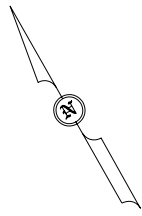
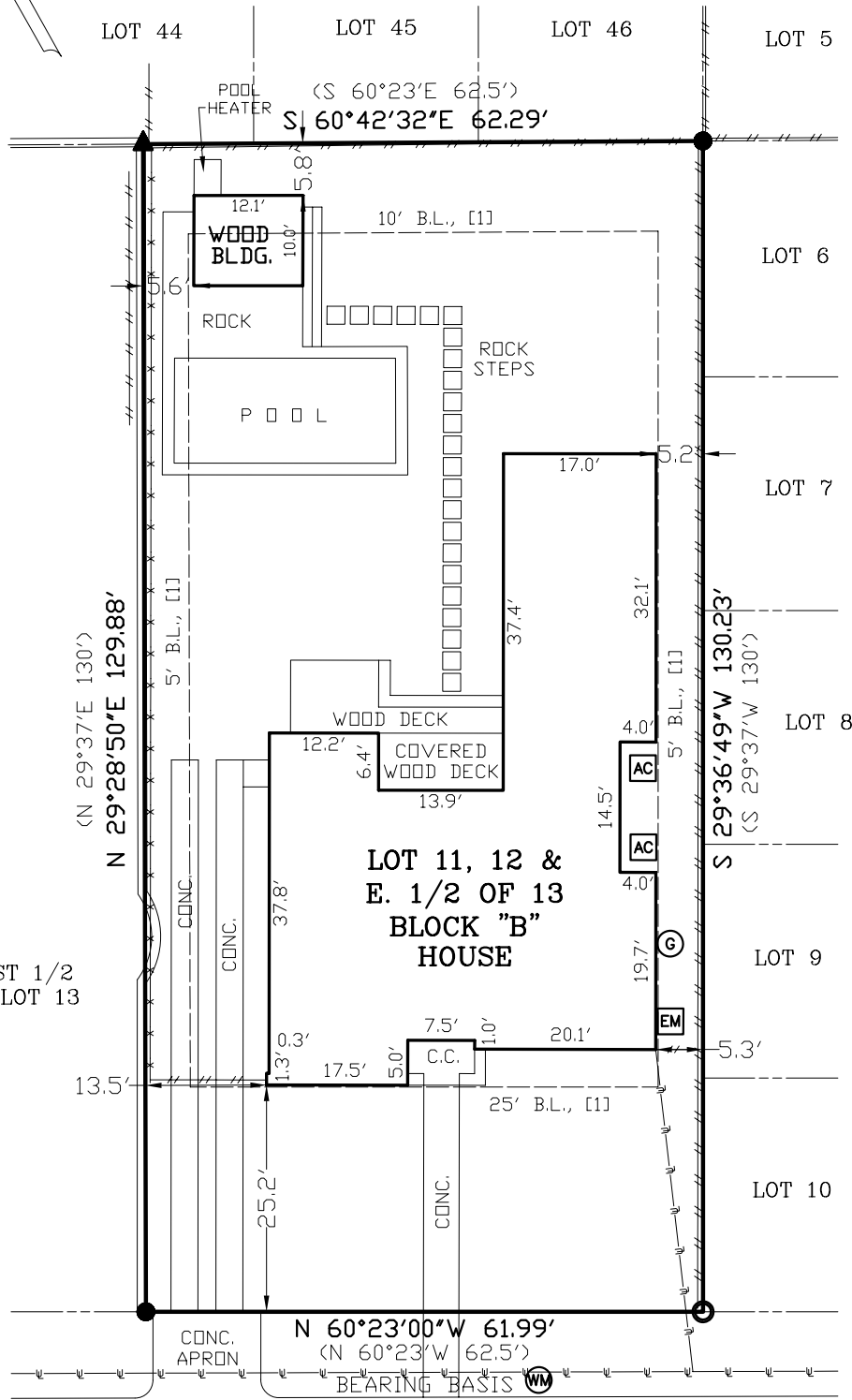


SCALE: 1"=20'



**LEGEND**

- WOOD FENCE
- WIRE FENCE
- UTILITY LINE
- A/C UNIT
- ELEC. METER
- GAS METER
- WATER METER
- IRON ROD FND.
- NAIL FND.
- PIPE FND.
- B.L. BUILDING LINE
- D.E. DRAINAGE ESMT.
- P.U.E. PUBLIC UTILITY ESMT.



**SURVEYOR'S NOTES**

- ( ) DENOTES RECORD INFORMATION
- [1] BUILDING LINE PER CITY OF AUSTIN CURRENT ZONING ORDINANCE.
- EASEMENT RESEARCH PERFORMED BY ALL POINTS AND THE UNDERSIGNED SURVEYOR WAS LIMITED TO INFORMATION SUPPLIED BY CHICAGO TITLE INSURANCE COMPANY PER COMMITMENT G.F. #CTA 21-CTA2400143H, EFFECTIVE JANUARY 17, 2024; SCHEDULE B, PARAGRAPH 10.
- THIS LOT IS SUBJECT TO RESTRICTIVE COVENANTS AS STATED IN: VOL. 498, PG. 610 & VOL. 649, PG. 421
- THIS LOT IS SUBJECT TO ALL EASEMENT RIGHTS AND/OR CONDITIONS WHICH MAY APPEAR ON THE PLAT OF RECORD.
- ALL POINTS DOES NOT MAKE OR WARRANT ANY FLOOD ZONE DETERMINATION.

**1604 KERR STREET**  
(50' R.O.W.)

11, 12 & EAST 1/2 OF LOT 13

LOT No. \_\_\_\_\_ BLOCK **"B"** SUBDIVISION / ADDITION BARTON HEIGHTS

SECTION \_\_\_\_\_ PHASE \_\_\_\_\_ Book \_\_\_\_\_ Page(s) 201 Cabinet \_\_\_\_\_ PLAT RECORDS

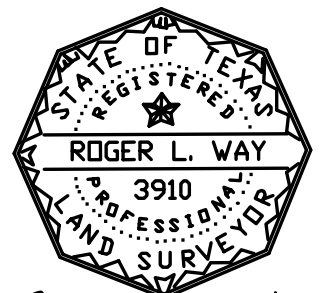
TRAVIS COUNTY, TEXAS Volume 3 Document No. \_\_\_\_\_ Official Public Records of \_\_\_\_\_ County, Texas

CITY AUSTIN Reference: \_\_\_\_\_

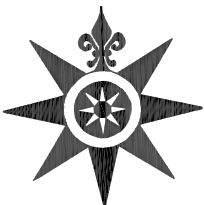
FIELD WORK	By: <u>WW</u>	Date: <u>02-02-24</u>
DRAFTING	SCN	
SURVEY DATE: <u>02-02-24</u>		
Job No. <u>01B08224</u>		
SCALE: <u>1"=20'</u>		

TO THE LIENHOLDERS AND/OR OWNERS OF THE PREMISES AND/OR CHICAGO TITLE INSURANCE COMPANY

The undersigned certifies that this survey was this day made by me or under my supervision on the ground of the real property shown on the survey and after the exercise of reasonable care and in reliance on record searches by the title company that this survey is correct to the best of the undersigned's knowledge and belief and that the property has access to and from a roadway, except as shown hereon. There are no visible discrepancies, conflicts, shortages or overlapping of improvements or encroachments except as shown hereon.



*Roger L. Way*



**ALL POINTS SURVEYING**  
1714 FORTVIEW ROAD - SUITE 200  
AUSTIN TX. 78704  
TELE.: (512) 440-0071 - FAX: (512) 440-0199  
FIRM REGISTRATION # 10118900