

FLOOD PLAIN NOTE: FLOOD INSURANCE PURPOSES ONLY. NOT FOR CONSTRUCTION. PERMITTING OF OTHER USES.

This tract is not within an identified Special Flood Hazard Area Insured by 100-Year Flood as identified by the Federal Emergency Management Agency's Flood Insurance Rate Map for Hays County, Texas, and incorporated Areas. Map Number 480390105 E, dated February 18, 1998.

TITLE COMMENT NOTE

This survey reflects and is limited to those easements visible and apparent on the ground, and those easements of record called out on First American Title Company's Title Commitment of No. 17014-486594-AJ33, effective September 14, 2004, at 2:00 p.m., issued November 01, 2004, at 2:00 a.m. The following is a partial listing of specific easements called on Schedule B of said Title Commitment, and their effect on the property shown hereon:
 100) Vol. 11, Pg. 37, PPHCT; Document No. 9120886; Vol. 1634, Pg. 177, Vol. 1632, Pg. 282; Vol. 2072, Pg. 785; and Vol. 2421, Pg. 597, OFFHCT.
 101) A 75 foot building setback line along the front property line, Vol. 11, Pg. 37, PPHCT, as shown hereon.
 102) A 50 foot building setback line along the rear property line, Vol. 11, Pg. 37, PPHCT, as shown hereon.
 103) A 25 foot building setback line along the side property line, Vol. 11, Pg. 37, PPHCT, as shown hereon.
 104) Public utility easement 20 feet wide along the street right-of-way lines, Vol. 11, Pg. 37, PPHCT, as shown hereon.
 105) Public utility easement 10 feet wide along the side lines, Vol. 11, Pg. 37, PPHCT, as shown hereon.

STATE OF TEXAS
 COUNTY OF HAYS

Ten Greg W. Standard and Amy H. Standard, Bank of America, and First American Title Company.

The undersigned does hereby certify that this survey was this day made on the ground of the property legally described hereon and that to the best of my knowledge and belief is correct, and does declare that on the ground there are no apparent or visible discrepancies, deed line conflicts, overlapping of improvements, utility easements, or roadways, except as shown hereon, and that said property is this day dedicated roadway, except as shown hereon.

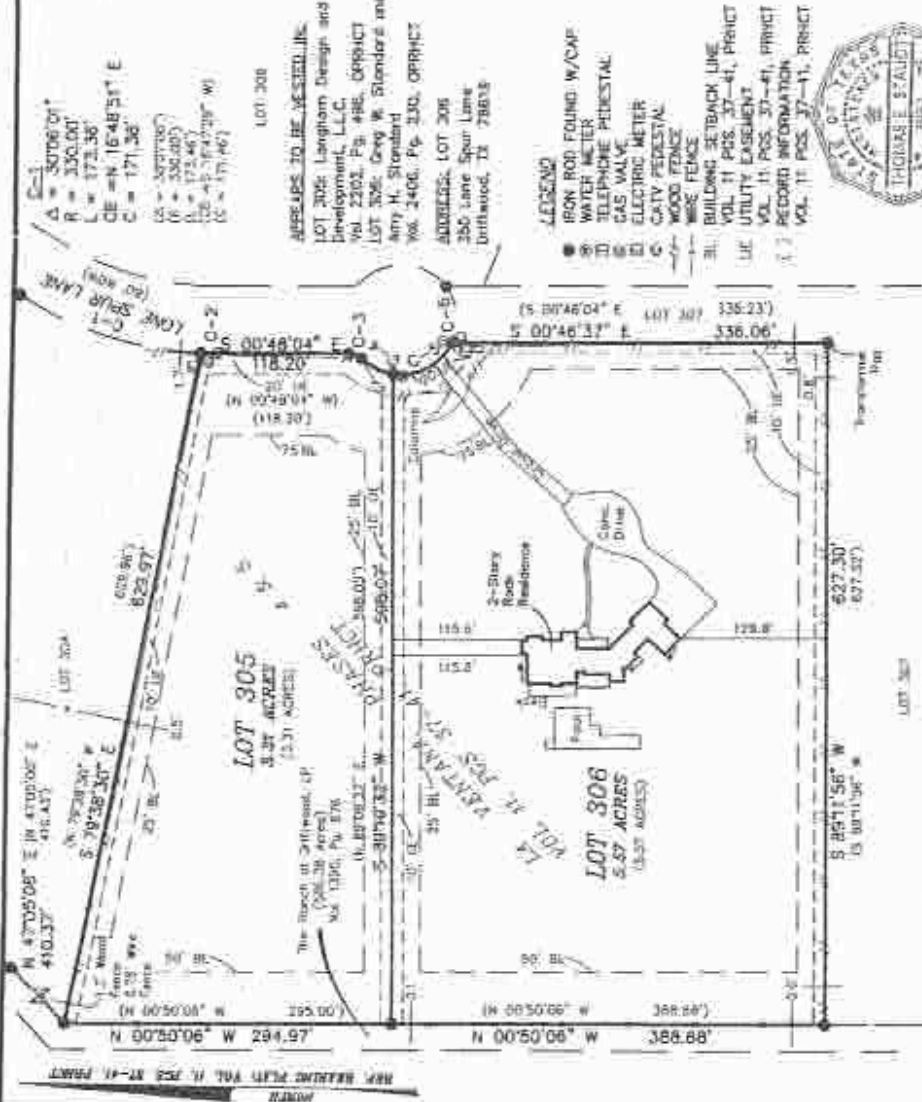
Thomas E. Slouoff
 Registered Professional Land Surveyor No. 3084
 Date 3/12/04

STAUDT SURVEYING, INC.

Thomas E. Slouoff
 P.L.S. # 3984
 P.O. Box 1073
 Dripping Springs, Texas 78620
 (512) 858-2230



PLAT SHOWING SURVEY OF
LOT 305 & LOT 306
 LA VENTANA, PHASE 4
 HAYS COUNTY, TEXAS
 Date: 3/12/04
 Plat: 305 & 306
 Date: MARCH 22, 2004
 Dwg. # 5040791



C-2	$\Delta = 233.54'$ $R = 330.00'$ $L = 14.77'$ CB = S 00°28'53" W C = 14.77'	C-3	$\Delta = 4610.41'$ $R = 15.00'$ $L = 12.08'$ CB = S 22°41'5" W C = 11.75'	C-4	$\Delta = 3803.08'$ $R = 50.00'$ $L = 33.21'$ CB = S 26°15'4" W C = 32.60'	C-5	$\Delta = 7435.30'$ $R = 50.00'$ $L = 63.09'$ CB = N 30°02'31" W C = 90.59'	C-6	$\Delta = 5073.08'$ $R = 50.00'$ $L = 52.70'$ CB = N 30°33'34" E C = 50.25'
$\Delta = 232.53'$ $R = 230.00'$ $L = 14.56'$ CB = S 00°27'16" W C = 14.56'	$\Delta = 4611.17'$ $R = 15.00'$ $L = 12.09'$ CB = S 22°42'2" W C = 11.77'	$\Delta = 3806.91'$ $R = 50.00'$ $L = 33.21'$ CB = S 26°15'4" W C = 32.60'	$\Delta = 7429.40'$ $R = 50.00'$ $L = 63.09'$ CB = N 30°02'31" W C = 90.59'	$\Delta = 6026.33'$ $R = 50.00'$ $L = 52.70'$ CB = N 30°33'34" E C = 50.25'	$\Delta = 5073.08'$ $R = 50.00'$ $L = 52.70'$ CB = N 30°33'34" E C = 50.25'	$\Delta = 6026.33'$ $R = 50.00'$ $L = 52.70'$ CB = N 30°33'34" E C = 50.25'	$\Delta = 5073.08'$ $R = 50.00'$ $L = 52.70'$ CB = N 30°33'34" E C = 50.25'		

APPEARS TO BE VESTED IN:

LOT 305: Langhorn Design and Development, L.L.C.
 Vol. 2303, Pg. 488, OFFHCT
 LOT 306: Greg W. Standard and Amy H. Standard
 Vol. 2406, Pg. 330, OFFHCT

ADDRESS: LOT 306

250 Lane Spur Lane
 Dripping Springs, TX 78638

LEGEND

- IRON ROD FOUND W/CAP
- WATER METER
- TELEPHONE PEDISTAL
- GAS VALVE
- ELECTRIC METER
- CATV PEDISTAL
- WOOD FENCE
- BRICK FENCE
- BUILDING SETBACK LINE
- UTILITY EASEMENT
- RECORD INFORMATION

