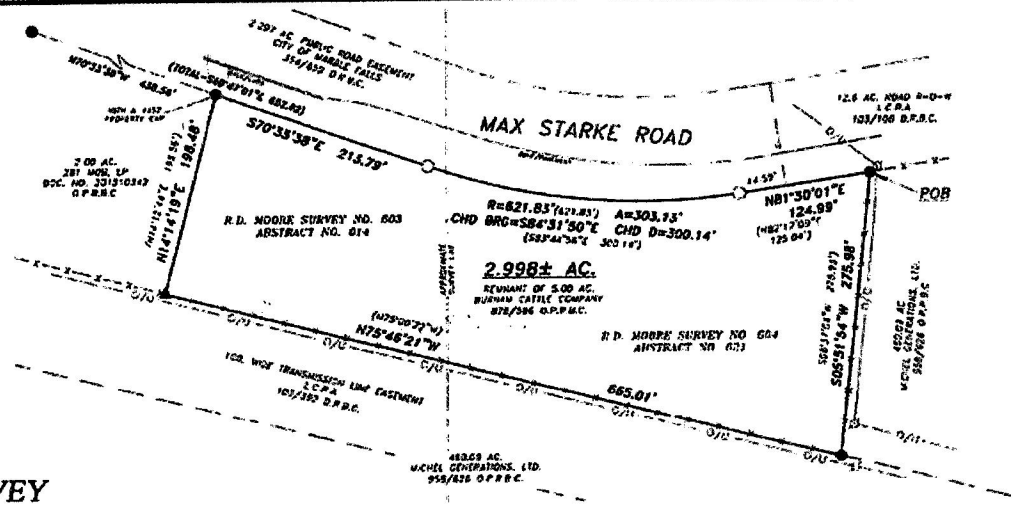
CUPLIN & ASSOCIATES INC.
LAND SURVEYORS & PLANNERS



LEGEND

- 1/2" IRON PIN FOUND (UNLESS NOTED)
- NAIL FOUND
- SET 1/2" IRON PIN WITH CUPLIN PROPERTY CAP
- VOLUME/PAGE
- P.R.B.C. PLAT RECORDS BURNET CO.
- D.R.B.C. DEED RECORDS BURNET CO.
- R.P.R.B.C. REAL PROPERTY RECORDS BURNET COUNTY
- O.P.R.B.C. OFFICIAL PUBLIC RECORDS BURNET COUNTY
- C.M. CONTROLLING MONUMENT
- ( ) RECORD INFO/SUBJECT
- UTILITY POLE
- OVERHEAD UTILITY
- WIRE FENCE

LAND TITLE SURVEY

LOCAL ADDRESS: 200 MAX STARKE ROAD, MARBLE FALLS, TEXAS.

LEGAL DESCRIPTION: BEING A 2.998 ACRE TRACT OF LAND OUT OF THE R.D. MOORE SURVEY NO. 603, ABSTRACT NO. 614 AND THE R.D. MOORE SURVEY NO. 604, ABSTRACT NO. 621 IN BURNET COUNTY, TEXAS AND BEING THE EAST PORTION OF A CALLED 5.00 ACRE TRACT OF LAND DESCRIBED IN DOCUMENT TO BURNAM CATTLE COMPANY, RECORDED IN VOLUME 878, PAGE 586 OF THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS, SAID 2.998 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY SEPARATE METES AND BOUNDS DESCRIPTION TO ACCOMPANY THIS SURVEY OF EVEN DATE.

I HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THIS PROFESSIONAL SERVICE MEETS OR EXCEEDS THE CURRENT MINIMUM STANDARDS OF PRACTICE AS ESTABLISHED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

Kyle P. Cuplin DATED 8/15/2017

KYLE P. CUPLIN, R.P.L.S. NO. 5938

STATE OF TEXAS
REGISTERED
KYLE P. CUPLIN
5938
PROFESSIONAL
LAND SURVEYOR

NOTES:
1) SUBJECT PROPERTY IS LOCATED WITHIN ZONE X (AREAS OUTSIDE THE 100 YR FLOOD) AS GRAPHICALLY IDENTIFIED ON FEMA F.I.R.M., MAP NO. 48053C0060F, EFFECTIVE 06/15/2012.
2) BASIS OF BEARINGS ARE TO THE NORTH AMERICAN DATUM OF 1983, TEXAS COORDINATE SYSTEM, CENTRAL ZONE.
3) SUBJECT TO THE ORDINANCES, SETBACKS, EASEMENTS, CONDITIONS AND RESTRICTIONS TO THE CITY OF MARBLE FALLS, TEXAS.
4) THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND MAY HAVE ADDITIONAL ENCUMBRANCES. SURVEYOR NOT RESPONSIBLE FOR ANY ENCUMBRANCES THAT A TITLE COMMITMENT MAY DISCLOSE.

DATE	BY	DESCRIPTION

REVISIONS

SCALE 1" = 100'

1500 OLD LLANO
MARBLE FALLS, TX. 78654
PH.325-446-1900 FAX 446-1905
WWW.CUPLINASSOCIATES.COM

PROJ. NO. 12969
FIELDWORK DATE: 8/8/2017
TECH: R.T. BRADLEY
CALCULATION: K.P. CUPLIN
DRAWING NO. DW: 8/10/2017

SHEET 1 of 2

SURVEY