

LOT 11

SHALLOW STREAM COVE

(50' R.O.W.)

CH=N 45°24'24" E 76.77'
L=83.30' R=60.00'
(81.43')

(S 24°55'03" E 147.22')
S 25°19'36" E 147.32'

(N 86°15'27" E 160.33')
N 86°01'48" E 160.44'

EDGE-OF-ASPHALT
ELECTRIC TRANSFORMER
(10' LATERAL SUPPORT EASEMENT)
(10' P.U.E.)
(15' B.L.)

TWO STORY
FRAME/STUCCO
RESIDENCE

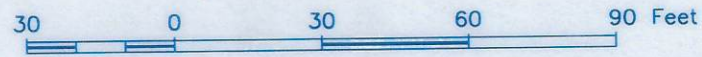
(DRAINAGE WATER QUALITY EASEMENT)

LOT 10 BLK.A

N 83°29'02" W 159.11'
(N 83°28'47" W 159.11')

N 03°44'33" W 158.23' (158.23')
BEARING BASIS

LOT 197, BLOCK A,
BARTON CREEK ABC WEST, PHASE 1,
V.101, P.164



LEGEND

- 1/2" IRON PIPE FOUND
- 1/2" REBAR FOUND
- 1/2" REBAR SET
- 600 NAIL FOUND
- 600 NAIL SET
- SPINDLE FOUND
- CAPPED REBAR FOUND
- BARB WIRE FENCE
- CHAIN LINK FENCE
- WOOD FENCE
- METAL FENCE
- BUILDING LINE
- P.U.E. PUBLIC UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- S.D.E. SURFACE DRAINAGE EASEMENT
- W/WW WATER/WASTEWATER
- E.E. ELECTRIC EASEMENT
- S.S.E. SANITARY SEWER EASEMENT
- CM GAS METER
- WM WATER METER
- EM ELECTRIC METER
- FH FIRE HYDRANT
- () PER PLAT
- POWER POLE
- OVERHEAD UTILITIES
- C.M. CONTROL MONUMENT
- R.O.W. RIGHT OF WAY
- P.O.L. POINT ON LINE
- P.O.B. PLACE OF BEGINNING

- Notes:
- 1.) Subject to restrictions and easement rights as stated in: V.11324, P.707; V.11706, P.726; V.12110, P.1340; V.12881, P.1132; V.12893, P.37; V.12945, P.335; 12963, P.1809; V.12963, P.1815; V.13141, P.1134; V.13309, P.476; and Doc.#1999034177; 1999153583; 1999158831; 2001008102; 2002034517; 2002044488; 2003223888; 2005183947; 2006029209; 2007132496; 2008105324; 2008120731; and per plat in Vol. 98, Pg. 289-291.
 - 2.) Subject to Blanket Type Utility and Access Easement per V.11970, P.407.
 - 3.) Wastewater Line Easement per V.12439, P.2106 does not affect this lot.
 - 4.) Water Line Easement per V.12600, P.1310 does not affect this lot.
 - 5.) Subject to Drainage and Water Quality Easement per V.12644, P.426.
 - 6.) Subject to Access Easement Agreement per V.12963, P.1862.

SUBDIVISION BARTON CREEK ABC MIDSECTION

LOT: 10 BLOCK: A VOLUME 98 PAGES 289 PLAT RECORDS

COUNTY: TRAVIS STATE OF TEXAS STREET ADDRESS 2012 SHALLOW STREAM COVE

CITY: AUSTIN REFERENCE NAME RON BUTTERWORTH

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 0440 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.

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

ALAMO TITLE COMPANY
ALAMO TITLE INSURANCE COMPANY OF TEXAS

DATE 12-17-08
TITLE CO ALAMO
G.F. # AT0800318
JOB # B1204908_TA
SCALE 1" = 30'

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 LAPPING OF IMPROVEMENTS, OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON.

CHERYL_TBK

FIELD WORK	JESUS	12-15-08
CALCULATIONS	TONI	12-15-08
DRAFTING	AW3	12-15-08
FINAL CHECK	VC	12-17-08
CORRECTIONS	AW3	12-17-08
UP DATE		