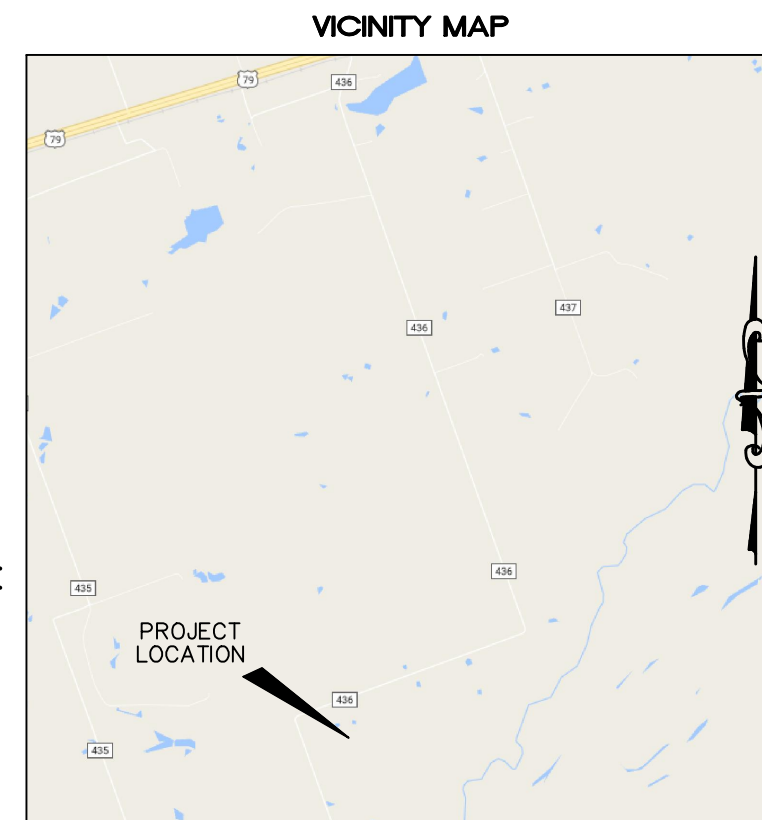


LINE	LENGTH	BEARING
L1	93.05	N68°12'36"E
L2	229.45	S21°44'22"E
L3	190.00	N68°26'16"E
L4	235.46	N68°18'58"E
L5	190.00	N68°12'36"E

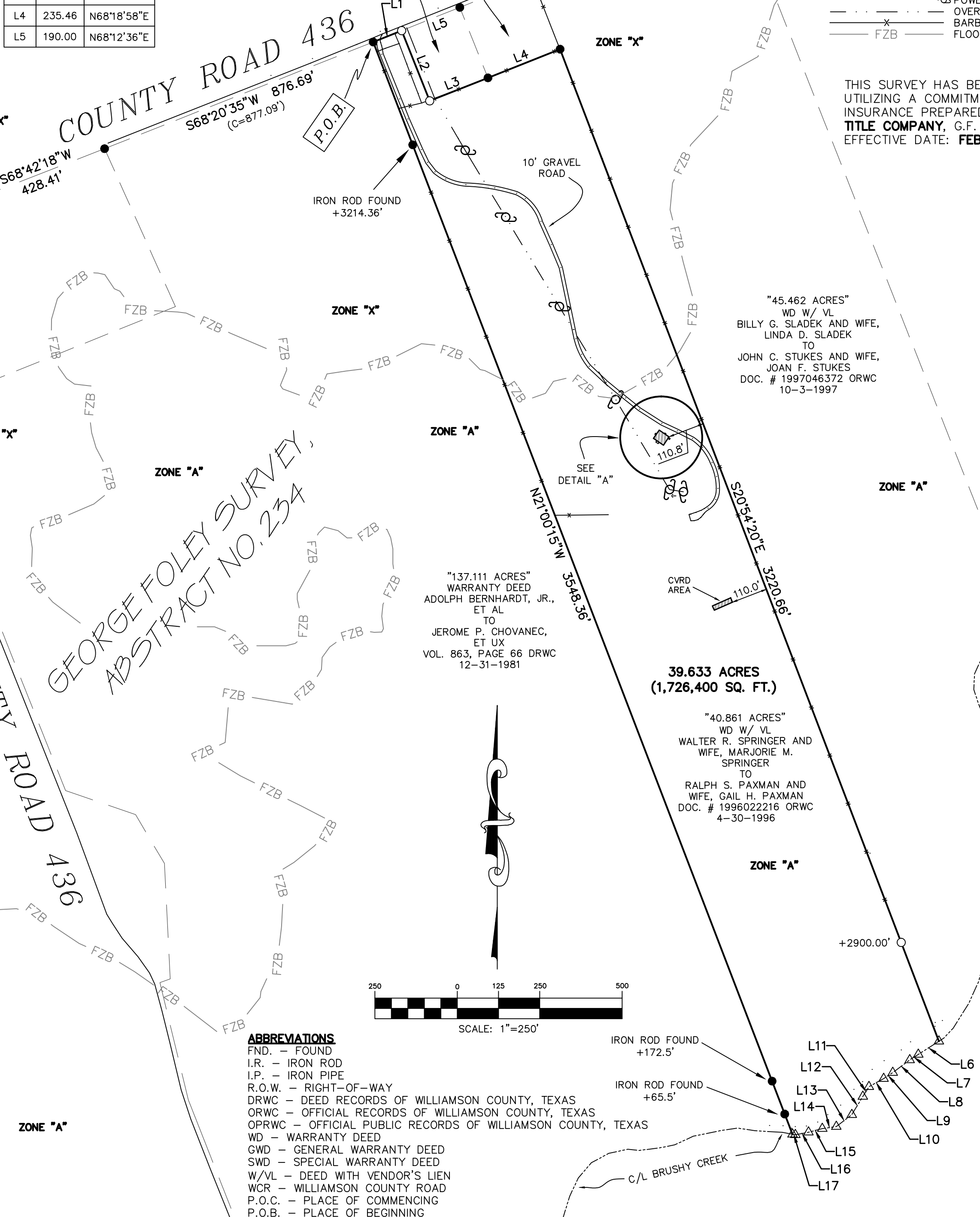
"1.0017 ACRES"
GENERAL WARRANTY DEED
RALPH S. PAXMAN AND
WIFE, GAIL H. PAXMAN
TO
LANA G. MCCOY
DOC. # 2010047633 OPRWC
7-16-2010

"1.24 ACRES"
SWD W/ VL
TAYLORBANC SAVINGS
ASSOCIATION
TO
ROY L. MCCOY AND
SPOUSE, LANA G. MCCOY
VOL. 1701, PAGE 482 ORWC
8-26-1988

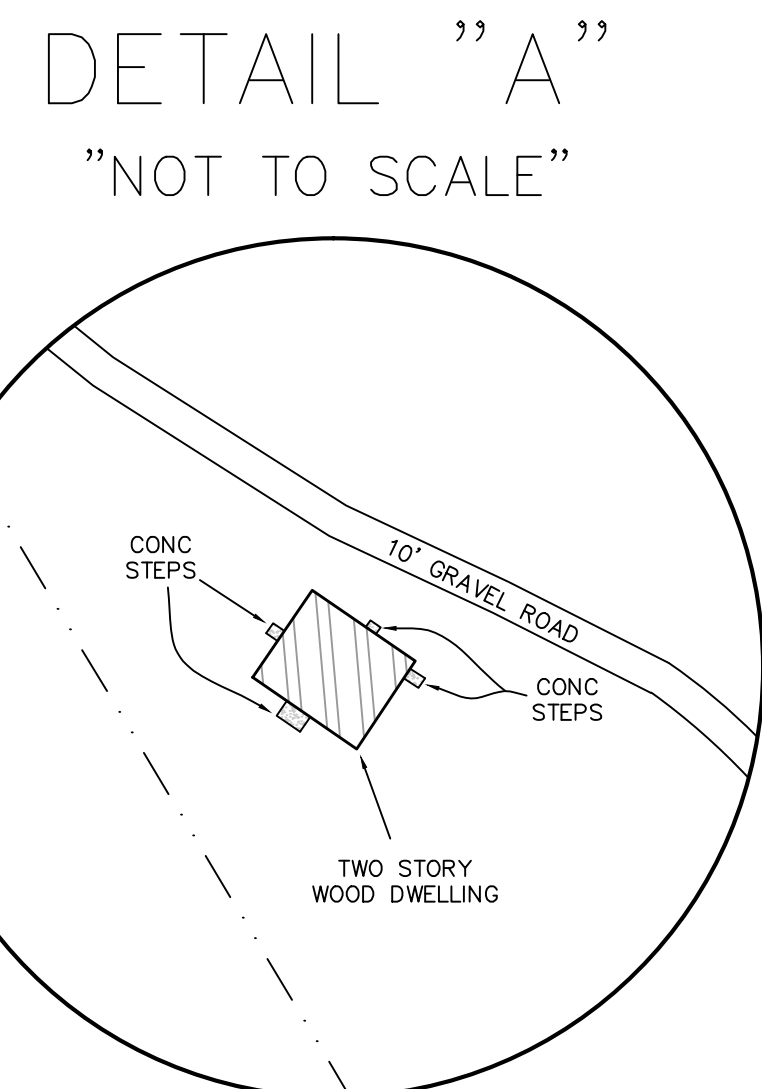
THIS SURVEY HAS BEEN PREPARED
UTILIZING A COMMITMENT FOR TITLE
INSURANCE PREPARED BY **INDEPENDENCE
TITLE COMPANY, G.F. NO. 1706553-BAL.**
EFFECTIVE DATE: **FEBRUARY 16, 2017.**



SURVEYORS NOTES:
1. THE BEARINGS SHOWN HEREON ARE ORIENTED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, 93 ADJUSTMENT.
2. THIS SURVEY WAS PREPARED WITH 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 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. 48491 C0600E, EFFECTIVE DATE SEPTEMBER 26, 2008, LOCATED IN ZONE "X" (UNSHADED) AND IN ZONE "A".
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 "BRYAN TECH SERVICES".
6. THERE IS A METES AND BOUNDS DESCRIPTION WHICH ACCOMPANIES THIS SURVEY.
10A. TP&L EASEMENT VOL. 394, PAGE 647 DRWC.—UNABLE TO LOCATE DUE TO VAGUE DESCRIPTION.
10B. OGML VOL. 403, PAGE 615 DRWC.—NOT RESEARCHED, NOT RELATED TO SURFACE TITLE.
10C.—10J. —NOTED



LINE	LENGTH	BEARING
L6	74.35	S57°26'56"W
L7	30.88	S57°22'51"W
L8	64.10	S53°11'17"W
L9	33.28	S56°32'43"W
L10	50.95	S61°04'27"W
L11	34.75	S32°06'02"W
L12	64.80	S31°11'08"W
L13	59.04	S52°33'01"W
L14	42.97	S81°27'06"W
L15	43.38	S75°19'06"W
L16	40.54	S79°12'50"W
L17	8.88	N79°33'23"W



ABBREVIATIONS
FND. — FOUND
I.R. — IRON ROD
I.P. — IRON PIPE
R.O.W. — RIGHT-OF-WAY
DRWC — DEED RECORDS OF WILLIAMSON COUNTY, TEXAS
ORWC — OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS
OPRWC — OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS
WD — WARRANTY DEED
GWD — GENERAL WARRANTY DEED
SWD — SPECIAL WARRANTY DEED
W/VL — DEED WITH VENDOR'S LIEN
WCR — WILLIAMSON COUNTY ROAD
P.O.C. — PLACE OF COMMENCING
P.O.B. — PLACE OF BEGINNING



TO: **INDEPENDENCE TITLE COMPANY**
RE: **PAGE, GF NO. 1706553-BAL**

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

3-15-17
DATE _____
BRUCE L. BRYAN, R.P.L.S.
TEXAS REGISTRATION NO. 4249

LAND TITLE SURVEY

39.633 ACRE TRACT OUT OF
THE GEORGE FOLEY SURVEY
ABSTRACT NO. 234
WILLIAMSON COUNTY, TEXAS

BRYAN TECHNICAL SERVICES, INC.

911 NORTH MAIN TAYLOR, TX 76574
PHONE: (512) 352-9090
FAX: (512) 352-9091

FIRM No. 10128500
surveying@austin.rr.com
www.bryantechservices.com

NO.	DATE	REVISIONS	BY

DRAWN BY: AVC CHECKED BY: BLB
SCALE: 1" = 250' APPROVED BY: BLB
PROJECT NO. 17-181 DATE: MARCH 8, 2017