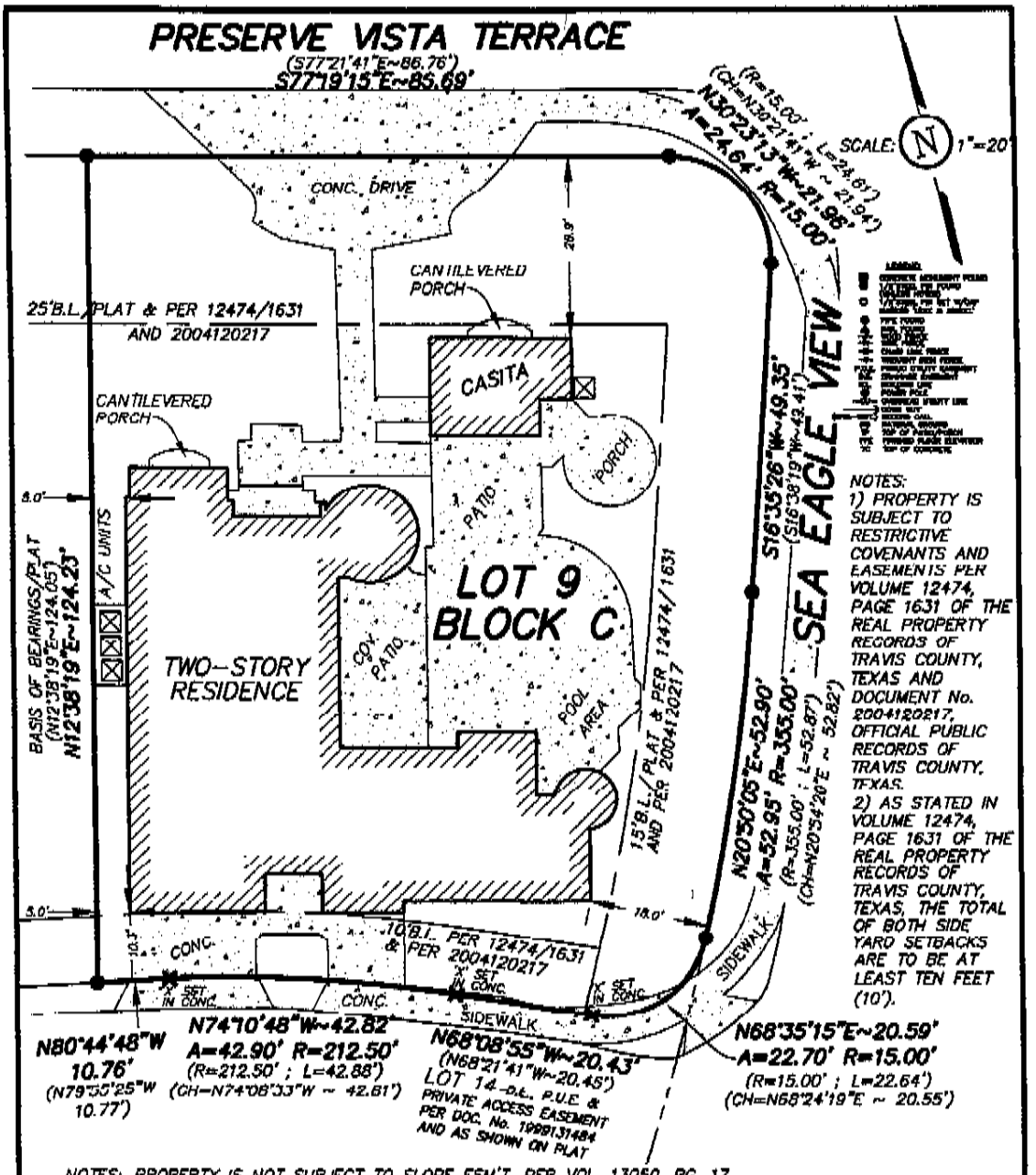

NOTES:
1) PROPERTY IS SUBJECT TO RESTRICTIVE COVENANTS AND EASEMENTS PER VOLUME 12474, PAGE 1631 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS AND DOCUMENT No. 2004120217, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.
2) AS STATED IN VOLUME 12474, PAGE 1631 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, THE TOTAL OF BOTH SIDE YARD SETBACKS ARE TO BE AT LEAST TEN FEET (10').

NOTES: PROPERTY IS NOT SUBJECT TO SLOPE ESM'T. PER VOL. 13050, PG. 17, ALSO NOT SUBJECT TO WATERLINE ESM'T. PER VOL. 12207, PG. 1047, ALSO NOT SUBJECT TO DRAINAGE ESM'T. PER VOL. 13050, PG. 8, ALL REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS

TO THE OWNER AND/OR LIENHOLDER AND GRACY TITLE COMPANY
THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY STATES THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION AND THAT VISIBLE AND APPARENT IMPROVEMENTS, UTILITIES, AND/OR ROADWAYS ARE SHOWN HEREON, AND THAT EXCEPT AS SHOWN HEREON, THIS PROPERTY HAS ACCESS TO AND FROM A PUBLIC ROADWAY. THIS SURVEY IS IN COMPLIANCE WITH THE MINIMUM STANDARDS AS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING. THE UNDERSIGNED DOES FURTHER STATE THAT ACCORDING TO NOTE ON THE SUBDIVISION PLAT OF LAKE POINTE SECTION SEVEN, THE 100 YEAR FLOODPLAIN SHALL BE CONTAINED WITHIN THE DRAINAGE EASEMENTS AS SHOWN ON SAID PLAT.

STATE OF TEXAS
REGISTERED
TIMOTHY A. LENZ
4093
PROFESSIONAL
LAND SURVEYOR

6-22-06
DATE

LENZ & ASSOCIATES, INC.
512/443-1174
1714 FORT VIEW RD., #101
AUSTIN, TEXAS 78704

SURVEY NO.: 2005-0772B F.B.# : 755/30

REFERENCE: BEIERSDORF / DISHNEAU
G.F. No.: 507259
ADDRESS: 11901 PRESERVE VISTA TERRACE

LEGAL DESC.: LOT 9, BLOCK C, LAKE POINTE, SECTION SEVEN, DOCUMENT No. 199900395, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS

S:\Land Projects 3\Lake Pointe Section Seven-Lot 9 Block C\dwg\Final Survey 2005-0772B.dwg, 6/28/2006 10:19:12 AM, mferguson