20 0 20 40 60

GRAPHIC SCALE – FEET

THE WILL THURMAN SUBD. BK. 37 PG. 6

THE WILL THURMAN SUBD. BK. 37 PG. 6

CHARLES M. GOODNIGHT VOL. 12463 PG. 384 TRACT 2 R.P.R.T.C.T

0.42 ACRES
18,400 SQ FT

CONCRETE

CONCRETE

CONC. CURB

CONC. BLOCK WALL

CONC. COV. BY CANOPY

CONC.

CONC.

CONC.

CONC. SIGN BASE

CONC. SIGN BASE

GRATE INLET (TYP.)

ISAAC DECKER LEAGUE SURVEY No. 20 ABST. No. 8

CONC. WALK

CONC. APRON

CONC. WALK

CONC. APRON

CONC. WALK

LEGEND

WOOD FENCE
WIRE FENCE
CHAIN LINK
UTILITY EASE.
A/C UNIT
ELEC. TRANS.
GAS METER
ELEC. METER
WATER METER
TELE. PED.
GATE PED.
MONITORING WELL
UTILITY POLE
FIRE HYDRANT

SURVEYOR'S NOTES

( ) DENOTES RECORD INFORMATION PER PLAT BK. 37, PG. 6

ALL POINTS DOES NOT MAKE OR SHOWN ANY FLOOD ZONE DESIGNATION.

NORTHEAST CORNER OF A 0.42 ACRE DESIGNATED AS FIRST TRACT OF A DEED TO CHARLES GOODNIGHT, RECORDED IN VOL. 7411, PG. 12, TRAVIS COUNTY DEED RECORDS DESIGNATED AS TRACT 2 AND BEING ALSO THE SOUTHEAST CORNER OF A 7.74 ACRE TRACT, CONVEYED TO CHARLES M. GOODNIGHT BY VOL. 12463, PG. 384, TRAVIS COUNTY RECORDS.

* IMPORTANT NOTICE *

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE BOUNDARIES, EASEMENTS AND BUILDING LINES SHOWN ON THE RECORDED PLAT. BOUNDARY AMENDMENTS, ADDITIONAL EASEMENTS AND DEDICATIONS MAY AFFECT THIS LOT.

4712 SOUTH CONGRESS AVENUE

(100' R.O.W.)

LOT No. 0.42 ACRE BLOCK – SUBDIVISION / ADDITION ISAAC DECKER LEAGUE SURVEY # 20, ABSTRACT # 8
SECTION / UNIT – PHASE – Block – Page(s) – Cabinet – Slide – PLAT RECORDS
TRAVIS COUNTY, TEXAS Street Address 4712 SOUTH CONGRESS AVENUE
CITY – Reference –

TO THE LEASEHOLDERS AND/OR OWNERS OF THE PREMISES AND/OR

The undersigned certifies that this survey was this day made by me or under my supervision on the ground of the said property shown on the survey, and, after the exercise of professional diligence and reasonable care and to reliance on record instruction by the undersigned that this survey is correct to the best of the undersigned's knowledge and belief; that there are no visible encroachments, conflicts, overlaps in zone, or boundary conflicts or visible encroachments, protrusions or overlapping of improvements, except as shown hereon; and that the property has access to and from a roadway, except as shown hereon.

Mark C. Brown

STATE OF TEXAS REGISTERED MARK C. BROWN 5069 PROFESSIONAL LAND SURVEYOR

ALL POINTS SURVEYING, INC.
611 SOUTH CONGRESS AVENUE – SUITE 100
AUSTIN TX. 78704
TEL: (512) 440-0071 – FAX: (512) 440-0199

DATE 03-29-06
FIELD CO. –
CF. No. –
JOB No. 060304
SCALE 1"=20'

	By	Date
FIELD WORK	JR	03-22-06
DRAFTING	RRP	03-28-06
FINAL CHECK		
CORRECTIONS		
SIGN BOOK		