

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S49°24'25"W	190.82'
L2	S41°45'48"W	86.08'
L3	S00°23'33"W	7.11'
L4	N50°51'44"E	120.75'
L5	N50°37'27"E	117.79'
L6	N50°54'37"E	121.39'
L7	N47°40'04"E	98.41'
L8	N57°06'45"E	64.33'
L9	N25°24'05"W	15.95'
L10	N53°02'36"E	62.85'
L11	N55°16'46"E	203.54'
L12	N55°53'23"E	241.68'
L13	N60°50'03"E	138.11'
L14	N65°26'14"E	50.00'
L15	N37°26'37"E	20.20'
L16	N41°20'26"E	49.65'
L17	N09°27'26"E	45.71'
L18	N41°54'12"E	28.67'
L19	S54°47'35"E	35.00'
L20	N55°19'29"E	49.13'
L21	N07°57'20"E	31.81'
L22	N52°46'34"W	47.18'
L23	N84°43'12"W	18.91'
L24	N22°20'41"W	55.56'
L25	N33°44'07"E	20.30'
L26	S77°25'14"E	52.36'
L27	S34°33'52"E	37.62'
L28	N37°59'55"E	74.71'
L29	N14°26'18"E	142.73'
L30	N42°33'41"E	61.72'
L31	N47°06'08"E	198.73'
L32	N39°57'25"E	100.43'
L33	N27°24'23"E	75.59'
L34	N12°26'59"E	189.76'
L35	N40°05'54"W	37.70'
L36	N16°56'47"E	90.37'
L37	N02°54'35"E	48.71'
L38	N10°52'54"E	166.59'
L39	N17°07'42"E	209.78'
L40	S64°40'45"E	135.05'
L41	S87°43'58"E	93.31'
L42	S00°44'22"E	63.93'
L43	S89°44'22"E	165.16'
L44	N31°24'36"E	69.61'
L45	N50°22'43"E	264.70'

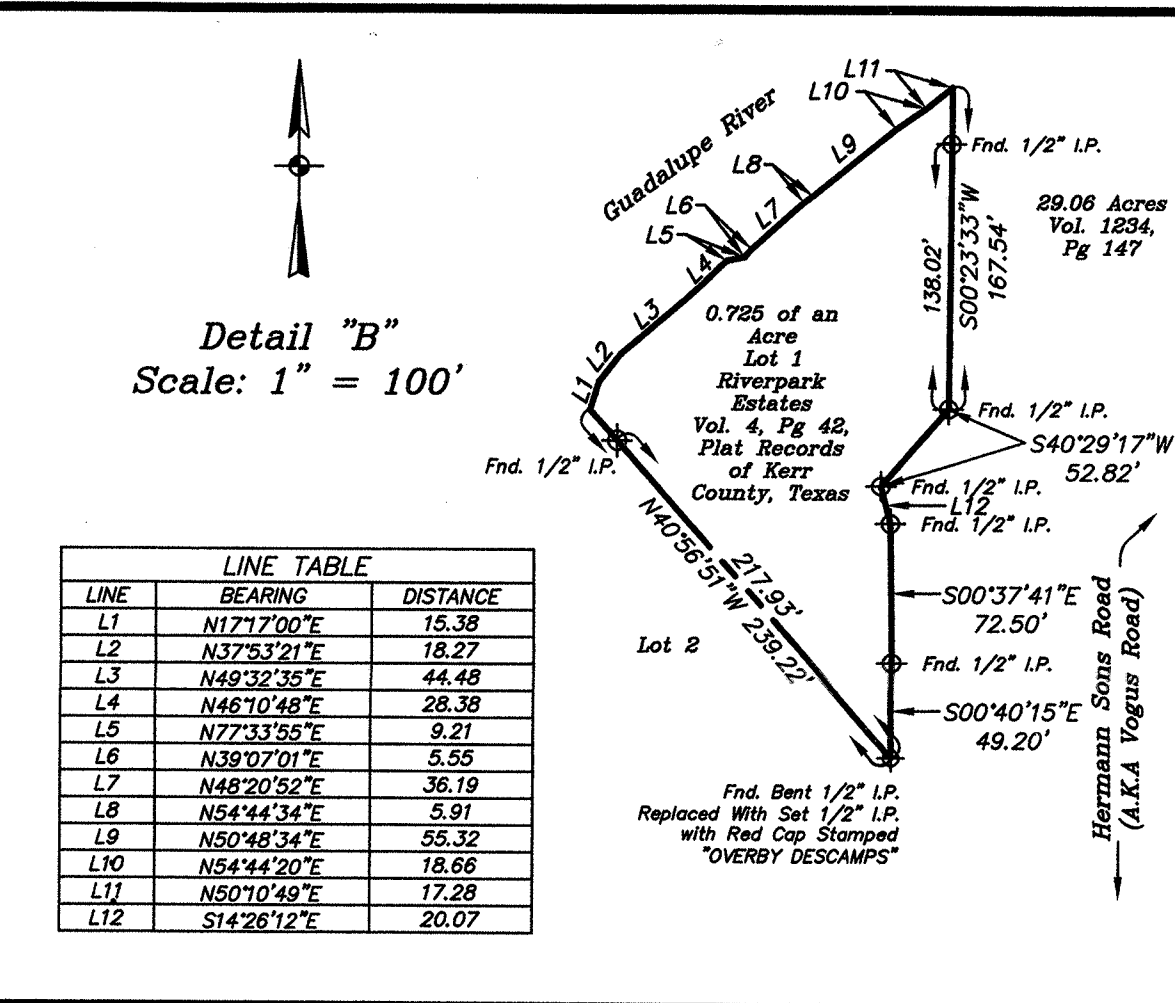
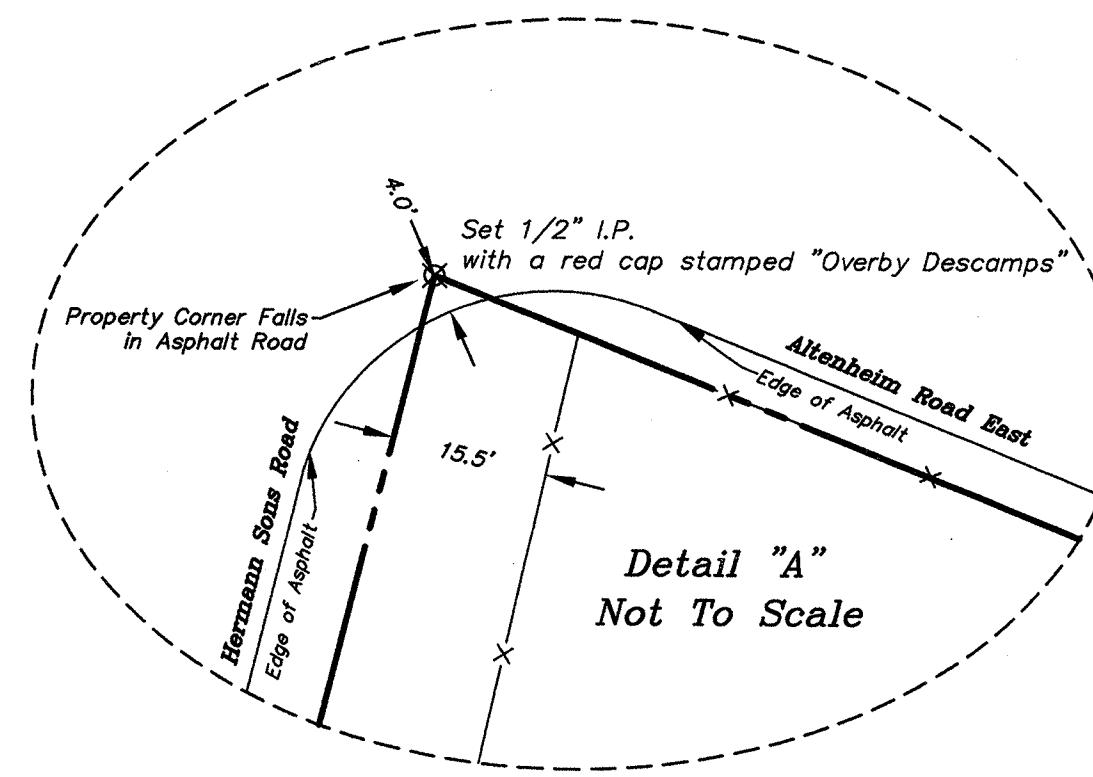
NOTES:

- Bearings are based on the Texas State Plane Coordinate System, South Central Zone, N.A.D. 83.
- Set 1/2 inch iron pin with a red cap stamped "Overby Descamps" at all property corners, unless noted otherwise.
- Deed Reference: Volume 298 Page 617 and Volume 289 Page 43, Deed Records of Kerr County, Texas.
- (S00°00'00"W 100.00') Represents record bearing and distance.
- According to Flood Insurance Rate Map Number 48265C0300 E, dated July 19, 2000:
 - A portion of this property is located in "Zone X", unshaded, defined as "Areas determined to be outside 500-year flood plain."
 - A portion of this property is located in "Zone X", shaded, defined as "Areas of 500-year flood; areas of 100-year flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 100-year flood."
 - A portion of this property is located in "Zone AE", defined as "Special Flood Hazard Areas Inundated by 100-Year Flood, Base Flood Elevations Determined"
- All interior cross fences are not shown.
- Hermann Sons Road and Altenheim Road are maintained by Kerr County.
- Elevations shown are based on Texas Department of Transportation Benchmark No. 6, Elevation 1422.66' N.A.V.D. 88.
- This property may be subject to the following:
 - Easement and Right Of Way dated May 21, 1926 to West Texas Utilities Company, recorded in Volume 45, Page 525, Deed Records of Kerr County, Texas.
 - Easement and Right of Way dated May 21, 1930 to Central Power and Light Company, recorded in Volume 51, Page 608, Deed Records of Kerr County, Texas. Blanket Easement
 - Easement and Right Of Way dated April 4, 1930 to Central Power and Light Company, recorded in Volume 51, Page 624, Deed Records of Kerr County, Texas. Blanket Easement
 - Easement and Right Of Way dated March 26, 1940 to Central Power and Light Company, recorded in Volume 66, Page 33, Deed Records of Kerr County, Texas.
 - Easement and Right Of Way dated April 17, 1940 to Central Power and Light Company, recorded in Volume 66, Page 492, Deed Records of Kerr County, Texas.
 - Right Of Way Deed dated March 23, 1954 to Lone Star Gas Company, recorded in Volume 2, Page 297, Easement Records of Kerr County, Texas. Blanket Easement
 - Telephone Line Right Of Way Easement dated August 27, 1984 to Hill Country Telephone Cooperative, Inc., recorded in Volume 20, Page 292, Easement Records of Kerr County, Texas. Blanket Easement
 - Utility Easement dated May 31, 1994 to Bandera Electric Cooperative, Inc., recorded in Volume 764, Page 833, Real Property Records of Kerr County, Texas.

0.725 of an Acre
Riverpark Estates
Volume 4, Page 42,
Plat Records of Kerr County, Texas

See Detail "B"

NOT PART OF
Kerr Co. Land
Ownership



Scale: 1" = 200'

Legend	
□	Telephone Pedestal
●	Power Pole
△	Sign
—○—	Overhead Electric
—○—	Overhead Telephone
—X—	Barbed Wire Fence
—/—/—	Wood Fence
—◇—	Chain Link Fence
---	Property Line
---	FEMA Flood Zone Line

Boundary and Improvement Survey of 206.145 acres
being Lot 1, River Park Estates and 205.420 Acres out of the
Elias Stephens Survey No. 382, Abstract No. 293
and the Jobe S. Collard Survey No. 383, Abstract No. 293
Kerr County, Texas

PROJECT NO. 02-180
DATE 11/01/02
DRAWN/AMC CHECKED/DAC
SHEET 1 OF 4

To: Christopher L. Havens and Elaine English Havens, Fidelity Abstract & Title Co.,
(G.F. # 020857F), and Capital Farm Credit, FLCA
I hereby state that this survey was made on the ground; that this drawing
correctly represents the facts found at the time of the survey; that all recorded
easements or rights-of-way listed in the commitment for title insurance are shown
or noted on the map; that all observable evidence of easements or
rights-of-way are shown on the map; that that except as shown on this map
there is no observable evidence of overlaps or encroachments of above ground
structures; and that this professional service is in substantial compliance with the
current Texas Surveyors Association Standards and Specifications for a Category 1A,
Condition III Survey.

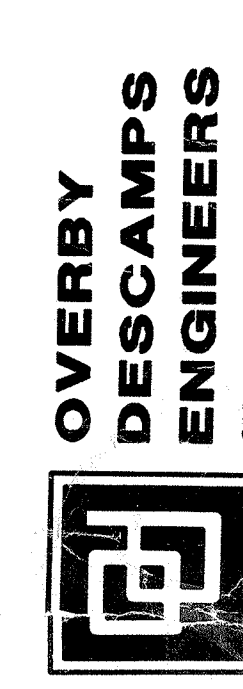
Date: 11/7/02

David A. Casanova
Registered Professional Land Surveyor No. 4251



REVISIONS

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