



STATE HIGHWAY NO. 29

| LEGEND         |  |
|----------------|--|
| ●              | 1/2" IRON PIN FOUND                                |
| ⊙              | 3" STEEL PIPE FENCE POST FOUND                     |
| ⊗              | 3/4" IRON PIPE FOUND                               |
| ⊕              | 5/8" IRON PIN FOUND                                |
| ○              | SET 1/2" IRON PIN WITH CUPLIN PROPERTY CAP         |
| ...            | .../... VOLUME/PAGE                                |
| P.R.L.C.       | PLAT RECORDS LLANO CO.                             |
| D.R.L.C.       | DEED RECORDS LLANO CO.                             |
| O.P.R.R.P.L.C. | OFFICIAL PUBLIC RECORDS OF REAL PROPERTY LLANO CO. |
| O.P.R.L.C.     | OFFICIAL PUBLIC RECORDS OF LLANO COUNTY            |
| ( )            | RECORD INFO/SUBJECT                                |

**NOTES:**  
 1) PORTIONS OF THE SUBJECT PROPERTY ARE LOCATED WITHIN ZONE A (AREAS WITHIN THE 100 YR FLOOD- NO BASE FLOOD ELEVATIONS DETERMINED) AS GRAPHICALLY IDENTIFIED ON FEMA F.I.R.M., MAP NO. 48299C0195C, EFFECTIVE 5/02/2012.  
 2) BASIS OF BEARINGS ARE TO THE NORTH AMERICAN DATUM OF 1983, TEXAS COORDINATE SYSTEM, CENTRAL ZONE.

## BOUNDARY SURVEY

LOCAL ADDRESS: STATE HIGHWAY NO. 29, LLANO, TEXAS.

LEGAL DESCRIPTION: BEING A 16.79 ACRE TRACT OF LAND IN THE J.C. RUTHER SURVEY NO. 614, ABSTRACT NO. 653, LLANO COUNTY, TEXAS, FURTHER BEING THE CALLED 11.56 ACRE TRACT DESCRIBED IN DOCUMENT TO TORY B. VIRDELL, RECORDED IN VOLUME 1584, PAGE 1543, OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS, AND FURTHER BEING THE CALLED 4.28 ACRE TRACT AND THE 0.828 ACRE TRACT DESCRIBED IN DOCUMENT TO TORY B. VIRDELL, RECORDED IN VOLUME 1584, PAGE 1557 OF THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS.

SUBJECT TO CURRENT TERMS AND CONDITIONS OF LAND USE AND SUBDIVISION REGULATIONS OF LLANO COUNTY, TEXAS.

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND MAY HAVE ADDITIONAL ENCUMBRANCES, SURVEYOR NOT RESPONSIBLE FOR ANY ENCUMBRANCES THAT A TITLE COMMITMENT MAY DISCLOSE.

I HEREBY CERTIFY EXCLUSIVELY TO TORY VIRDELL, THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION. CUPLIN & ASSOCIATES, INC. ACCEPTS NO RESPONSIBILITY FOR THE USE OF THIS SURVEY BY ANYONE OTHER THAN THE ABOVE REFERENCED PARTIES HEREBY CERTIFIED TO FOR THIS SPECIFIC TRANSACTION ONLY. COPYRIGHT 2019, CUPLIN & ASSOCIATES, INC. ©.



*[Signature]*  
 DATED 4/16/2019  
 K.C. LUST, R.P.L.S. NO. 5273

|                                   |                                |  |                 |             |     |
|-----------------------------------|--------------------------------|--|-----------------|-------------|-----|
| SHEET 1 OF 1                      | PROJ NO. 19486                 | 1500 OLLIE LANE<br>MARBLE FALLS, TX. 78654<br>PH.325-388-3300/830-693-8815<br>WWW.CUPLINASSOCIATES.COM | SCALE 1" = 200' | 2           |     |
|                                   | PREPARED FOR: TORY VIRDELL     |  | 0 100 200       | 1           |     |
|                                   | TECH: GSM                      |  |                 | DATE        | NO. |
|                                   | APPROVED: K.C. LUST            |  |                 | DESCRIPTION |     |
| FIELDWORK PERFORMED ON: 4/08/2019 |                                |  |                 | REVISIONS   |     |
| COPYRIGHT:2019                    | PROFESSIONAL FIRM NO: 10126900 |  |                 |             |     |