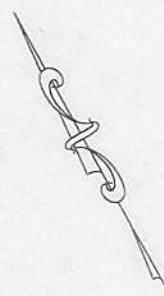


20 0 20 40 60 Feet

Bee Cave Woods Section 2-AA
Book 77, Page 300



Lot 19
Bee Cave Woods
Section 2-A
Book 91, Pg. 341

Lot 14-A

Lot 14-B

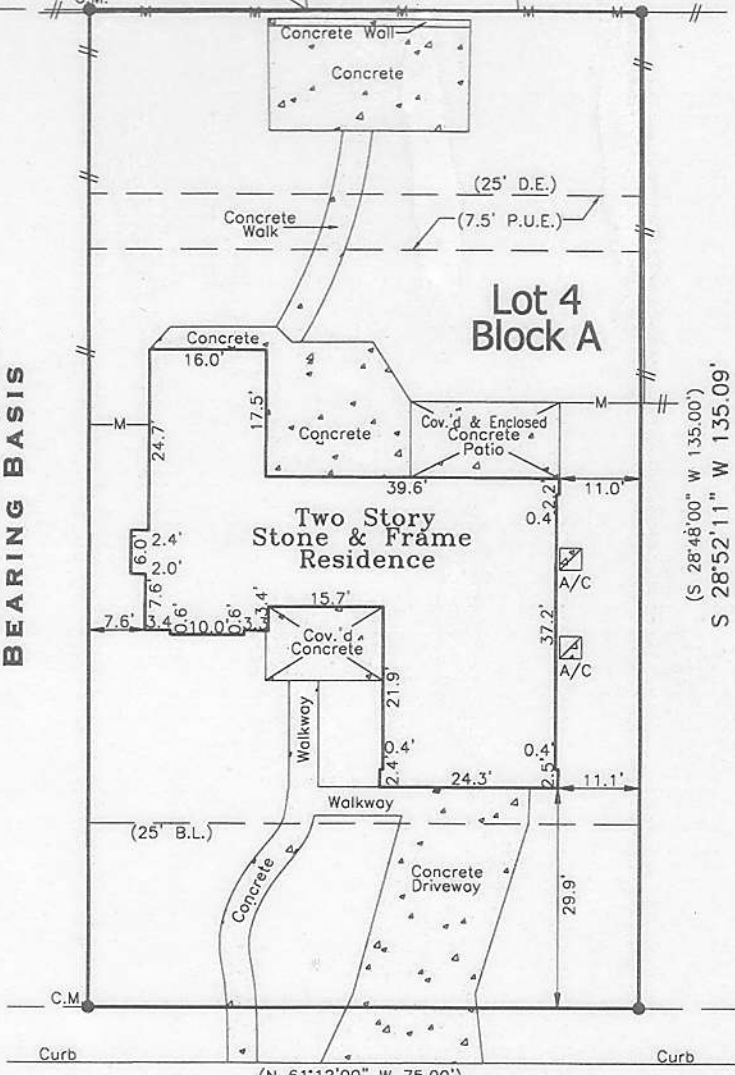
Lot 10-B

S 60°58'03" E 75.07'
(S 61°12'00" E 75.00')

N 28°48'00" E 135.35' (135.00')
BEARING BASIS

Lot 3

Lot 5



(S 28°48'00" W 135.00')
S 28°52'11" W 135.09'

(N 61°12'00" W 75.00')
N 61°09'46" W 74.91'

THOUSAND OAKS DRIVE

(60' Right-of-way Per Plat)

OWNERS COPY

Reduced Copy
"Not to Scale"

Note(s)

1.) Subject to restrictions and easement rights as stated in: Volume 5869, Page 944; Volume 6024, Page 1997 and per plat in Volume 75, Page 46.

2.) No side yards at the front building setback line shall be less than 10 feet on one side and 5 feet on the other, stated in 5869/944.

COUNTRYSIDE SECTION ONE

SUBDIVISION: COUNTRYSIDE SECTION ONE
 LOT: 4 BLOCK: A VOLUME: 75 PAGE: 46 PLAT RECORDS
 COUNTY: TRAVIS STATE OF TEXAS STREET ADDRESS: 3210 THOUSAND OAKS DRIVE
 CITY: AUSTIN REFERENCE NAME: GERALD A. VALDEZ AND HEATHER H. VALDEZ

B&G Surveying, Inc.

Victor M. Garza R.P.L.S.

Office 512*458-6969
Fax 512*458-9845

1404 West North Loop Blvd.
Austin, Texas 78756



THIS AREA IS NOT DEPICTED AS BEING IN A SPECIAL FLOOD HAZARD AREA PER FEMA'S FLOOD INSURANCE RATE MAP 0445 H DATED 9/26/08. IT IS REPRESENTED AS IN ZONE "X". HOWEVER AT PRESENT TIME, NO ELEVATIONS, DRAINAGE, OR FLOOD STUDIES HAVE BEEN PERFORMED AND INFORMATION IS BASED SOLELY UPON SAID MAP. THE SURVEYOR DOES NOT ASSUME RESPONSIBILITY AS TO ANY INFORMATION PROVIDED BY SAID MAP AND DOES NOT IMPLY THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE OF FLOOD DAMAGE. FOR FURTHER INFORMATION CONTACT YOUR FLOOD PLAIN ADMINISTRATOR.

LEGEND

- 1/2" REBAR FOUND
- M METAL FENCE
- CHAIN LINK FENCE
- /// WOOD FENCE
- B.L. BUILDING LINE
- P.U.E. PUBLIC UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- () PER PLAT
- C.M. CONTROL MONUMENT

TO THE TENHOLDER AND/OR PRESENT OWNERS OF THE PREMISES SURVEYED AND TO

DATE 06/01/09
 TITLE CO INDEPENDENCE
 G.F. # 0912404-MCM
 JOB # B0508409-TA

I DO HEREBY CERTIFY TO THOSE LISTED HEREON THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND, UNDER MY SUPERVISION, OF THE PROPERTY LEGALLY DESCRIBED HEREON, IS PREPARED IN ACCORDANCE TO THE TITLE COMMITMENT REFERENCED HEREON, AND THAT THERE ARE NO VISIBLE BOUNDARY LINE CONFLICTS, ENCROACHMENTS OR OVERLAPPING OF IMPROVEMENTS, OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON.

80316907_TA		JACK_TBLK
FIELD WORK	JESUS	03/23/07
CALCULATIONS	JOHN	03/26/07
DRAFTING	JACK	03/26/07
FINAL CHECK	M.L.	06/01/09
CORRECTIONS	JOSE	06/01/09
UP DATE	JOSE	06/01/09