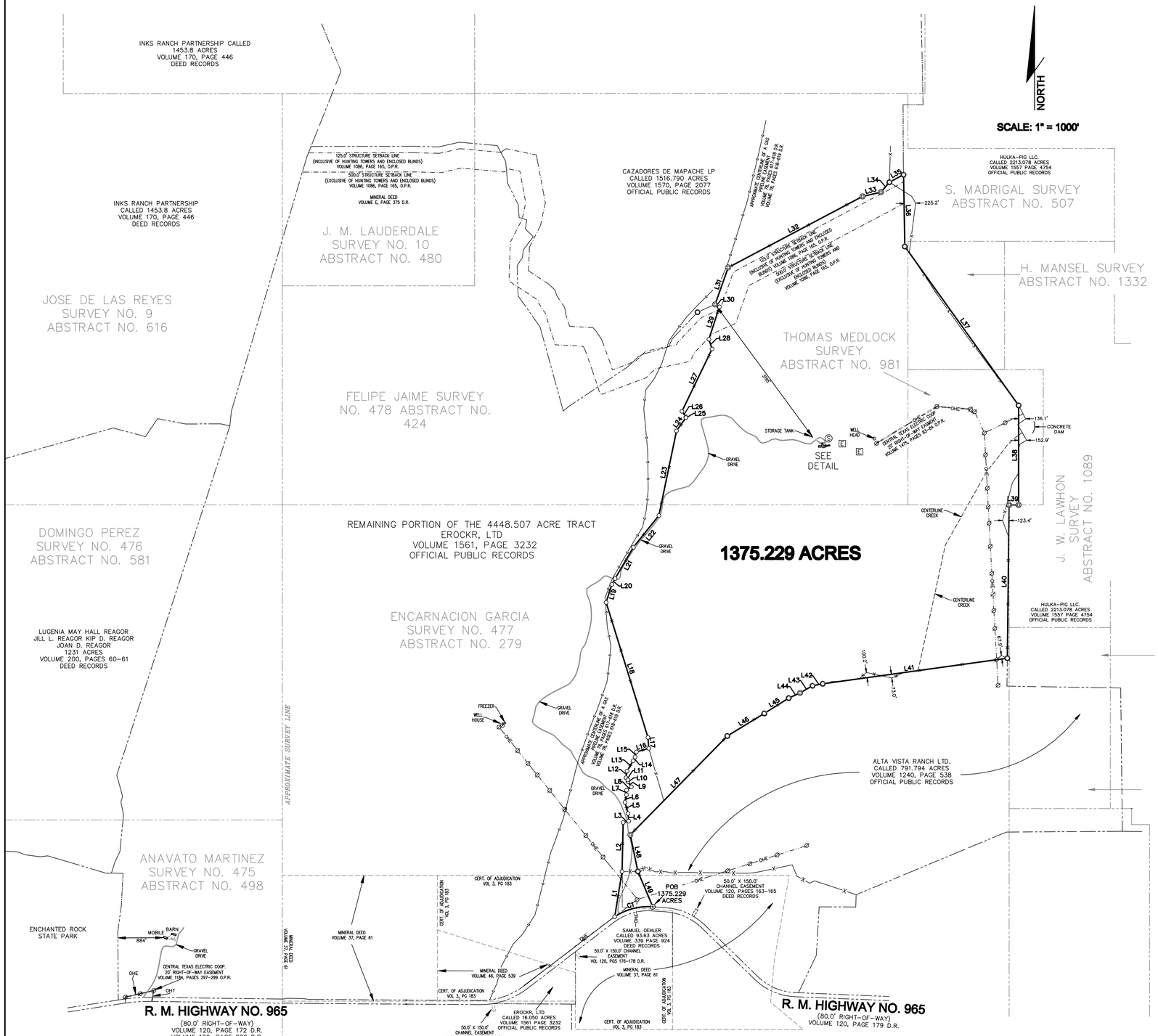
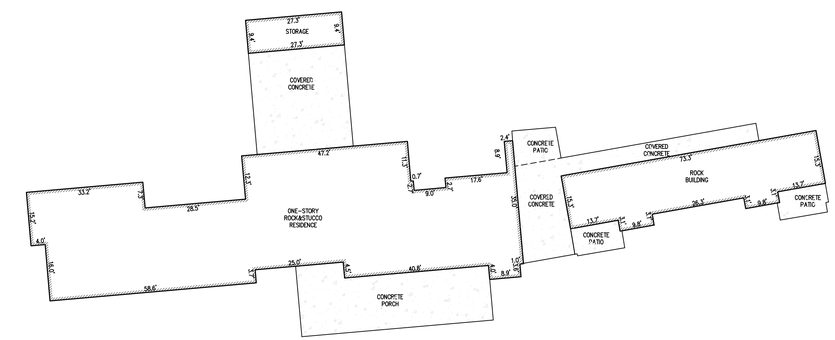


LINE TABLE				
LINE	BEARING	DISTANCE	REC-BEARING	REC-DISTANCE
L1	N09°14'41"E	892.88	N/A	N/A
L2	N01°19'24"E	955.23	N/A	N/A
L3	N75°27'49"E	110.15	N/A	N/A
L4	N04°42'41"W	148.44	N/A	N/A
L5	N15°02'03"W	226.02	N/A	N/A
L6	N11°15'49"E	149.61	N/A	N/A
L7	N01°38'11"E	89.93	N/A	N/A
L8	N54°54'25"E	112.99	N/A	N/A
L9	N33°45'48"W	122.12	N/A	N/A
L10	N01°13'17"W	33.64	N/A	N/A
L11	N39°18'45"W	55.85	N/A	N/A
L12	N08°52'12"E	129.92	N/A	N/A
L13	N30°28'43"E	232.58	N/A	N/A
L14	N27°11'20"E	83.87	N/A	N/A
L15	N14°15'28"E	102.90	N/A	N/A
L16	N73°41'02"E	251.11	N/A	N/A
L17	N04°17'09"W	211.60	N/A	N/A
L18	N17°12'50"W	2756.55	N/A	N/A
L19	N17°44'35"E	368.01	N/A	N/A
L20	N29°23'08"E	131.26	N/A	N/A
L21	N30°14'18"E	707.17	N/A	N/A
L22	N38°46'57"E	793.42	N/A	N/A
L23	N11°44'06"E	1686.25	N/A	N/A
L24	N35°21'24"E	315.74	N/A	N/A
L25	N00°56'04"W	16.68	N/A	N/A
L26	N35°51'36"W	131.31	N/A	N/A
L27	N25°50'22"E	1350.48	N/A	N/A
L28	N18°15'17"W	199.67	N/A	N/A
L29	N17°55'13"E	664.09	N/A	N/A
L30	N60°25'54"W	96.42	N/A	N/A

LINE TABLE				
LINE	BEARING	DISTANCE	REC-BEARING	REC-DISTANCE
L31	N19°31'11"E	764.21	N19°31'11"E	764.21
L32	N62°07'19"E	2964.87	N62°07'19"E	2964.87
L33	N77°00'06"E	365.95	N77°00'06"E	365.95
L34	N40°29'53"E	255.00	N40°29'53"E	255.00
L35	N62°07'19"E	312.03	N62°07'19"E	312.03
L36	S01°00'00"E	1399.92	S01°00'00"E	1399.92
L37	S35°36'31"E	3811.19	S35°36'31"E	3811.19
L38	S00°00'00"W	1940.71	S00°00'00"W	1940.71
L39	N89°29'11"W	186.09	N89°29'11"W	186.09
L40	S00°40'23"W	2989.20	S00°40'23"W	2989.20
L41	S82°06'06"W	3632.05	S82°06'06"W	3632.05
L42	S79°07'55"W	202.60	S79°07'55"W	202.60
L43	S60°11'14"W	281.48	S60°11'14"W	281.48
L44	S65°22'19"W	241.82	S65°22'19"W	241.82
L45	S57°52'34"W	562.23	S57°52'34"W	562.23
L46	S58°37'23"W	845.38	S58°37'23"W	845.38
L47	S44°27'42"W	2698.35	S44°27'42"W	2698.35
L48	S11°35'43"E	728.57	S11°35'43"E	728.57
L49	S22°46'55"E	748.66	S22°46'55"E	748.66

CURVE TABLE						
CURVE	DELTA	RADIUS	REC-RADIUS	LENGTH	REC-LENGTH	TANGENT
C1	37°42'25"	1185.92	1185.92	780.46	780.46	404.95



DETAIL:

NOTES

1. BASIS OF BEARING WAS ESTABLISHED FROM TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83 (96).
2. FIELD SURVEY COMPLETED 01-15-2020.
3. ONLY APPARENT UTILITIES WERE LOCATED AND NO ATTEMPT HAS BEEN MADE AS A PART OF THIS BOUNDARY SURVEY TO OBTAIN OR SHOW DATA CONCERNING EXISTENCE, SIZE, DEPTH, CONDITION, CAPACITY, OR LOCATION OF ANY UTILITY OR MUNICIPAL / PUBLIC SERVICE FACILITY. FOR INFORMATION REGARDING THESE UTILITIES OR FACILITIES, PLEASE CONTACT THE APPROPRIATE AGENCIES.
4. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS; OTHER THAN POSSIBLE EASEMENTS THAT WERE VISIBLE AT THE TIME OF THE MAKING OF THIS SURVEY; BUILDING SETBACK LINES; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND USE REGULATIONS; AND ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
5. A FIELD NOTE DESCRIPTIONS WITH SAME DATE ACCOMPANIES THIS SURVEY.

LEGEND

- ∅ UTILITY POLE
- E ELECTRIC JUNCTION BOX
- G GAS LINE
- T TELEPHONE PEDESTAL
- Ⓢ SEPTIC LIDS
- —X— WIRE FENCE
- -OHE- OVERHEAD ELECTRIC
- -OHT- OVERHEAD TELEPHONE
- ⊕ TXDOT TYPE 1 CONCRETE ROW MARKER
- ○ 1/2" REBAR W/MDS CAP FOUND
- ○ 3/8" REBAR W/MDS CAP SET
- ⊕ FENCE POST FOUND

PLAT SHOWING:

A 1375.229 ACRE TRACT OF LAND, OUT OF THE ENCARNACION GARCIA SURVEY NO. 477, ABSTRACT NO. 279, THE FELIPE JAIME SURVEY NO. 478, ABSTRACT NO. 424, THE H. MANSEL SURVEY, ABSTRACT NO. 1332, THE THOMAS MEDLOCK SURVEY, ABSTRACT NO. 981, ALL IN LLANO COUNTY, TEXAS, SAID 1375.229 ACRE TRACT BEING A PORTION OF THAT CALLED 4448.507 ACRE TRACT AS CONVEYED TO EROCKR, LTD BT SPECIAL WARRANTY DEED WITH VENDOR'S LIEN RECORDED IN VOLUME 1561, PAGE 3232, OFFICIAL PUBLIC RECORDS OF LLANO COUNTY, TEXAS,

REFERENCES:
VOLUME 1086 PAGES 165-180 O.P.R.-RESTRICTIONS
VOLUME 78 PAGES 617-618 D.R.-LONE STAR GAS LINE EASEMENT - SHOWN HEREON
VOLUME 78 PAGES 618-619 D.R.-LONE STAR GAS LINE EASEMENT - SHOWN HEREON
VOLUME 120, PAGES 176-178 D.R.-TxDOT CHANNEL EASEMENT - SHOWN HEREON
VOLUME 120, PAGES 94-95 D.R.-CENTRAL TEXAS ELECTRIC COOP. UTILITY EASEMENT - CANNOT BE LOCATED
VOLUME 126 PAGES 164-165 D.R.-CENTRAL TEXAS ELECTRIC COOP. UTILITY EASEMENT - CANNOT BE LOCATED
VOLUME 3, PAGES 183-184 D.R.-CERTIFICATE OF ADJUDICATION - SHOWN HEREON WITH BEST AVAILABLE INFORMATION
VOLUME 140 PAGES 104-105 D.R.-CENTRAL TEXAS ELECTRIC COOP. UTILITY EASEMENT - CANNOT BE LOCATED
VOLUME 466 PAGES 286-288 O.P.R.-GTE SOUTHWEST INC. UTILITY EASEMENT - CANNOT BE LOCATED
VOLUME 110, PAGES 524-526 O.P.R.-CENTRAL TEXAS ELECTRIC COOP. UTILITY EASEMENT - CANNOT BE LOCATED
VOLUME 1184, PAGES 297-299 O.P.R.-CENTRAL TEXAS ELECTRIC COOP. UTILITY EASEMENT - SHOWN HEREON
VOLUME 1475, PAGE 83 O.P.R.-CENTRAL TEXAS ELECTRIC COOP. UTILITY EASEMENT - SHOWN HEREON
VOLUME 120, PAGES 195-196 D.R.-TxDOT CHANNEL EASEMENT - SHOWN HEREON
VOLUME 37, PAGE 61 D.R.-MINERAL DEED - SHOWN HEREON WITH BEST AVAILABLE INFORMATION
VOLUME 46, PAGE 539 D.R.-MINERAL DEED - SHOWN HEREON WITH BEST AVAILABLE INFORMATION
VOLUME E, PAGE 375 D.R.-MINERAL DEED - SHOWN HEREON

STATE OF TEXAS)
COUNTY OF KENDALL)

I HEREBY CERTEY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY AND THAT THERE ARE NO VISIBLE EASEMENTS OR ENCROACHMENTS OF BUILDINGS ON ADJOINING PROPERTY AND THAT ALL BUILDINGS ARE WHOLLY LOCATED ON THIS PROPERTY EXCEPT AS SHOWN ABOVE.

STATE OF TEXAS REGISTERED DAVID M. KLEIN 5528 PROFESSIONAL LAND SURVEYOR

DAVID M. KLEIN
REGISTERED PROFESSIONAL LAND SURVEYOR

NO. 5528
TEXAS REGISTRATION NO.

DATE: 03-05-20 JOB NO. 15-136-02

MDS LAND SURVEYING COMPANY, INC.
ALTA | BOUNDARY | CONSTRUCTION | OIL & GAS | TOPOGRAPHIC
TEXAS BOARD OF PROFESSIONAL LAND SURVEYING FIRM REGISTRATION No. 10019600
7205 SIDNEY BAKER • KERRVILLE, TX 78028 • 830-896-1818