

Survey



WATSON SURVEYING
9501 CAP OF TEX HWY, #303
AUSTIN, TEXAS 78759
PHONE (512) 346-8566

SURVEY MAP OF:

REFERENCE: L16-OL35

LOCAL ADDRESS: 1610 WILLOW STREET, AUSTIN TX 78758

LEGAL DESCRIPTION: LOT 16, BLOCK 1, OUTLOT 35, DIVISION O, TOBIN RESUBDIVISION,
BOOK 2, PAGE 132 OF THE TRAVIS COUNTY PLAT RECORDS.

LEGEND

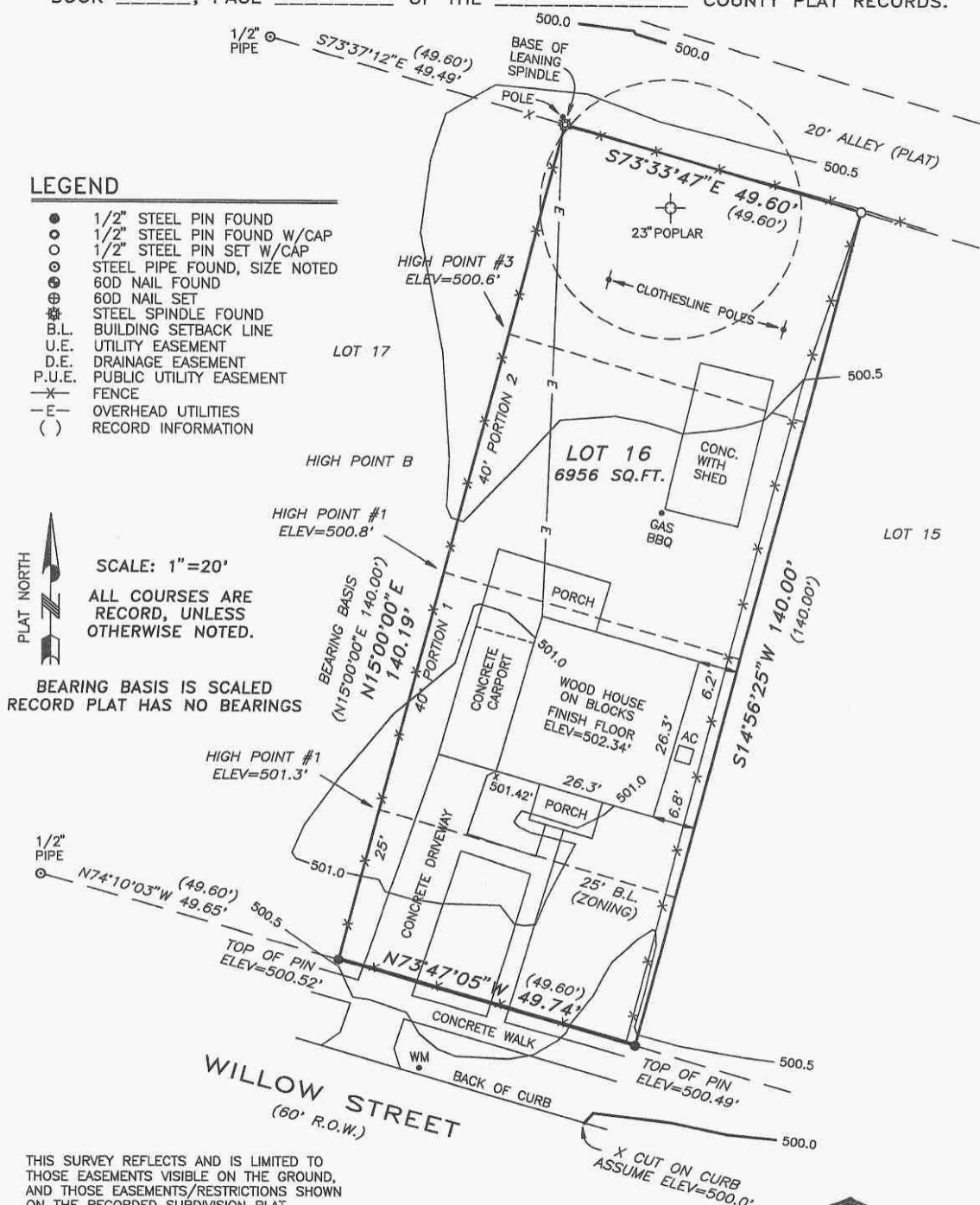
- 1/2" STEEL PIN FOUND
- 1/2" STEEL PIN FOUND W/CAP
- 1/2" STEEL PIN SET W/CAP
- ⊙ STEEL PIPE FOUND, SIZE NOTED
- ⊙ 60D NAIL FOUND
- ⊙ 60D NAIL SET
- ⊙ STEEL SPINDLE FOUND
- B.L. BUILDING SETBACK LINE
- U.E. UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- X- FENCE
- E- OVERHEAD UTILITIES
- () RECORD INFORMATION



SCALE: 1"=20'

ALL COURSES ARE
RECORD, UNLESS
OTHERWISE NOTED.

BEARING BASIS IS SCALED
RECORD PLAT HAS NO BEARINGS



THIS SURVEY REFLECTS AND IS LIMITED TO
THOSE EASEMENTS VISIBLE ON THE GROUND,
AND THOSE EASEMENTS/RESTRICTIONS SHOWN
ON THE RECORDED SUBDIVISION PLAT

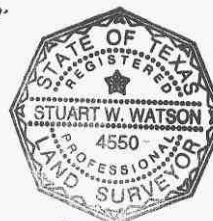
FOR RESTRICTIONS ON THIS LOT SEE PLAT, RESTRICTIVE COVENANTS, AND ZONING ORDINANCE.
OWNER/BUILDER IS RESPONSIBLE TO READ AND COMPLY WITH ALL RESTRICTIONS.

BUILDING SETBACK LINES WILL BE DETERMINED BY CITY ZONING ORDINANCE.

THIS TRACT IS NOT IN A 100-YEAR FLOOD AREA AND IS IN ZONE 'X' ACCORDING TO THE
FEDERAL FLOOD INSURANCE RATE PANEL NUMBER: 48453C0465 H, DATED 9-26-2008

THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY
LEGALLY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS,
SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE
UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON, AND THAT SAID PROPERTY HAS ACCESS TO
AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON. THIS SURVEY DOES NOT REPRESENT AN
ABSTRACT OF TITLE. THERE MAY BE EASEMENTS OR OTHER MATTERS NOT SHOWN.

DATED THIS 17 DAY OF FEBRUARY, 2010:



Stuart Watson
STUART W. WATSON, REGISTERED
PROFESSIONAL LAND SURVEYOR,
TEXAS 4550