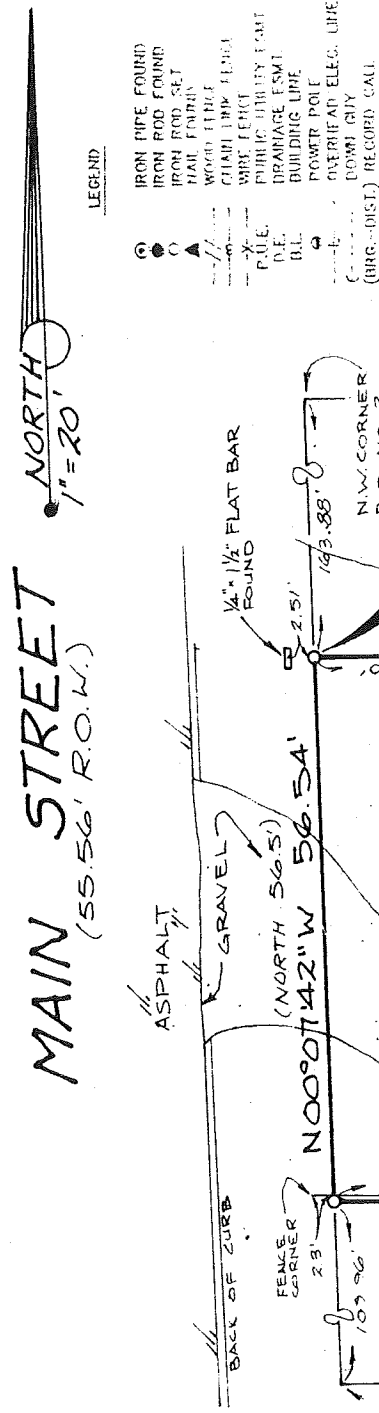




POINT OF BEGINNING

DAVID LORICK and SHARON NEFF
1101.549, PG. 564

JOE. H. EMMERT AND WIFE,
ANN B. EMMERT
VOL. 326, PG. 726

O.162 AC.
A. J. LONG
VOL. 332, PG. 256

ALBERT LOCK AND WIFE
HESTER FAYE LOCK

101.221, 101.456

1611.225, fig. 25

TO THE OWNERS. LIENHOLDERS AND

BASTROP ABSTRACT CO.

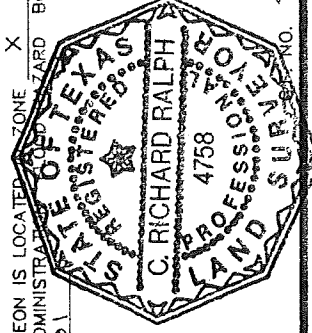
THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON, AND SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON.

THE UNDERSIGNED DOES FURTHER CERTIFY THAT THE PROPERTY DESCRIBED HEREON IS LOCATED IN ZONE X AND IS NOT WITHIN A 100-YEAR FLOOD HAZARD AREA AS IDENTIFIED BY THE FEDERAL INSURANCE ADMINISTRATION HAZARD BOUNDARY MAP, PANEL NO. 48021 C 0118 IS AUGUST 1991

D. Linda Pugh
REGISTERED PROFESSIONAL LAND SURVEYOR

REGISTERED PROFESSIONAL AND SUPERVISOR

DATE 1-26-1994



932334

JAMES E. GARON & ASSOC.
PROFESSIONAL LAND SURVEYORS

REFERENCE
ELAINE R. SOLOMON

ADDRESS 805 MAIN ST., BASTROP, TEXAS

LEGAL DESCRIPTION	ACRES	OWNER	DATE
0.162 AC. OUT OF BUILDING BLOCK NO. 3,			

1101 Capital of Texas Hwy.
Bldg. H, Suite 101
Austin, Texas 78746
(512) 328-8311

COUNTY, TEXAS (SEE ATTACHED LEGAL DESCRIPTION)

03-354-933

B-24/1

JAMES E. GARON & ASSOC., INC.

PROFESSIONAL LAND SURVEYORS

LEGAL DESCRIPTION: BEING 0.162 ACRE OF LAND OUT OF BUILDING BLOCK NO. 3, EAST OF MAIN STREET IN THE CITY OF BASTROP, BASTROP COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN TRACT OF LAND CONVEYED TO A. J. LONG BY DEED RECORDED IN VOLUME 332, PAGE 256, BASTROP COUNTY DEED RECORDS; SAID 0.162 ACRE OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SURVEYED BY JAMES E. GARON & ASSOCIATES, INC. IN JANUARY, 1994:

BEGINNING at an iron rod set for the northwest corner hereof and of said Long tract, the southwest corner of that certain tract of land conveyed to Joe H. Emmert and wife, Ann B. Emmert by deed recorded in Volume 326, Page 726 of said Deed Records and a point on the east right-of-way (55.56') line of Main Street;

THENCE S 88°55'18" E, 122.52 feet along the south line of said Emmert tract to an iron rod set for the northeast corner hereof and the northwest corner of that certain tract of land conveyed to Albert Lock and wife, Hester Faye Lock by deeds recorded in Volume 229, Page 29 and Volume 221, Page 456 of said Deed Records;

THENCE S 00°15'50" E, 58.68 feet along the east line of said Lock tract to an iron rod set for the southeast corner hereof and the northeast corner of that certain tract of land conveyed to David Lock and Sharon Nemec by deed recorded in Volume 549, Page 564 of said Deed Records;

THENCE N 87°55'21" W, 122.72 feet to an iron rod set for the southwest corner hereof and of said Long tract, the northwest corner of said Lock / Nemec tract and a point on the east line of said Main Street;

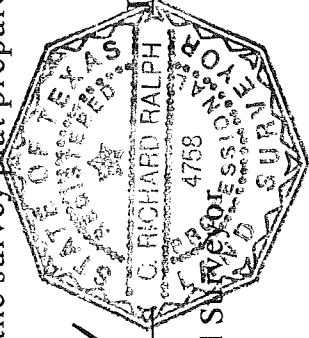
THENCE N 00°07'42" W, 56.54 feet along the east line of said Main Street to the POINT OF BEGINNING, containing 0.162 acre of land, more or less and as shown on the survey plat prepared herewith;

Surveyed by



C. Richard Ralph

Registered Professional Land Surveyor



Job #B-354-93

FB: B-24/1