAY
  - DRTC - DEED RECORDS OF TRAVIS COUNTY
  - RPRTC - REAL PROPERTY RECORDS OF TRAVIS COUNTY
  - OPRTC - OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY
  - WD - WARRANTY DEED
  - GWD - GENERAL WARRANTY DEED
  - SWD - SPECIAL WARRANTY DEED
  - W/VL - DEED WITH VENDOR'S LIEN
  - TCR - TRAVIS COUNTY ROAD
  - P.O.C. - PLACE OF COMMENCING
  - P.O.B. - PLACE OF BEGINNING

"TRACT III - 15.96 ACRES"  
 SWD - ORVILLE C. WORD, JR., ET UX, MARGIE L. WORD  
 TP  
 JAYNE WORD DIBRELL  
 02-03-1989 10870/384 RPRTC

**LEGEND:**

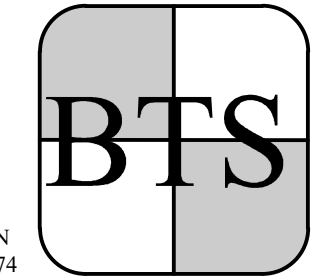
- 1/2" IRON ROD SET
- IRON ROD FOUND
- ⊠ AIR CONDITIONER
- ⊔ GUY ANCHOR
- ⊕ POWER POLE
- OVERHEAD ELECTRIC
- WOOD FENCE
- BARBED WIRE FENCE

**LAND TITLE SURVEY**

5.640 ACRE TRACT OUT OF THE WILLIAM HERONYMUS SURVEY, SECTION NO. 801, ABSTRACT NO. 385 AND THE WILLIAM HERONYMUS SURVEY, SECTION NO. 800, ABSTRACT NO. 384

TRAVIS COUNTY, TEXAS

**BRYAN TECHNICAL SERVICES, INC.**



911 NORTH MAIN  
 TAYLOR, TX 76754  
 PHONE: (512) 352-9090

FIRM No. 10128500  
 www.bryantechnicalservices.com

NO.	DATE	REVISIONS	BY

DRAWN BY: BLB	CHECKED BY: NF
SCALE: 1" = 60'	APPROVED BY: BLB
PROJECT NO. 23-878	DATE: 01-05-2024

TO: **DIBRELL FAMILY, LLC**

THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATIONS FOR A CATEGORY 1B, CONDITION III SURVEY AND THE CURRENT MINIMUM REQUIREMENTS OF THE PROFESSIONAL LAND SURVEYING ACT.

01-05-2024  
 DATE  
 BRUCE L. BRYAN, R.P.L.S.  
 TEXAS REGISTRATION NO. 4249

