

Lot 17-A
A Replat of Lot 17, Sunset Canyon, Section 1-C
 (According to the plat recorded in Vol. 18, Pg. 1
 of the Plat Records of Hays County, Texas)



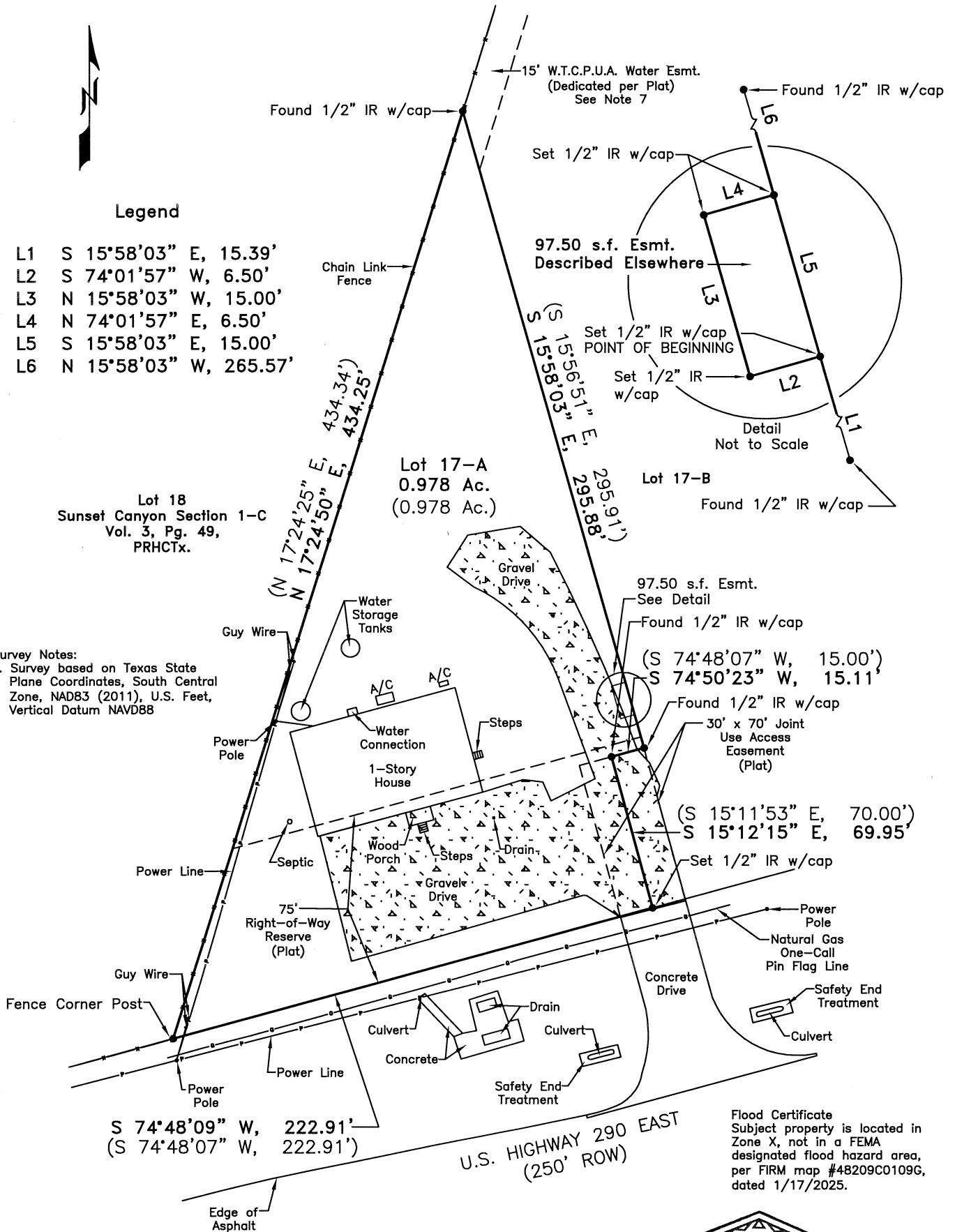
Legend

- L1 S 15°58'03" E, 15.39'
- L2 S 74°01'57" W, 6.50'
- L3 N 15°58'03" W, 15.00'
- L4 N 74°01'57" E, 6.50'
- L5 S 15°58'03" E, 15.00'
- L6 N 15°58'03" W, 265.57'

Lot 18
 Sunset Canyon Section 1-C
 Vol. 3, Pg. 49,
 PRHCTx.

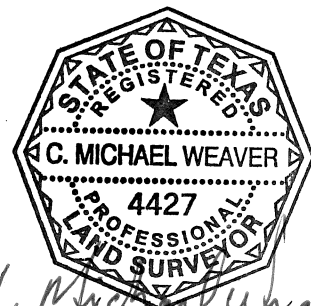
Survey Notes:

- Survey based on Texas State Plane Coordinates, South Central Zone, NAD83 (2011), U.S. Feet, Vertical Datum NAVD88

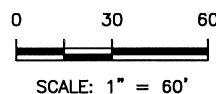


Notes:

- Record calls in parentheses.
- Reference is herein made to Commitment for Title Insurance issued by Stewart Title Guaranty Company, GF No. 20501101, effective 2/07/2005, issued 2/15/2005.
- 30' by 70' joint use access easement per plat recorded 7/22/2014 in Vol. 18, Pg. 1, PRHCTx.
- 75 foot wide right of way reserve adjacent to US Highway 290 East that restricts construction of future buildings, existing structures are exempt, per plat recorded 7/22/2014 in Vol. 18, Pg. 1, PRHCTx.
- Pedernales Electric Cooperative, Inc. easement recorded in Vol. 388, Pg. 194, DRHCTx.
- A 15' water easement to West Travis County-Public Utility Agency dedicated in plat recorded in Vol. 18, Pg. 1, PRHCTx. This easement includes a 50' temporary construction easement.
- Surveyor did not locate any underground facilities. Request for One-Call located no underground utilities on the subject property. A previous survey, by others, depicts a 24" RCP crossing the subject property, not located in this survey.
- All other easements, restrictions, covenants, and conditions recorded in Vol. 3, Pg. 49 and Vol. 18, Pg. 1, PRHCTx, Vol. 321, Pg. 627 and Vol. 388, Pg. 194, DRHCTx.
- Reference is herein made to legal description of same date of this revision that accompanies this revised plat.



C. Michael Weaver, RPLS #4427
 I do hereby certify, on this the 13th day of March, 2025, that this survey was performed under my supervision on the ground, that, to the best of my knowledge, it is correct and that there are no visible encroachments, except as shown.
 Revised 5/05/2025 to add easement



Weaver Surveying, LLC
 TBPELS Firm #10194053
 Drawing No. H250305-01A