

STATE OF TEXAS
COUNTY OF HAYS

6.95 ACRES
FANNIE A.D. DARDEN SURVEY

A DESCRIPTION OF A 6.95 ACRE TRACT SITUATED IN THE FANNIE A.D. DARDEN SURVEY, HAYS COUNTY, TEXAS, BEING THE SAME 6.94 ACRE TRACT CONVEYED TO JERRELL AND WANDA HEIN LIVING TRUST RECORDED IN VOLUME 1669, PAGE 618, THE OFFICIAL RECORDS OF HAYS COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING at a ½ inch iron rod found in the south right-of-way line of a F.M. 150 (80' R.O.W.), for the northeast corner of a called 141.38 acre tract conveyed to Sherman H. Eckols by order of Probate number 9833 of The Probate Records of Hays County, Texas, and for the northwest corner of the herein described tract;

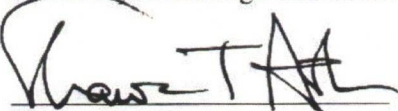
THENCE with said south right-of-way of FM 150, **North 73°38'04" East**, a distance of **258.30 feet** (called North 73°38' East, 258.25 feet) to a ½ inch iron rod found for the northwest corner of Lot 1, Davis Homestead Subdivision as recorded in Volume 13, Page 164, of the Plat Records of Hays County, Texas, and for the northeast corner of the herein described tract;

THENCE South 00°18'00" West, a distance of **1247.36 feet** (called South 00°18' West, 1247.36 feet), being the **BEARING BASIS** herein, to a 2 inch iron pipe found in the north line of a called 20.67 acre tract conveyed to Scott Marshall in Volume 322, Page 635, of the Deed Records of Hays County, Texas, for the southwest corner of Lot 2 of said Davis Homestead Subdivision, and for the southeast corner of the herein described tract;

THENCE with the north line of said 20.67 acre tract, **South 87°26'54" West**, a distance of **250.43 feet** (called South 87°29' West, 250.17 feet) to a 60D nail found in a fence post the north line of said 20.67 acre tract, and the east line of said 141.38 acre tract, and for the southwest corner of the herein described tract;

THENCE with the east line of said 141.38 acre tract, **North 00°25'44" East**, a distance of **1185.75 feet** (called North 00°25' East, 1185.60 feet) to the **POINT OF BEGINNING** containing **6.95 acres** of land.

I, Shawn T. Ash, do certify that this description and associated exhibit were prepared from a boundary survey performed under my direction during August 2006, and is true and correct to the best of my knowledge and belief.



Shawn T. Ash
Registered Professional Land Surveyor
No. 5687 State of Texas



08/29/06

Date

Attachments: Exhibit of 6.95 acres
Job: 06-1457

FM 150
(80' R.O.W.)

EDGE OF PAVEMENT
(N 73°38' E 258.25')
N 73°38'04" E 258.30'

P.O.B.

ZONE "AE"
SCALED OF FEMA

NOTES:

1) THIS LOT IS SUBJECT TO AN AFFIDAVIT TO THE PUBLIC REGARDING OSSF MAINTENANCE IN VOLUME 2614, PAGE 543, OFFICIAL PROPERTY RECORDS OF HAYS COUNTY, TEXAS.

2) ACCORDING TO THE NATIONAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48209C0479 F, DATED SEPT. 2, 2005, A PORTION OF THIS TRACT IS LOCATED IN ZONE "AE", WHICH IS AN AREA OF THE 100-YEAR FLOODPLAIN WITH BASE FLOOD ELEVATIONS DETERMINED. THE LOCATION OF THIS ZONE IS SCALED FROM SAID FEMA MAP TO THE BEST OF OUR ABILITY. ASH & ASSOCIATES IS ONLY LABELING FEMA'S REPRESENTATION OF FLOODPLAIN AND NOT HEREIN CERTIFYING TO ITS ACCURACY.

I, SHAWN T. ASH, DO HEREBY CERTIFY THAT THIS PLAT OF THE PROPERTY SHOWN HEREON, WAS PREPARED FROM A SURVEY PERFORMED UNDER MY DIRECTION AND SUPERVISION DURING AUGUST 2006, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND EXCEPT AS SHOWN OR NOTED HEREON, THERE ARE NO VISIBLE DISCREPANCIES, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADWAYS, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A PUBLIC RIGHT OF WAY.

6.95 ACRES
(6.94 ACRES)
JERRELL AND WANDA HEIN
LIVING TRUST
(1669/618)

LOT 1
DAVIS HOMESTEAD
(13/164)



Shawn T. Ash
SHAWN T. ASH, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
NUMBER 5687 STATE OF TEXAS

08/29/06
DATE

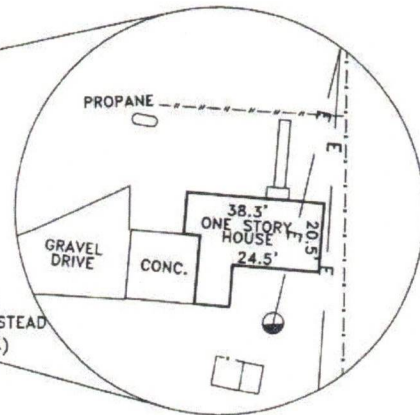
(N 00°25' E 1185.60')
N 00°25'44" E 1185.75'

(S 00°18' W 1247.36')
BEARING BASIS
S 00°18'00" W 1247.36'

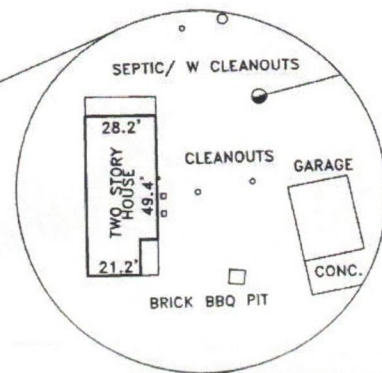
SPRINKLERS
SEPTIC/ W CLEANOUTS
PROPANE
GRAVEL DRIVE

LOT 2
DAVIS HOMESTEAD
(13/164)

WOOD SHED



SCALE 1" = 100'



LEGEND

- IRON PIPE FOUND
- IRON ROD FOUND
- ▲ 60 D NAIL IN FENCE POST
- ⊕ FIRE HYDRANT
- //— WOOD FENCE
- x— WIRE FENCE
- POWER POLE
- E — OVERHEAD ELEC. LINE
- DOWN GUY
- (BRG-DIST.) RECORD CALL

EXHIBIT TO ACCOMPANY LEGAL DESCRIPTION OF:

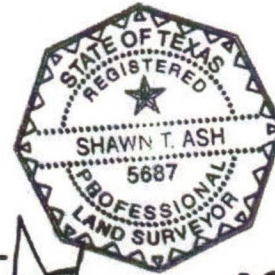
141.38 ACRES
SHERMAN H ECKOLS
(PROBATE# 8933)

ASPHALT DRIVE

SEPTIC/ W CLEANOUTS

CLEANOUTS

I, SHAWN T. ASH, DO HEREBY CERTIFY THAT THIS PLAT OF THE PROPERTY SHOWN HEREON, WAS PREPARED FROM A SURVEY PERFORMED UNDER MY DIRECTION AND SUPERVISION DURING AUGUST 2006, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND EXCEPT AS SHOWN OR NOTED HEREON, THERE ARE NO VISIBLE DISCREPANCIES, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADWAYS, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A PUBLIC RIGHT OF WAY.



Shawn T. Ash
SHAWN T. ASH, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
NUMBER 5687 STATE OF TEXAS

08/29/06
DATE

6.95 ACRES
(6.94 ACRES)
JERRELL AND WANDA HEIN
LIVING TRUST
(1669/618)

LOT 1
DAVIS HOMESTEAD
(13/164)

BEARING BASIS
(S 00°18'00" W 1247.36')
(S 00°18'00" W 1247.36')

LOT 2
DAVIS HOMESTEAD
(13/164)

SCALE 1" = 100'

LEGEND

- ⊙ IRON PIPE FOUND
- IRON ROD FOUND
- ▲ 60 D NAIL IN FENCE POST
- ⊕ FIRE HYDRANT
- //— WOOD FENCE
- x— WIRE FENCE
- ⊙ POWER POLE
- E— OVERHEAD ELEC. LINE
- (— DOWN GUY
- (BRG.-DIST.) RECORD CALL

EXHIBIT TO ACCOMPANY LEGAL DESCRIPTION OF:
A 4.95 ACRE TRACT SITUATED IN THE FANNIE A.D. DARDEN SURVEY
HAYS COUNTY, TEXAS.

TO:

PURCHASER: RANDY GREEN
AND JENNIFER GREEN
COMMONWEALTH LAND TITLE
TITLE CO: 615886
CF NO:
ADDRESS: 1905 W. FM 150

**ASH
&
ASSOCIATES**
surveying and mapping

142 JACKSON LANE
SAN MARCOS, TEXAS 78666
(512) 392-1719
FAX (512) 392-1928
CJW

JOB NO: 06-1457 DRAWN BY: ABB FB: 38/36

141.38 ACRES
SHERMAN H ECKOLS
(PROBATE# 8933)

ASPHALT DRIVE

SEPTIC/ W CLEANOUTS

CLEANOUTS

BRICK BBQ PIT

GRAVEL DRIVE

WOOD SHED

SEPTIC/ W CLEANOUTS

SPRINKLERS

PROPANE

PROPANE

GRAVEL DRIVE

CONC.

ONE STORY HOUSE

24.5'

SEPTIC/ W CLEANOUTS

CLEANOUTS

GARAGE

28.2'

21.2'

BRICK BBQ PIT

CONC.

S 87°26'54" W 250.43'
(S 87°29' W 250.17')

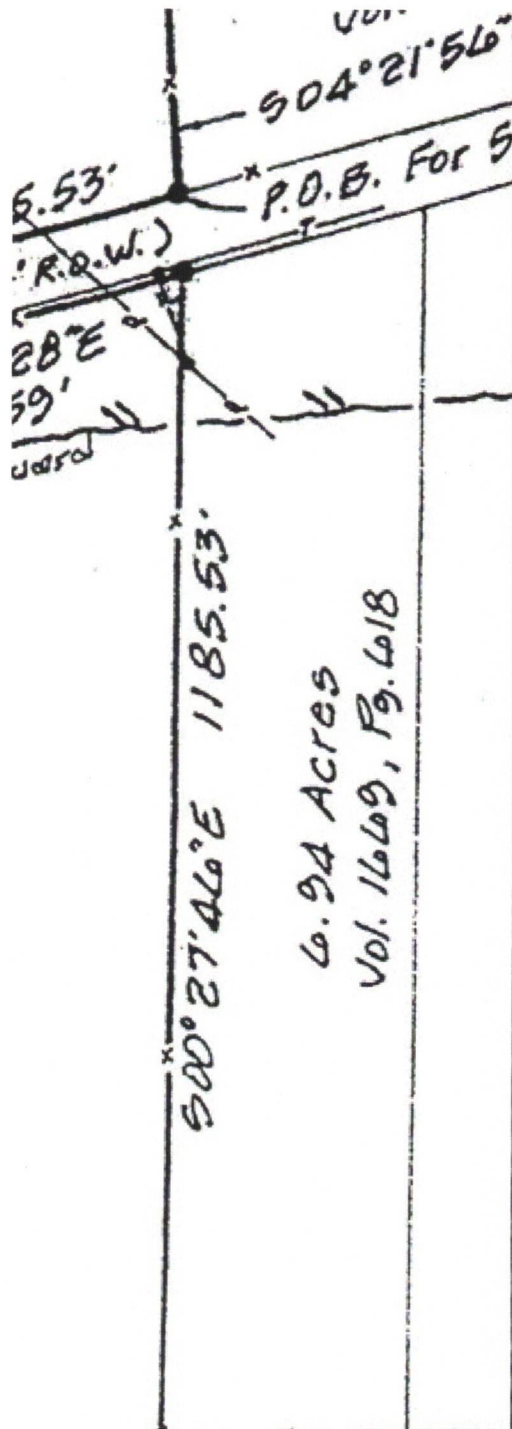
(20.67 ACRES)
SCOTT MARSHALL
(322/635)

©:ASH & ASSOCIATES, L.L.C.

Property Survey and Layout

Survey

Satellite



FM 150

2nd Well
3rd Septic

Guest House
1st Well
Main Septic

Has been removed

~~RV Pad~~
2nd Septic

~~Garage~~
Has been removed

Main House



02/22/05 08:19 AM

Hays County Environmental Health NOTICE OF APPROVAL FOR ON-SITE SEWAGE FACILITY

THIS IS TO CERTIFY that the on site sewage facility located at:

OSSF #: **2005 - 172**19507 FM 150 W, DRIFTWOOD TX 78619

Grid:

Block: Lot: ☒ Routine Maintenance

meets or exceeds the basic requirements established by the County.

LICENSE TO OPERATE this facility is hereby granted to the owner. This license simply grants permission to operate this facility; it does not guarantee its successful operation. Routine maintenance and proper functioning are the sole responsibility of the owner.

KEEP THIS LICENSE with important papers. You may need it when selling your house or if a malfunction occurs

Tank Type: Concrete BoxValve: SampleMax Flow: 480 gallons/dayTank Size: gallonsDrainfield Size: 7922 sq. ft.Installed By: INGRAM, LARRYEngineered By: JETTON, STEPHEN

The above referenced private sewage facility has been inspected by the Hays County Health Department for compliance with the Rules of Hays County and, based on information provided in the application, has been found to comply with the requirements of those Rules.

NOTE: This certification does not extend to the materials, workmanship or fabrication of the private sewage facility so as to express or imply to the owner or installer of the facility any warranty by or rights against Hays County or any of its agencies, as to the quality or durability of the facility nor compliance with the owner's individual specifications and requirements, but solely relates to the facility meeting the requirements of Hays County in effect as of this date.

NOTE: This approval simply grants permission to operate this facility; it does not guarantee its successful operation. Routine maintenance and proper functioning are the sole responsibility of the owner.

NOTE: This approval remains in effect until such time as there is evidence that this facility is not operating properly and may constitute a threat to the health of the people of Hays County.

The specified backfill should not be altered or covered in any way except for sodded grass or grass seeded cover to promote evaporation. All plumbing in the house should be kept in good repair to minimize flooding of the drainfield.

Date of Final Inspection: 02/18/05Issued this date: 2/22/05

I Hernandez
Sanitarian

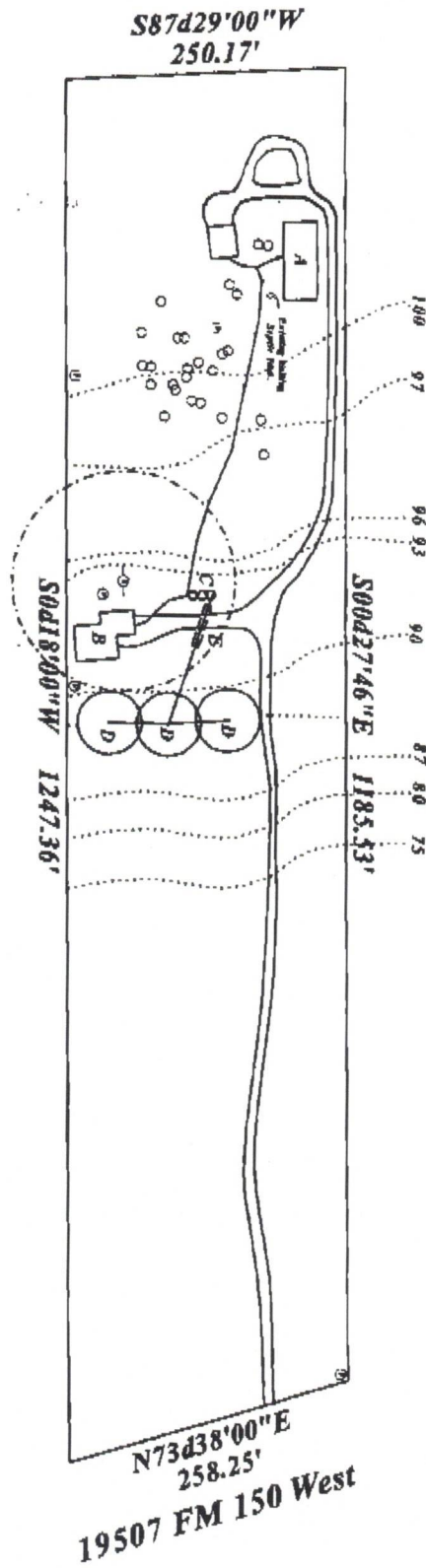
Allen H. Watson
Director, Environmental Health

**This is not intended to be used as an official survey. All structures and Contour locations are approximate.*

Scale: 1" = 150'



19507 FM 150 West Driftwood, Texas



- A - 3-Bedroom, Single-Family Residence.
- B - 2-Bedroom, Guest Home.
- C - Aquasafe, 750-GPD Aerobic Treatment Plant.
- D - Hunter Ultra 20, 29' Radius, Splitter Head.
- E - Sleeve Supply Line with Sch. 40 PVC.

Provide Two-Way Cleanout from House to Tank.
Supply Line: 1" Sch. 40 PVC
Maintain 10' from all Property Lines.
Maintain 10' from all Potable Water Lines.

*Refer to Tank Detail and Design Notes for more Information.

*Plans may vary slightly based on Conditions Encountered in the Field.

*All Separation and Setback Requirements as Stated Chapter 285, TNRCC, On-Site Sewage Facilities, must be maintained.

JAN-12-2005 04:09 PM STEPHEN JETTON

392-5645
512 357 2000

P.01

Ingram

2002041

P.1

TWO YEAR INITIAL SERVICE CONTRACT

Date: _____

For 2002 Sale System
(Property, Plant, Equipment)

Located at: _____

Our Firm, **Full Country Wastewater Services, Inc.**, will inspect and service your **Aerobic Septic System** for the first two years from the date of Permitting Authority approval (first inspection). Upon expiration of this contract, the owner is required by law to continuously maintain a signed written contract with a valid maintenance company and shall provide the permitting authority with a copy at least 30 days prior to the expiration of the previous contract. If the property owner or maintenance company desires to discontinue the maintenance contract, the maintenance company shall notify, in writing, the permitting authority at least 30 days prior to when the service will cease. If a maintenance company discontinues business, the property owner shall within 30 days of the termination date, contract with another approved maintenance company and provide the permitting authority with a copy of the newly signed maintenance agreement. All customer complaints will be responded to within 48 hours.

TESTING AND REPORTING

Full Country Wastewater Services, Inc. will inspect this system three (3) times per year the first two (2) years at no charge to the customer per State guidelines dated June 13, 2001. The six (6) inspections will be completed at four (4) month intervals.

The tests required include: effluent quality inspection, mechanical and electrical inspection and service to include inspecting aeration, air filter, float levels, alarm panel and replacing or repairing any components found to be functioning incorrectly. Wastewater approved Chlorine is required to be used in this system and is the responsibility of the owner. A chlorine residual test will be done at each visit and results reported to permitting authority. Acceptable test results is at least .1 mg/l chlorine residual in the pump tank.

Upon expiration of this contract, our company will offer a continuing service contract to cover the required service, inspection, and reporting as specified by the State and local permitting authority.

Violations of warranty include shutting off the electric power to the system for more than 24 hours, disconnecting the alarm system, restricting ventilation to the septic tank, overloading the system above its rated capacity, or introducing excessive amounts of harmful matter into the system, damage to components caused by acts, or any other form of abuse.

This contract does not include pumping sludge from tank.

Service Company

Full Country Wastewater Services, Inc.
1940 Parsley Road

Dripping Springs, Texas 78620
512-858-7926 or 512-894-4488
Fax 512-858-5376

Owner
Signature: [Signature]

Service Company
Signature: [Signature]

Printed Name: E. Charles Coffman
Lic. #: 4875

Phone: 392-5831

San Marcos - Hays County Health Department
302 W. San Antonio St., San Marcos, Texas 78666
APPLICATION FOR A PERMIT TO INSTALL A SEPTIC TANK

(New) Custom

Owner Lonnie Ruston Contractor Whisenant & SonAddress R.R. 150 Address DR. SPRS.Location of septic tank system installation Approx. 5 ft.
from foundation of residenceBlock Number acres Addition 1/2 MI East of PardenLot Number _____ Street & Number Hill Rd. on So. side ofSize or Square Feet in House Proposed residenceNumber of Bedrooms 3 Number of Baths 1 1/2Washing Machine YES Garbage Grinder NOPerc. Data: one inch fall in 16/30 Minutes

Approval is given for construction of this septic tank with the following specifications:

Material Concrete Capacity 1000 gal septic

Use one of the following four:

(1) _____ Ft. in 18 inch wide trench (3) _____ Ft. in 24 inch wide trench

(2) _____ Ft. in 30 inch wide trench (4) _____ Ft. in 36 inch wide trench

Distance between lines 10 Ft. Effective absorption Pit - 5' x 100' 500 sq. ft. TrenchGravel 12 In. Total Beneath 6 In. bottomDistance from: Foundation 5 Ft. Lot Line 10 Ft.Distance from creek or river 75 ft. Front--Back--SideDistance from any water well 150 ft. Lot size over the recharge - 1 acre
Off the recharge - 20,000 sq. ft.

Call for final inspection before covering.

Signature of Applicant [Signature]Date 4/2/81Approved: [Signature]
County Health OfficerInspection Fee \$ 20.00By: Clifford J. Conner R.S.
InspectorPermit Number 1814

Reg # 1061

Phone: 392-5831

San Marcos - Hays County Health Department
302 W. San Antonio St., San Marcos, Texas 78666
APPLICATION FOR A PERMIT TO INSTALL A SEPTIC TANK

Owner Lonnie Ruston Contractor Raymond Whisenant & Son
Address Driftwood, TX Address Dripping Springs, TX
Location of septic tank system installation _____

Block Number (182) Addition Near Driftwood
Lot Number (acres) Street & Number 1.5 mile Darden Hill Rd
Size or Square Feet in House Trailer 1980 - 40' x 14'
Number of Bedrooms 2 Number of Baths 2
Washing Machine yes Garbage Grinder _____

Perc. Data: one inch fall in 16/30 Minutes

Approval is given for construction of this septic tank with the following specifications:

Material Concrete Capacity 1000 gallon
Use one of the following four:
(1) Ft. in 18 inch wide trench (3) Ft. in 24 inch wide trench
(2) Ft. in 30 inch wide trench (4) Ft. in 36 inch wide trench
Distance between lines 10 Ft. Effective absorption 600 sq ft in a pit
Gravel 12 In. Total Beneath 6 In.
Distance from: Foundation 5 Ft. Lot Line 10 Ft.
Distance from creek or river 75 ft. Front—Back—Side
Distance from any water well 150 ft.

Call for final inspection before covering.

Ray Whisenant
Signature of Applicant

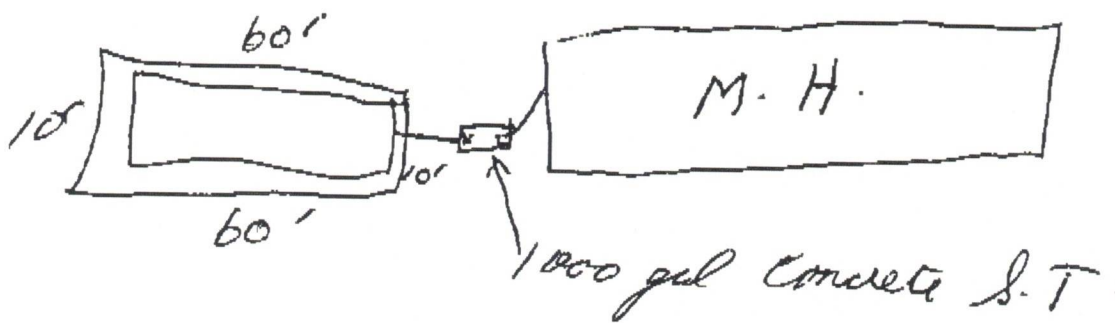
Date 7/8/80

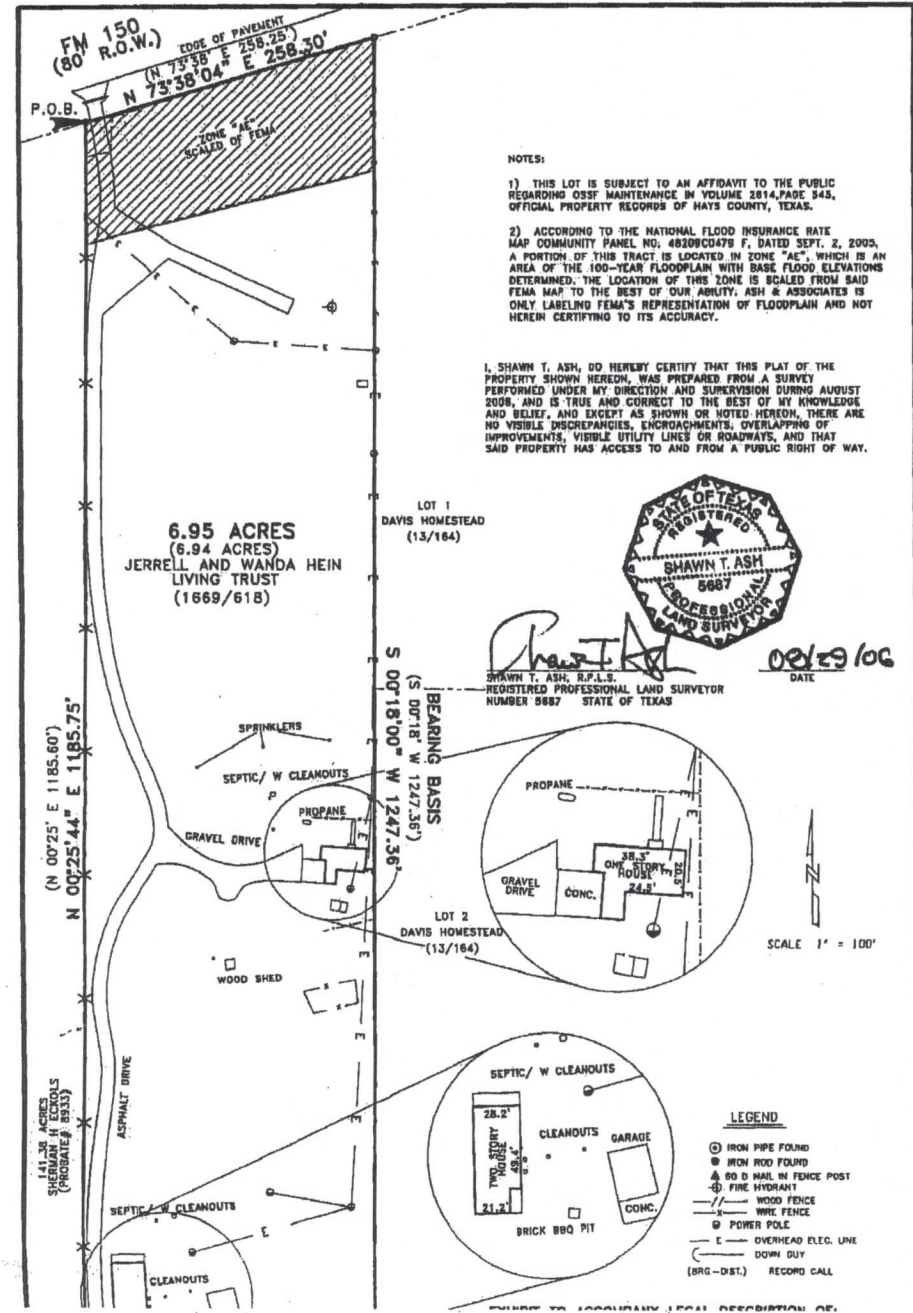
Approved: Nilon Tallant M.D.
County Health Officer

Inspection Fee \$ 20⁰⁰ Fr

By: Terry Ewald RS
Inspector
for C. J. Conner

Permit Number 3510





NOTES:

- 1) THIS LOT IS SUBJECT TO AN AFFIDAVIT TO THE PUBLIC REGARDING OSSF MAINTENANCE IN VOLUME 2814, PAGE 543, OFFICIAL PROPERTY RECORDS OF HAYS COUNTY, TEXAS.
- 2) ACCORDING TO THE NATIONAL FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48308C0478 F, DATED SEPT. 2, 2003, A PORTION OF THIS TRACT IS LOCATED IN ZONE "AE", WHICH IS AN AREA OF THE 100-YEAR FLOODPLAIN WITH BASE FLOOD ELEVATIONS DETERMINED. THE LOCATION OF THIS ZONE IS SCALED FROM SAID FEMA MAP TO THE BEST OF OUR ABILITY. ASH & ASSOCIATES IS ONLY LABELING FEMA'S REPRESENTATION OF FLOODPLAIN AND NOT HEREIN CERTIFYING TO ITS ACCURACY.

I, SHAWN T. ASH, DO HEREBY CERTIFY THAT THIS PLAT OF THE PROPERTY SHOWN HEREON, WAS PREPARED FROM A SURVEY PERFORMED UNDER MY DIRECTION AND SUPERVISION DURING AUGUST 2006, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND EXCEPT AS SHOWN OR NOTED HEREON, THERE ARE NO VISIBLE DISCREPANCIES, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADWAYS, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A PUBLIC RIGHT OF WAY.

Property Survey and Layout

Survey

Satellite

