

Building 1, the original building, consists of Tasting Room and production area. Building 2 is a metal building currently used for storage.

The address was originally registered as 12282 (the south west corner of the property), which was the original gate of the property, however, as per County directive the gate, the current physical address for the winery, had to be placed at 12346 E US Highway 290, Fredericksburg, TX 78624.



SURVEY NOTES:

- BEARINGS, DISTANCES & ACRES ARE GROUND, AND AS TO ITS CENTRAL ZONE 1203.
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT/COMMITMENT. THERE MAY BE EASEMENTS, RESTRICTIONS, AND/OR COVENANTS AFFECTING THIS PROPERTY, NOT SHOWN HEREON.
- A METES AND BOUNDS DESCRIPTION ACCOMPANIES THIS PLAN.
- A 1/2 INCH IRON ROD SET IS A 1/2 INCH IRON WITH PLASTIC CAP MARKED "SEARCHERS RPLS 6275."

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA ANGLE
C1	2231.80'	607.83'	S 72°21'33" W	605.95'	15°36'15.89"

RECORD CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA ANGLE
C1	2231.80'	607.99'	S 73°10'50" W	606.11'	15°36'15.89"

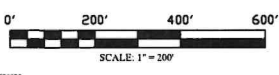
I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE PLAN AS SHOWN HEREON WAS PREPARED FROM AN ON-THE-GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION AND COMPLETED ON MAY 8, 2024. NO WARRANTY IS MADE OR INTENDED FOR THE LOCATION OF ANY OR ALL EASEMENTS THAT MAY EXIST WITHIN THE BOUNDS OF THIS SURVEY.

Franklin A. Leanos
 FRANKLIN A. LEANOS
 REGISTERED PROFESSIONAL LAND SURVEYOR #6889
 DATE: 05-18-2024

SEARCHERS SURVEYING & ENGINEERING LLC
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LEGEND:

- POINT
- 1/2" IRON ROD FOUND
- ADJACENT LINE
- ADJACENT LINE
- SURVEY LINE
- BURIED UTILITY LINE
- EXTENDING UTILITY LINE
- UTILITY
- PIPE FENCE CORNER POST FOUND
- WOOD FENCE CORNER POST FOUND
- POSTHOLE
- UTILITY POLE
- SEWER MANHOLE
- ELECTRIC METER
- WATER WELL
- PROPANE TANK
- WATER METER
- AIR COMPRESSOR
- AS MARKED
- SHED
- SEWER MANHOLE
- U.E. - UTILITY EASEMENT
- B.L. - BUILDING SETBACK LINE
- ONE-WAY - RECORD WALL
- P.D.B. - POINT OF BEGINNING
- S.C.P.A. - GALILESC COUNTY PROBATE RECORDS
- S.C.P.A. - GALILESC COUNTY DEED RECORDS
- S.C.P.A. - GALILESC COUNTY OFFICIAL PUBLIC RECORDS
- S.C.P.A. - GALILESC COUNTY ROL PROPERTY RECORDS



BOUNDARY SURVEY
 45,704 ACRES OUT OF THE JUAN FRANCISCA FLORES SURVEY NO. 14, ABSTRACT NO. 218 IN GILLESPIE COUNTY, TEXAS.

RECORDED DEED CLERK JOB NO. 24-0964
 REV. 0 DRAWN BY: SWE/PLA