

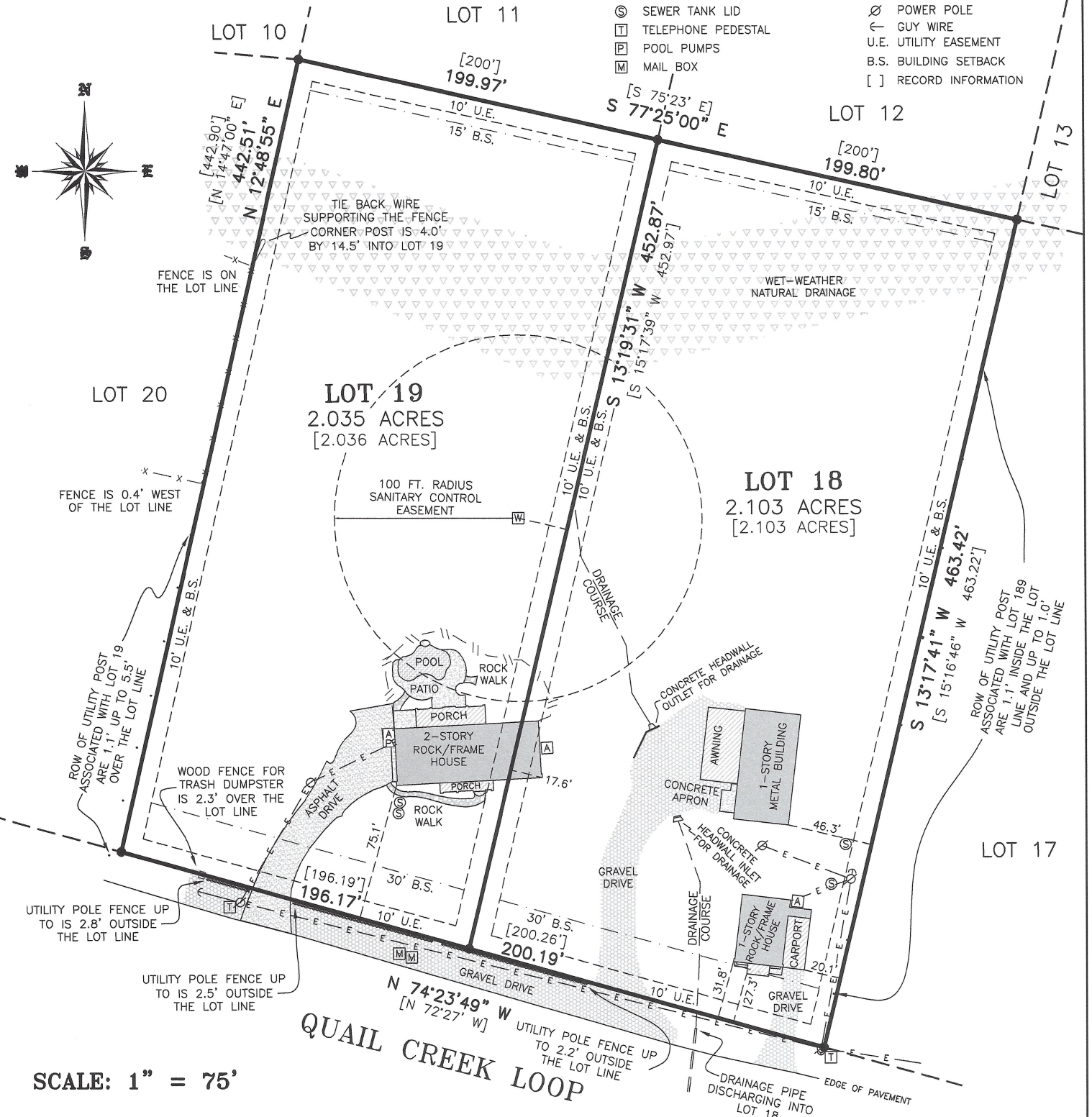
LAND TITLE SURVEY

BEING LOT NO. 31, QUAIL CREEK SUBDIVISION, UNIT NO. 1, A LLANO COUNTY SUBDIVISION ACCORDING TO THE PLAT RECORDED IN VOLUME 2, PAGE 10 OF THE PLAT RECORDS OF LLANO COUNTY, TEXAS.

LEGEND

THE PROPERTY SHOWN LIES WITHIN ZONE X, DETERMINED TO BE OUTSIDE OF THE 100 YEAR FLOOD PLAIN AS SHOWN ON THE LLANO COUNTY FLOOD INSURANCE RATE MAP NO. 48299C0375D, DATED JANUARY 1, 2021.

● 1/2" IRON ROD FOUND	--- WOOD FENCE
[A] AIR CONDITIONER	-X- WIRE FENCE
[W] WATER WELL	-E- OVERHEAD UTILITY
[S] SEWER TANK LID	Ø POWER POLE
[T] TELEPHONE PEDESTAL	← GUY WIRE
[P] POOL PUMPS	U.E. UTILITY EASEMENT
[M] MAIL BOX	B.S. BUILDING SETBACK
[] RECORD INFORMATION	



SCALE: 1" = 75'

THE PROPERTY SHOWN HEREON IS SUBJECT TO THE FOLLOWING:

1. RESTRICTIONS, EASEMENTS AND SETBACKS RECORDED IN VOLUME 171, PG. 325 D.R.L.C.T.; VOL. 2, PG. 10 P.R.L.C.T.;
2. ALL CURRENT LLANO COUNTY SUBDIVISION AND DEVELOPMENT REGULATIONS.
3. ANY RIGHTS OR REGULATIONS OF THE LOWER COLORADO RIVER AUTHORITY.

THE PROPERTY SHOWN HEREON IS NOT SUBJECT TO THE FOLLOWING:

1. DOCUMENTS RECORDED IN VOL. 80, PG. 302, VOL. 87, PG. 295, VOL. 175, PG. 722 D.R.L.C.T.; VOL. 635, PG. 76 O.P.R.R.P.L.C.T.

EXCLUSIVELY TO PARTIES INVOLVED IN FIRST NATIONAL TITLE INSURANCE COMPANY COMMITMENT GF NO. 21-607390-HB, EFFECTIVE JULY 2, 2021.

I, TODD HOLLAND, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY SHOWN HEREON DURING AUGUST, 2021, UNDER MY DIRECTION AND SUPERVISION; THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT THERE ARE NO APPARENT ENCROACHMENTS OR OVERLAPPING OF IMPROVEMENTS WITH THE DEED LINES SHOWN EXCEPT AS SHOWN HEREON; THAT THERE ARE NO APPARENT DISCREPANCIES OR DEED LINE CONFLICTS WITH THE DEEDS SHOWN EXCEPT AS SHOWN HEREON; THAT THERE ARE NO VISIBLE UTILITY LINES EXCEPT AS SHOWN HEREON; THAT THIS PROPERTY ADJOINS A DEDICATED RIGHT-OF-WAY.

8-20-2021
DATE

CLIENT: CHAD THIBODEAUX
HOLLAND #: 2021-187
DRAWN BY: T. HOLLAND

TODD HOLLAND
REGISTERED PROFESSIONAL
LAND SURVEYOR
NO. 5421, STATE OF TEXAS

THE BASIS OF BEARINGS FOR THE SURVEY SHOWN HEREON IS TEXAS STATE PLANE, LAMBERT GRID, CENTRAL ZONE. ESTABLISHED WITH THE GEONET-A, RTK NETWORK.



HOLLAND
SURVEYING

PROFESSIONAL SURVEYING AND MAPPING
SERVICES

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