

FLOOD ZONE INTERPRETATION: IT IS THE RESPONSIBILITY OF ANY INTERESTED PERSONS TO VERIFY THE ACCURACY OF FEMA FLOOD ZONE DESIGNATION OF THIS PROPERTY WITH FEMA AND STATE AGENCIES. THIS SURVEY IS NOT TO BE USED TO DETERMINE FLOOD ZONE DESIGNATION. THE FLOOD ZONE DESIGNATION IS BASED ON THE FLOOD ZONE MAP OF THE FLOOD ZONES WHICH MAY NOT AGREE WITH THE INTERPRETATIONS OF FEMA or state or local officials, and which may not agree with the tract's actual conditions. More information concerning FEMA's Special Flood Hazard Areas and Zones may be found at <https://www.fema.gov/portal>.

CURVE ARC LENGTH/RADIUS/DELTA ANGLE/CHORD BEARING/CHORD LENGTH
 C1 92.19' 342.40' 152°35'36" N 28°01'10" W 91.91'

NOTE:
 VERTICAL INFO. SHOWN HEREON IS BASED ON ACTUAL
 OBSERVATIONS. CENTRAL POINT COORDINATES:
 B.O.C. NORTH OF NORTHEAST CORNER = 514.82'
 T.B.M. # 1

NOTE:
 Bearings shown hereon are based on actual GPS
 Observations, Texas State Plane Coordinates, Central
 Zone, Grid.

NOTE:
 PROPERTY IS SUBJECT TO RESTRICTIVE COVENANTS, EASEMENTS, AGREEMENTS, AND/OR SETBACK LINES
 (IF ANY) AS FOLLOWS: VOLUME 83, PAGE 1120 OF THE PLAT RECORDS, AND VOLUME 802, PAGE 680,
 1088, DOCUMENT NO. 2012072448, DOCUMENT NO. 2015120824, DOCUMENT NO. 2015166397, DOCUMENT NO.
 2015166397, DOCUMENT NO. 2017072727 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

NOTE:
 THIS PROPERTY IS NOT SUBJECT TO TELEPHONE
 DEED RECORDS, TRAVIS COUNTY, TEXAS.
 NOTE:
 THIS PROPERTY IS NOT SUBJECT TO ELECTRIC
 EASEMENT RECORDED IN VOLUME 827, PAGE 973,
 TRAVIS COUNTY, TEXAS.

ACCEPTED BY: _____
 DATE: 08/05/2020

MARK J. EWALD, Registered Professional
 Land Surveyor, State of Texas, No. 5095

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Westar
Alamo
 LAND SURVEYORS, L.L.C.
 P.O. BOX 1846 BOERNE, TEXAS 78006
 PHONE (409) 572-3500 FAX (409) 572-3999

LEGEND:
 A - FLOOD ZONE
 B.S. - BOUNDARY SETBACK
 C1 - CONCRETE WALKWAY
 C.M. - CURTAIN WALL
 C.C. - CONCRETE COLUMN
 C.D. - CONCRETE DRIVE
 C.O. - CONCRETE OVERLAY
 C.T. - CONCRETE TILE
 C.W. - CONCRETE WALL
 C.W.L. - CONCRETE WALL
 E - ELECTRIC
 G - GAS
 H - HOUSING UNIT
 L - LOT
 M - METAL ROOFING
 P - PAVEMENT
 R - REVISION
 S - STUCCO
 T - TILE
 U - UTILITY
 V - WALL
 W - WALKWAY
 X - XERISCAPE
 Y - YARD
 Z - ZONING

Property Address:
 1407 N. WESTON LANE
 Property Description:
 LOTS 38, 39, BLOCK A, ROB ROY ON THE LAKE SECTION ONE,
 A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO
 THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 83,
 PAGE(S) 1120 OF THE PLAT RECORDS OF TRAVIS COUNTY,
 TEXAS.
 Owner:
 DOUGLASS WERRITT AND CHRISTINE WERRITT

FRM REGISTRATION NO. 1011700

DATE: 08/05/2020

LOT 39, BLOCK A
 462,229 SQ. FT.
 1.061 ACRES

LOT 40

LOT 38

SCALE: 1"=20'

DATE: 08/05/2020

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 Land Surveyor, State of Texas, No. 5095

