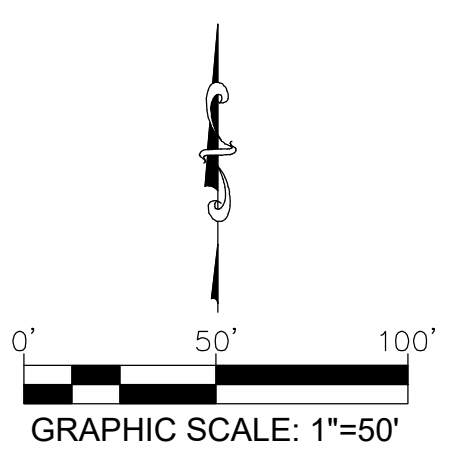


TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

TRACT 1



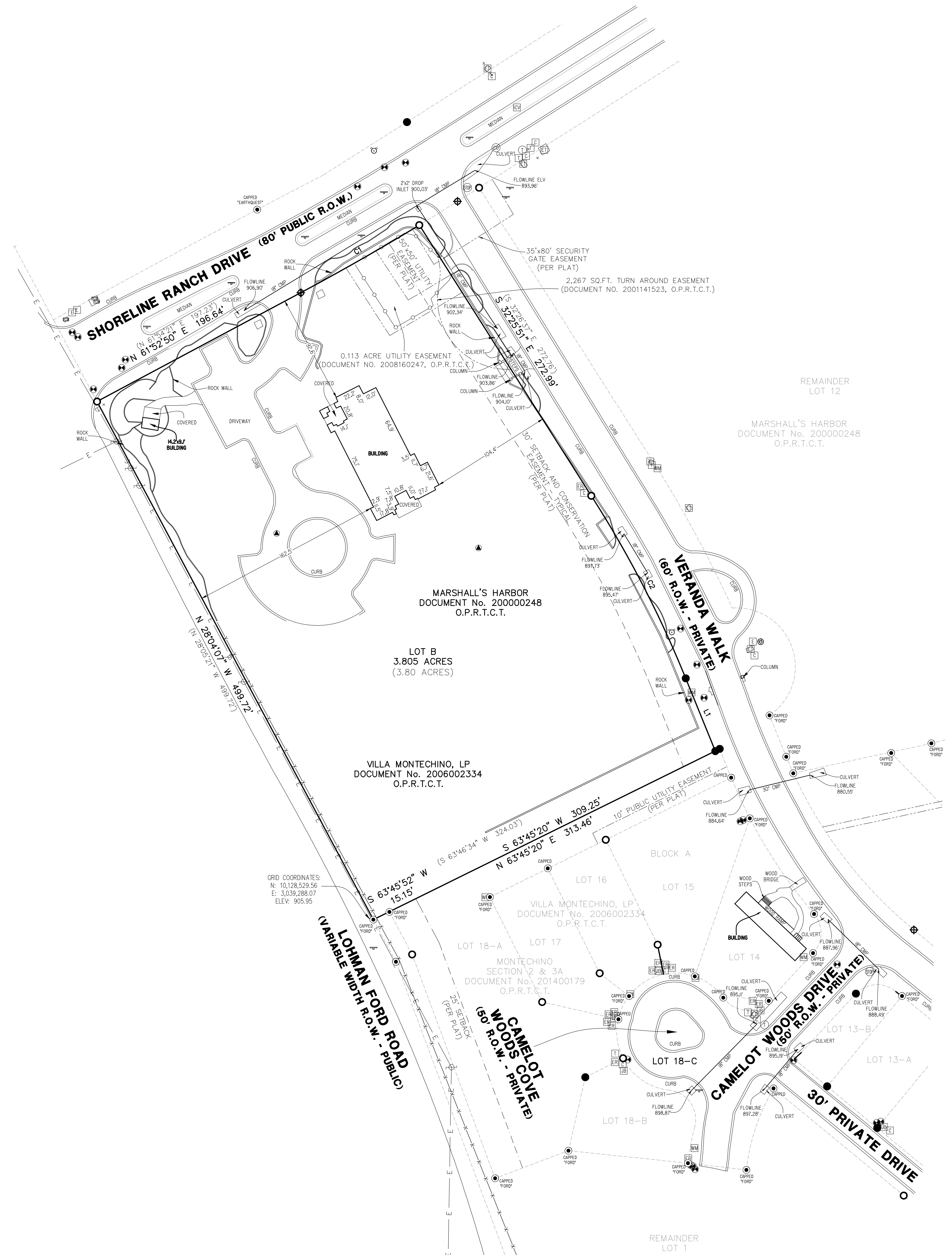
LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
- - - -	JONER LINE
- - - -	OVERHEAD ELECTRIC
- - - -	WOOD FENCE
- - - -	WIRE FENCE
- - - -	METAL FENCE
- - - -	CHAIN LINE FENCE
- - - -	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	3/4" (I.D.) IRON PIPE FOUND (OR AS NOTED)
⊙	IRON ROD FOUND W/CAP (AS NOTED)
⊕	1/2" IRON ROD SET "ATS ENGINEERS"
⊗	NAIL FOUND (TYPE NOTED)
⊕	NAIL SET "ATS ENGINEERS"
⊗	COTTON SPINDLE FOUND
△	CALCULATED POINT
⊕	BENCHMARK
⊕	"X" CHISEL IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EVL	UNDERGROUND ELECTRIC VAULT
F	FIRE HYDRANT
CVL	UNDERGROUND CABLE TV VAULT
GS	GAS STUBOUT / WARNER
UTV	UNDERGROUND TELEPHONE VAULT
LS	LIGHT STANDARD
M	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
SI	SIGN
SV	SEWER VALVE
UUV	UNKNOWN UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
ICV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PP	POWER POLE
EJ	ELECTRIC JUNCTION BOX
D	DRAIN GRATE/AREA INLET
MB	MAILBOX
P	PROPANE TANK
GW	GLY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SS	STOP SIGN

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.



TITLE SURVEY

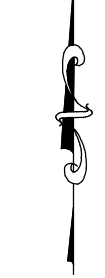
VILLA MONTECHINO, LP

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

TRACT 1



LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JOINER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS

●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
●	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	1"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES

A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EV	UNDERGROUND ELECTRIC VAULT
F	FIRE HYDRANT
UCV	UNDERGROUND CABLE TV VAULT
GS	GAS STUBOUT / MARKER
UTV	UNDERGROUND TELEPHONE VAULT
L	LIGHT STANDARD
M	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
+	SIGN
SV	SEWER VALVE
UV	LINK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
IV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PP	POWER POLE
EB	ELECTRIC JUNCTION BOX
D	DRAIN GRATE/AREA INLET
M	MAILBOX
P	PROPANE TANK
GW	GUY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SP	STOP SIGN

LOT A
MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
MANHATTAN LIFE GROUP, INC.
DOCUMENT NO. 2021079800
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

LOT C
MARSHALL'S PARK
1.03 ACRES
MARSHALL'S POINT MANAGEMENT, INC.
DOCUMENT NO. 2000114133
O.P.R.T.C.T.

LOT 70
MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

AUSTIN BOULEVARD
100' PUBLIC R.O.W.

SHORELINE RANCH DRIVE
100' PUBLIC R.O.W.

LOT 13
MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

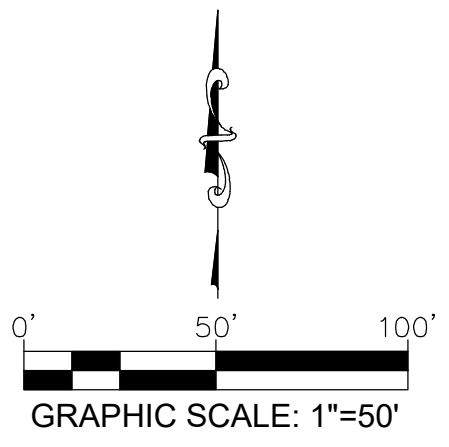
AS SURVEYED CURVE TABLE				RECORD CURVE TABLE (MARSHALL'S HARBOR)							
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1-A	174.32'	291.21'	144°42'23"	S 40°54'40" E	174.71'	C1	175.01'	291.21'	144°43'28"	S 41°04'19" E	174.80'

TITLE SURVEY

VILLA MONTECHINO, LP

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.



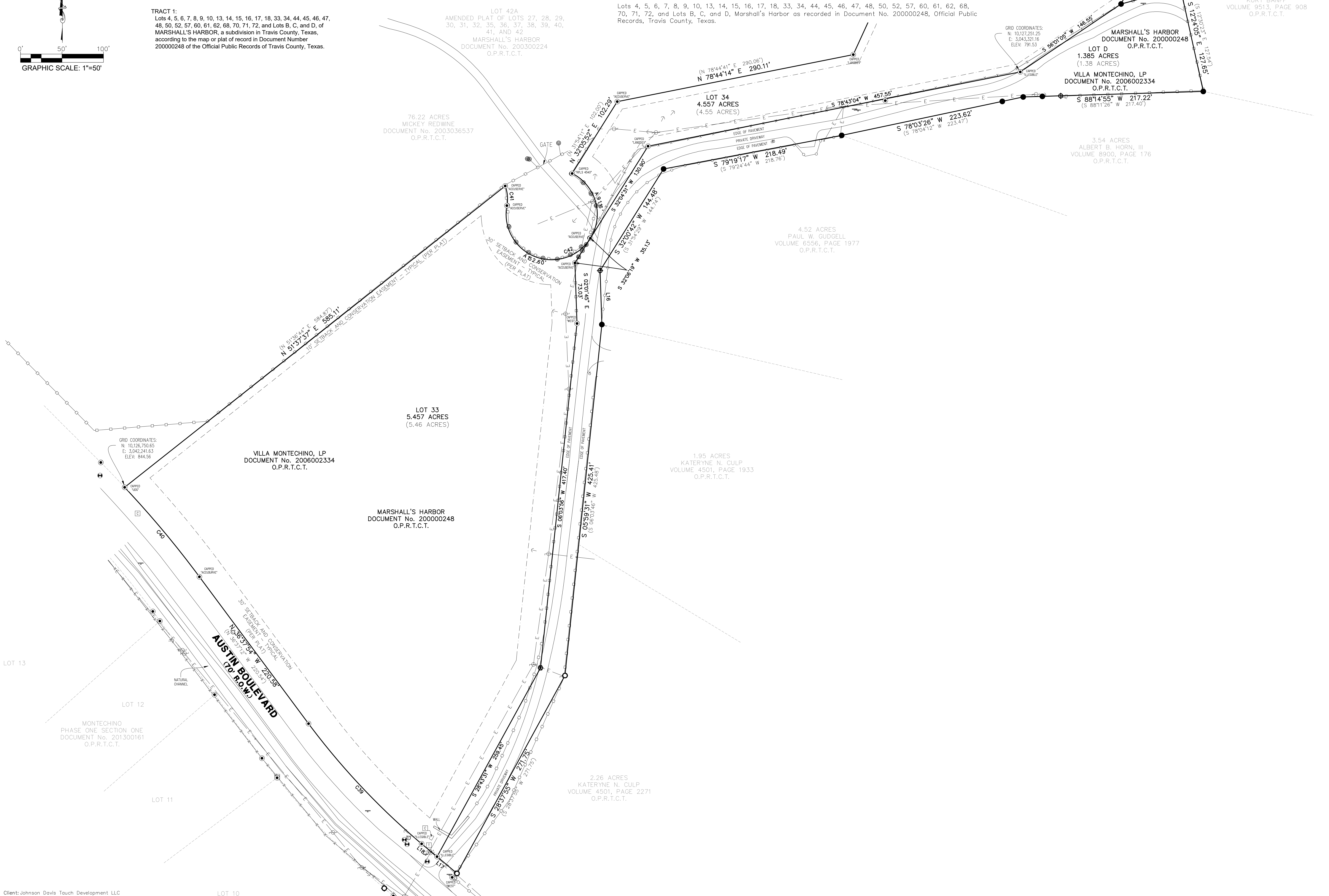
2.26 ACRES
KURT BANFF
VOLUME 9513, PAGE 908
O.P.R.T.C.T.

TRACT 1

LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JOINER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EUV]	UNDERGROUND ELECTRIC VAULT
[FV]	FIRE HYDRANT
[UCV]	UNDERGROUND CABLE TV VAULT
[GSM]	GAS STUBOUT / MARKER
[UTV]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[SIGN]	SIGN
[SV]	SEWER VALVE
[ULV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[ICV]	IRRIGATION CONTROL VALVE
[WV]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[B]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[GW]	GUY WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[SS]	STOP SIGN



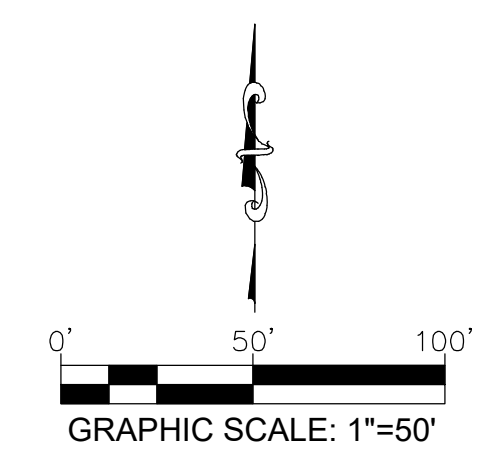
Client: Johnson Davis Touch Development LLC
Date of Field Work: 10/27/2021
Field: RBand/CPatton
Tech: JCurci/MLeonardo
Date Drawn: 12/30/2021
Path: \Projects\Development\Projects\LasEnsanadas-21083111s\Production\Dwgs\Titles\Montechino Tracts\Montechino Tracts-TRACT 1.dwg

ATS Engineers & Inspectors
www.ats-engineers.com
1818 FIRM REG. #10126000
4810 West Hwy 290
AUSTIN, TEXAS 78726
(512) 328-8986
FAX: (512) 328-6698

TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.



Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JOINER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	3/4" (I.D.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	7" CHISELED IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
AC	AIR CONDITIONER
GM	GAS METER
EM	ELECTRIC METER
CR	CABLE RISER
TR	TELEPHONE RISER
TCB	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EVLT	UNDERGROUND ELECTRIC VAULT
FR	FIRE HYDRANT
EVLT	UNDERGROUND CABLE TV VAULT
GS	GAS SUBSTATION / MARKER
EVLT	UNDERGROUND TELEPHONE VAULT
LS	LIGHT STANDARD
MAN	MANHOLE (TYPE & SIZE ON DRAWING)
SEP	SEPTIC
SG	SIGN
SV	SEWER VALVE
UVLT	UNK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
UB	UNKNOWN UTILITY SUBSTATION
ICV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PF	POWER POLE
EJB	ELECTRIC JUNCTION BOX
D	DRAIN GRATE/AREA INLET
MB	MAILBOX
PT	PROPANE TANK
YLN	GLY GLINE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SS	STOP SIGN

LOHMAN FORD ROAD
(VARIABLE WIDTH R.O.W. - PUBLIC)
N 00°54'43" E 574.69'

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 4
6.567 ACRES
(6.56 ACRES)

LOT 7
7.664 ACRES
(7.67 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 5
6.173 ACRES
(6.16 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

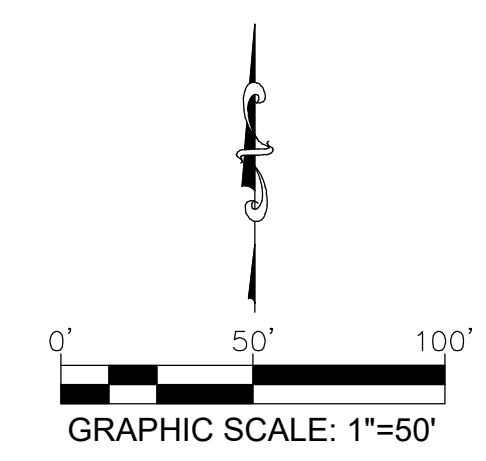
LOT 6
14.413 ACRES
(14.41 ACRES)

7.00 ACRES
JESSE J. BUTLER
VOLUME 12988, PAGE 2373
O.P.R.T.C.T.

TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.



Legal description of land:
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TRACT 1	
LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JOINER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
-x-	WIRE FENCE
-o-	METAL FENCE
-o-	CHAIN LINE FENCE
-o-	GUARD RAIL

MONUMENTS	
●	1" IRON ROD FOUND (OR AS NOTED)
○	1" (L.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
⊕	1" IRON ROD SET "ATS ENGINEERS"
⊕	NAIL FOUND (TYPE NOTED)
⊕	NAIL SET "ATS ENGINEERS"
⊕	COTTON SPINDLE FOUND
⊕	CALCULATED POINT
⊕	BENCHMARK
⊕	"X" CHISELED IN CONCRETE
⊕	CONCRETE MONUMENT
⊕	CONCRETE MONUMENT W/DISK

UTILITIES	
A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EV	UNDERGROUND ELECTRIC VAULT
FH	FIRE HYDRANT
CV	UNDERGROUND CABLE TV VAULT
TV	UNDERGROUND TELEPHONE VAULT
LS	LIGHT STANDARD
M	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
SI	SIGN
SV	SEWER VALVE
UV	UNK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
ICV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PP	POWER POLE
EB	ELECTRIC JUNCTION BOX
DI	DRAIN GRATE/AREA INLET
M	MAILBOX
P	PROPANE TANK
W	WIRE
Y	YARD LIGHT
G	GAS LINE MARKER
B	BOLLARD POST
S	STOP SIGN

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 18
6.922 ACRES
(6.93 ACRES)

LOT 7
7.664 ACRES
(7.67 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 5
6.173 ACRES
(6.16 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 6
14.413 ACRES
(14.41 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

REMAINDER
LOT 19

7.00 ACRES
JESSE J. BUTLER
VOLUME 12988, PAGE 2373
O.P.R.T.C.T.

10.00 ACRES
MICHAEL ANTHONY EGGER
VOLUME 12737, PAGE 1198
O.P.R.T.C.T.

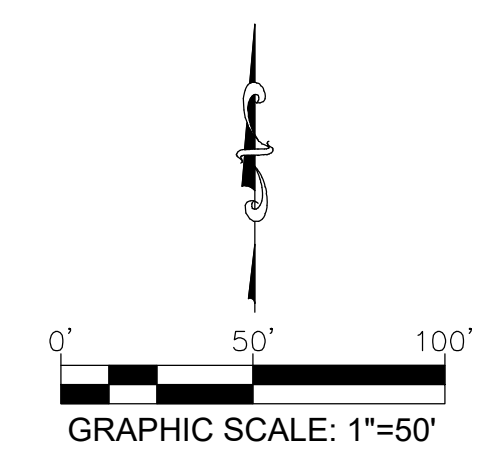
GRID COORDINATES:
N: 10,125,964.08
E: 3,040,653.64
ELEV: 842.95

LOT 6
14.413 ACRES
(14.41 ACRES)

TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.



Legal description of land:
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MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 6
14.413 ACRES
(14.41 ACRES)

10.00 ACRES
MICHAEL ANTHONY EGGER
VOLUME 12737, PAGE 1198
O.P.R.T.C.T.

GRID COORDINATES:
N: 10,125,964.08
E: 3,040,653.64
ELEV: 842.95

LOT 6
14.413 ACRES
(14.41 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

REMAINDER PORTION
VICTORIA B. HAMMOND
VOLUME 12344, PAGE 271
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

REMAINDER
LOT 19

REMAINDER
LOT 20

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

REMAINDER
LOT 21

TRACT 1	
LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
- - - -	JOINER LINE
- - - - -	OVERHEAD ELECTRIC
- - - - -	WOOD FENCE
- - - - -	WIRE FENCE
- - - - -	METAL FENCE
- - - - -	CHAIN LINE FENCE
- - - - -	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINKLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	"X" CHISELED IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EUV]	UNDERGROUND ELECTRIC VAULT
[F]	FIRE HYDRANT
[EUV]	UNDERGROUND CABLE TV VAULT
[GS]	GAS STUBOUT / MARKER
[EUV]	UNDERGROUND TELEPHONE VAULT
[LST]	LIGHT STANDARD
[M]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[S]	SEWER VALVE
[UNR]	UNKR UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[U]	UNKNOWN UTILITY STUBOUT
[ICV]	IRRIGATION CONTROL VALVE
[W]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[BB]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[P]	PROPANE TANK
[G]	GUY WIRE
[Y]	YARD LIGHT
[S]	GAS LINE MARKER
[O]	BOLLARD POST
[S]	STOP SIGN

TITLE SURVEY
VILLA MONTECHINO, LP

TRACT 1

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 8
10.143 ACRES
(10.17 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 18
6.922 ACRES
(6.93 ACRES)

LOT 7
7.664 ACRES
(7.67 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 5
6.173 ACRES
(6.16 ACRES)

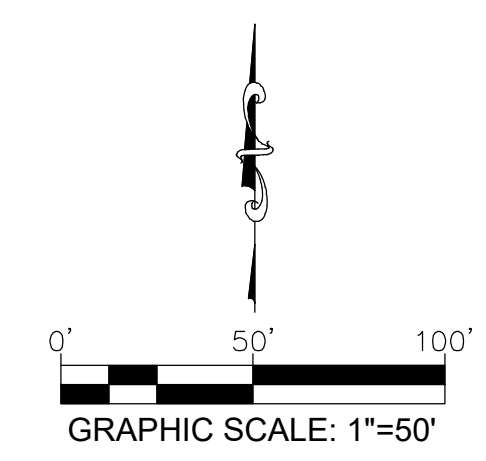
MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 6
14.413 ACRES
(14.41 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

REMAINDER
LOT 19



LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JONER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (D.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	"C" CHISELED IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TR	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EV	UNDERGROUND ELECTRIC VAULT
FH	FIRE HYDRANT
CV	UNDERGROUND CABLE TV VAULT
GM	GAS SUBROUT / MARKER
TV	UNDERGROUND TELEPHONE VAULT
LS	LIGHT STANDARD
MP	MANHOLE (TYPE & SIZE ON DRAWING)
SP	SEPTIC
S	SEWER VALVE
UV	UNK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY SUBROUT
ICV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PP	POWER POLE
EB	ELECTRIC JUNCTION BOX
D	DRAIN GRATE/AREA INLET
MB	MAILBOX
P	PROPANE TANK
G	GUY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
B	BOLLARD POST
S	STOP SIGN

Client: Johnson Davis Touch Development LLC
Date of Field Work: 10/27/2021
Field: RBand/CPatton
Tech: JCurci/MLeonardo
Date Drawn: 12/30/2021
Path: \Projects\Development\Projects\LasEnsanadas-21083111s\Production\Dwgs\Titles\Montechino Tracts\Montechino Tracts-Tract 1.dwg

ATS Engineers & Inspectors
www.ats-engineers.com
1818 FIRM REG. #10126000
4810 West Hwy 290
AUSTIN, TEXAS 78726
(512) 328-8996
FAX: (512) 328-6996

TITLE SURVEY

VILLA MONTECHINO, LP

TRACT 1

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

MARSHALL'S HARBOR
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O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
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Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

LOT 9
8.651 ACRES
(8.64 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 8
10.143 ACRES
(10.17 ACRES)

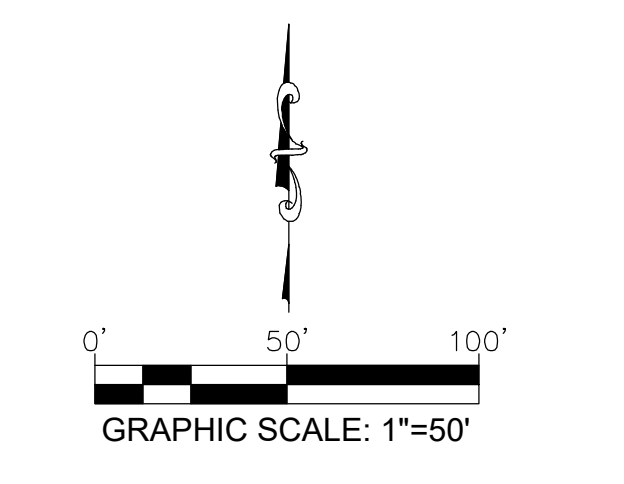
MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 7
7.664 ACRES
(7.67 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 18
6.922 ACRES
(6.93 ACRES)

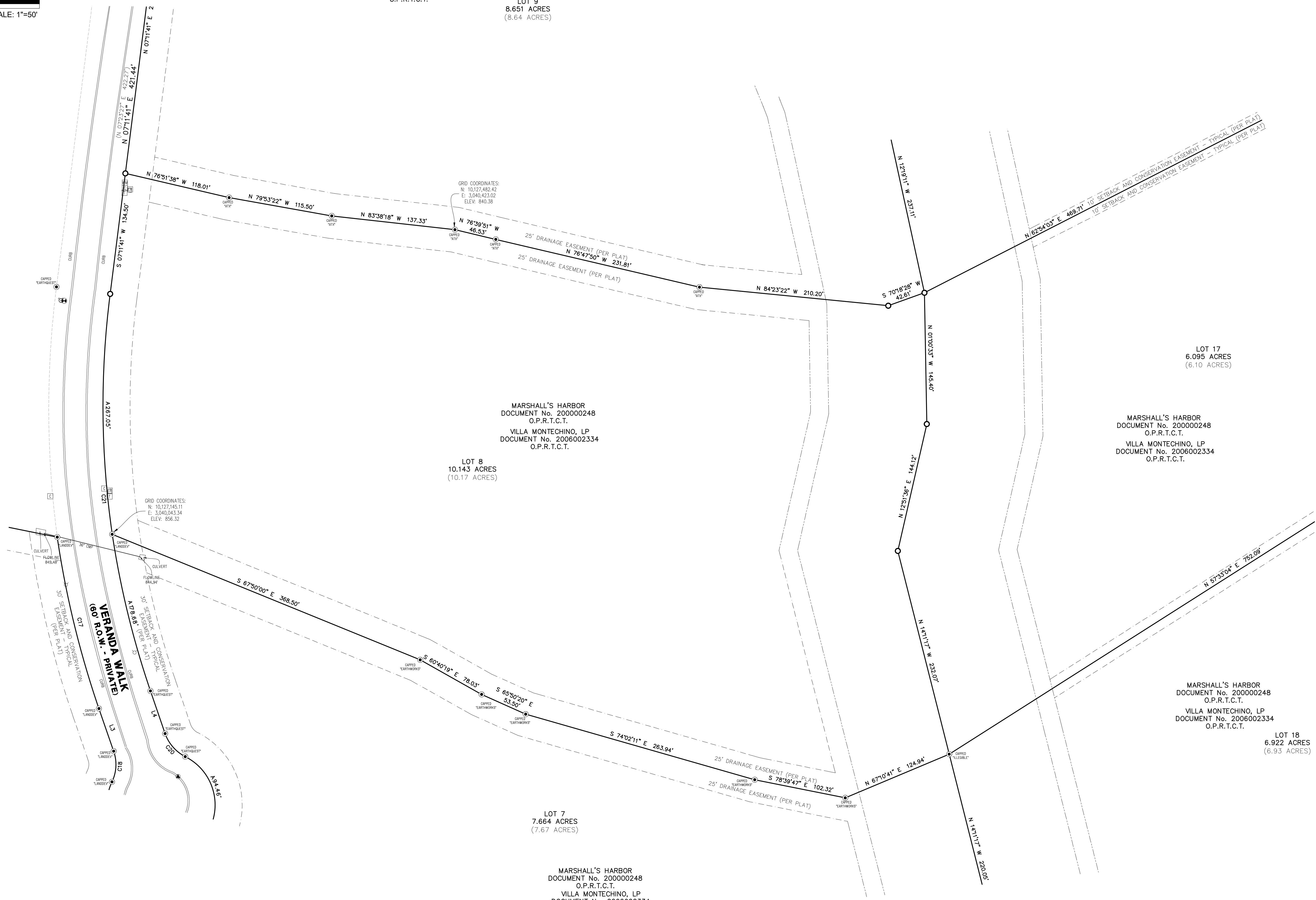
LOT 17
6.095 ACRES
(6.10 ACRES)



LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JOINER LINE
-E-	OVERHEAD ELECTRIC
///	WOOD FENCE
-x-	WIRE FENCE
-o-	METAL FENCE
-o-	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	3/4" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

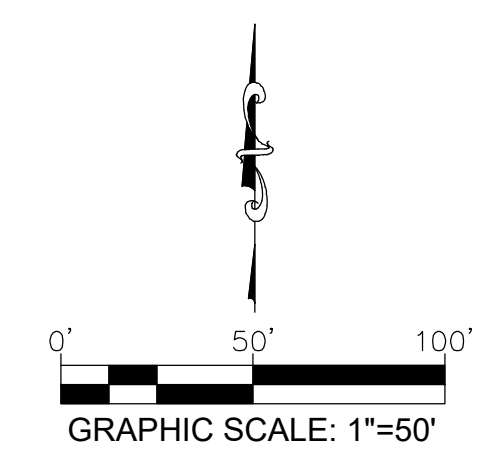
UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TCB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EUV]	UNDERGROUND ELECTRIC VAULT
[FH]	FIRE HYDRANT
[UCV]	UNDERGROUND CABLE TV VAULT
[GS]	GAS STUBOUT / MARKER
[UTV]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[S]	SIGN
[SV]	SEWER VALVE
[LUV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[IV]	IRRIGATION CONTROL VALVE
[WC]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[BB]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[GW]	GUY WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[SS]	STOP SIGN



TITLE SURVEY

VILLA MONTECHINO, LP

TRACT 1



Legal description of land:
TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

LOT 10
7.227 ACRES
(7.23 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

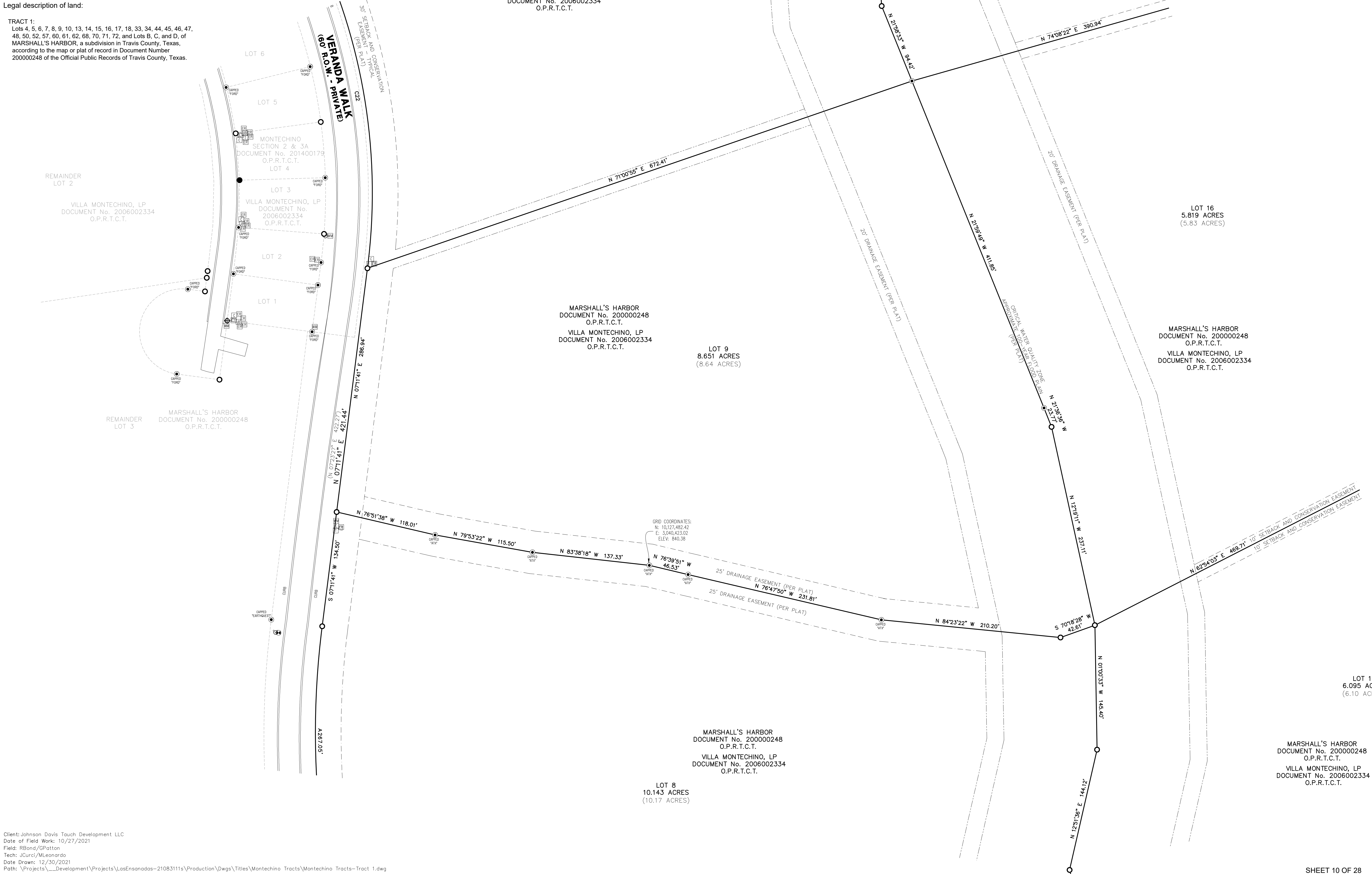
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JOINER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	1/2" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TCB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EUV]	UNDERGROUND ELECTRIC VAULT
[FH]	FIRE HYDRANT
[UCV]	UNDERGROUND CABLE TV VAULT
[GSM]	GAS STUBOUT / MARKER
[UTV]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[SIGN]	SIGN
[SV]	SEWER VALVE
[LUV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[IV]	IRRIGATION CONTROL VALVE
[WC]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[BB]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[GW]	GUY WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[SS]	STOP SIGN



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Path: \Projects\Development\Projects\LasEnsanadas-21083111s\Production\Dwgs\Titles\Montechino Tracts\Montechino Tracts-Tract 1.dwg

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
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TITLE SURVEY

VILLA MONTECHINO, LP

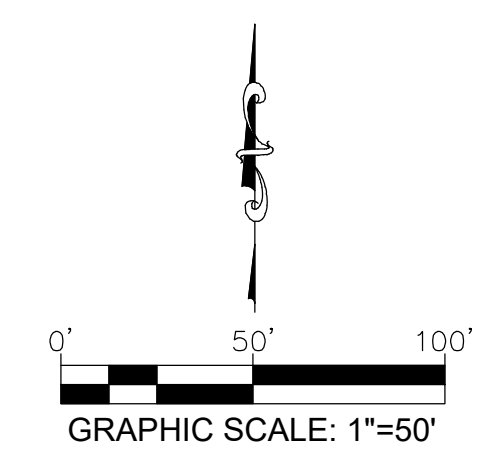
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TRACT 1

LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JONER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

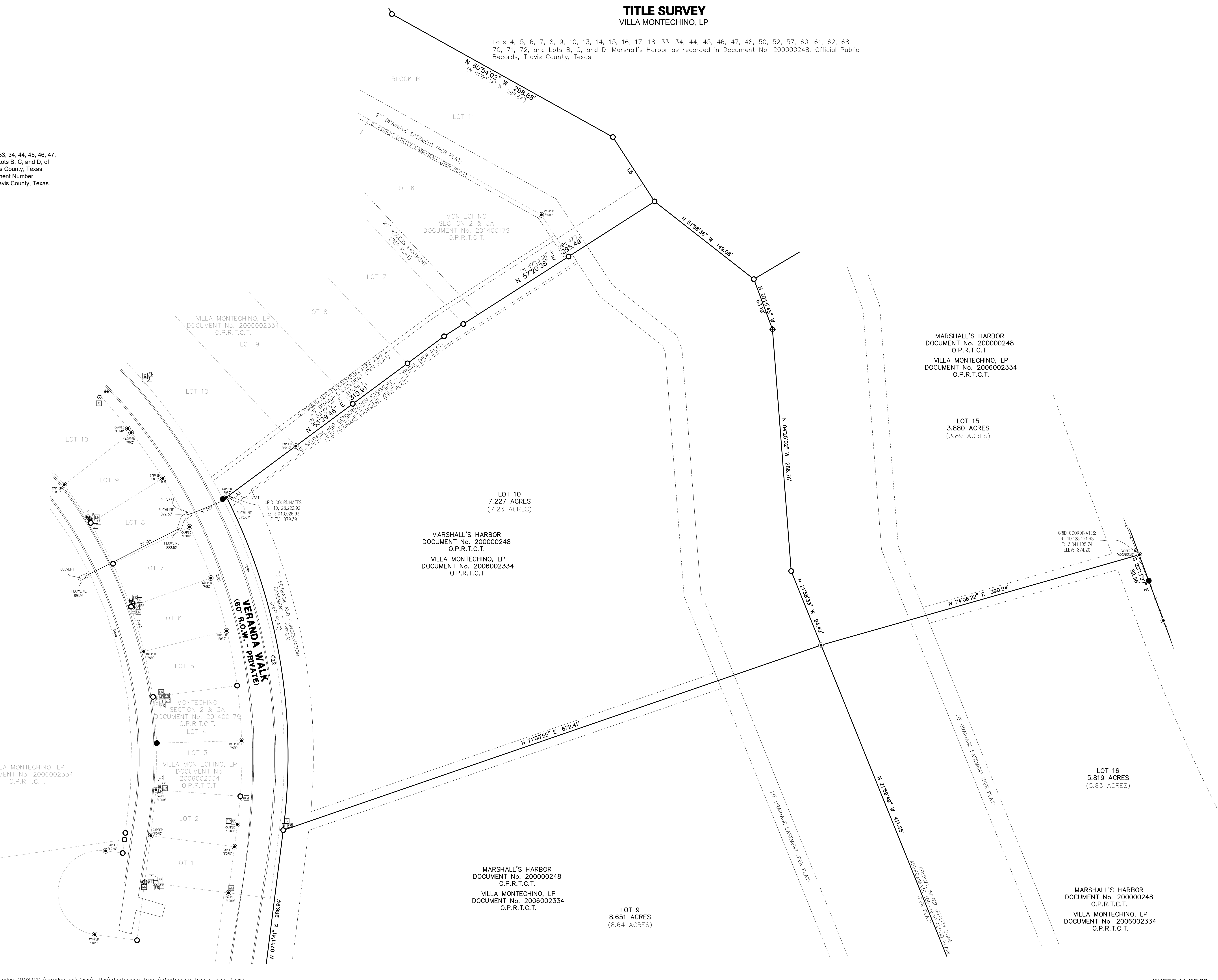
MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
△	CALCULATED POINT
△	BENCHMARK
■	1"x1" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EV]	UNDERGROUND ELECTRIC VAULT
[FV]	FIRE HYDRANT
[SCV]	UNDERGROUND CABLE TV VAULT
[GS]	GAS STUBOUT / MARKER
[TVL]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[SIGN]	SIGN
[SV]	SEWER VALVE
[ULV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[IV]	IRRIGATION CONTROL VALVE
[WC]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[BB]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[GW]	GUY WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[STOP]	STOP SIGN



Legal description of land:

TRACT 1:
 Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.



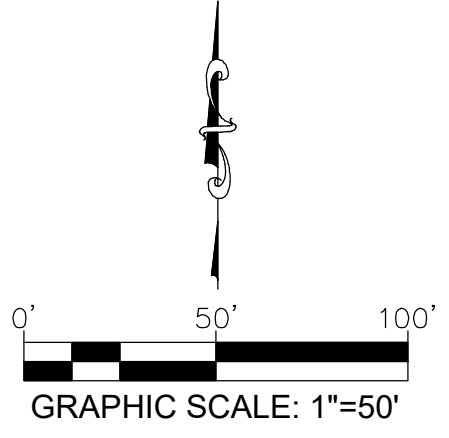
TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

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TRACT 1	
LINE TYPES	
---	BUILDING SETBACK
- - - -	EASEMENT
- - - -	JOINER LINE
- - - -	OVERHEAD ELECTRIC
- - - -	WOOD FENCE
- - - -	WIRE FENCE
- - - -	METAL FENCE
- - - -	CHAIN LINE FENCE
- - - -	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" I.D. IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	"X" CHISELED IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
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[UTV]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
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[MBS]	MARLB
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[G]	GAS LINE MARKER
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[S]	STOP SIGN

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 8
10.143 ACRES
(10.17 ACRES)

LOT 17
6.095 ACRES
(6.10 ACRES)

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DOCUMENT No. 200000248
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VILLA MONTECHINO, LP
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VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 18
6.922 ACRES
(6.93 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

REMAINDER
LOT 26

LOT 7
7.664 ACRES
(7.67 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

REMAINDER
LOT 19

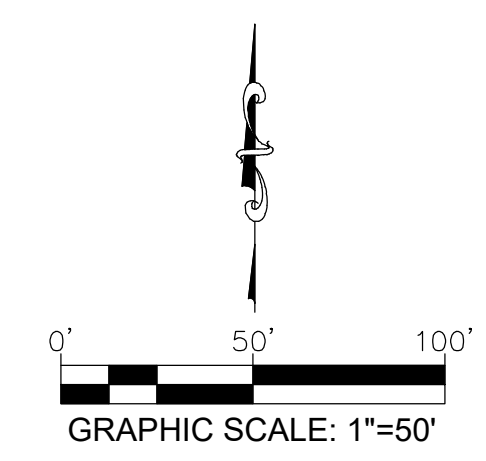
TITLE SURVEY

VILLA MONTECHINO, LP

TRACT 1

Legal description of land:
TRACT 1:
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LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JOINER LINE
- - -	OVERHEAD ELECTRIC
- - -	WOOD FENCE
- - -	WIRE FENCE
- - -	METAL FENCE
- - -	CHAIN LINE FENCE
- - -	GUARD RAIL

MONUMENTS	
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○	5" (I.D.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	5" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	7" CHISEL IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
○	AIR CONDITIONER
○	GAS METER
○	ELECTRIC METER
○	CABLE RISER
○	TELEPHONE RISER
○	TELEPHONE CABINET
○	ELECTRIC RISER
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○	UNDERGROUND ELECTRIC VAULT
○	FIRE HYDRANT
○	UNDERGROUND CABLE TV VAULT
○	GAS SUBSTATION / MARKER
○	UNDERGROUND TELEPHONE VAULT
○	LIGHT STANDARD
○	SEPTIC
○	SEWER VALVE
○	LINK UNDERGROUND UTILITY VAULT
○	UNKNOWN UTILITY SUBSTATION
○	IRRIGATION CONTROL VALVE
○	WASTEWATER CLEANOUT
○	WATER METER
○	WATER VALVE
○	BREAKER BOX
○	POWER POLE
○	ELECTRIC JUNCTION BOX
○	DRAIN GRATE/AREA INLET
○	MAILBOX
○	PROPANE TANK
○	GILY MARK
○	YARD LIGHT
○	GAS LINE MARKER
○	BOLLARD POST
○	STOP SIGN

LOT 9
8.651 ACRES
(8.64 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 16
5.819 ACRES
(5.83 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 17
6.095 ACRES
(6.10 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 18
6.922 ACRES
(6.93 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

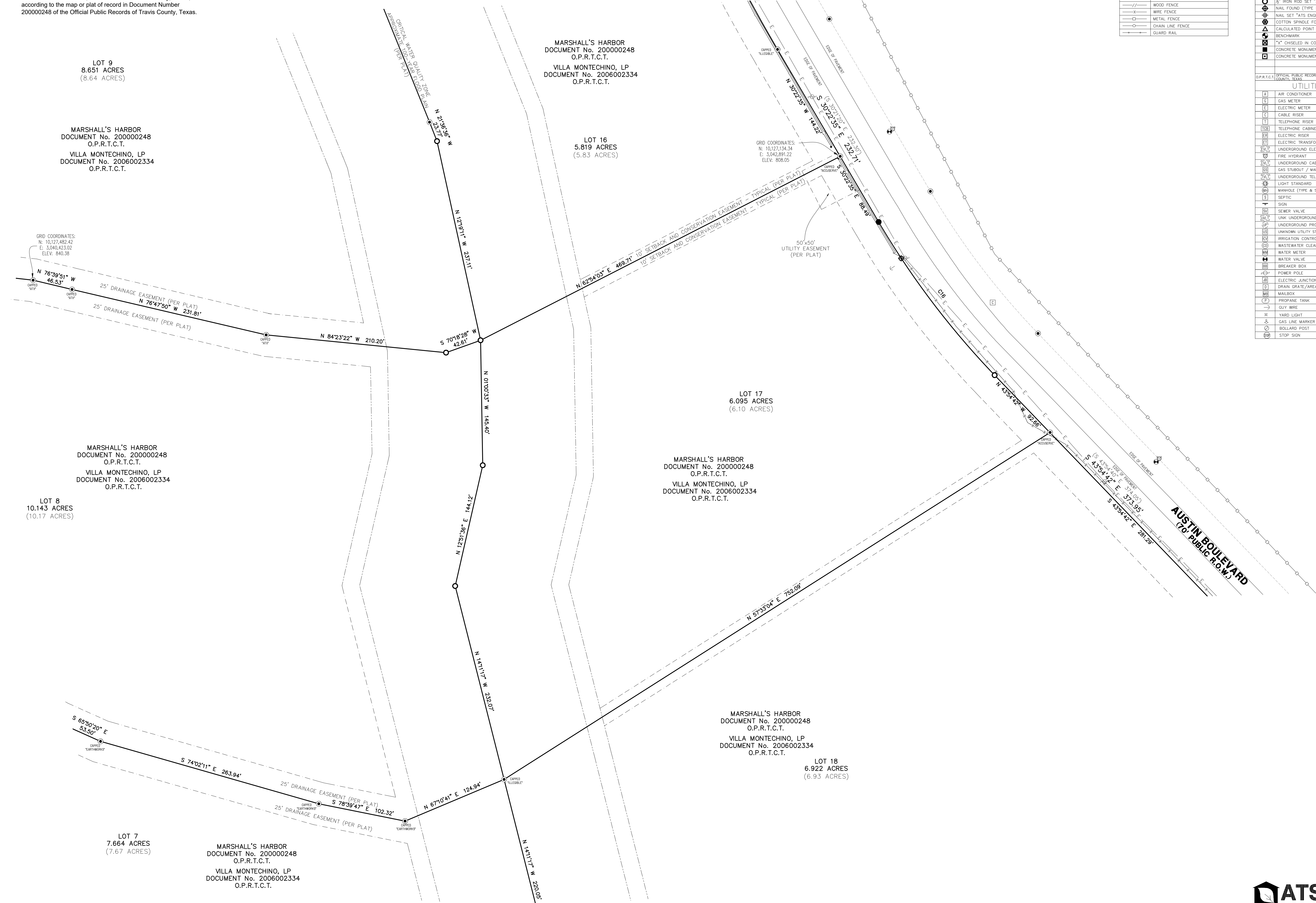
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 8
10.143 ACRES
(10.17 ACRES)

LOT 7
7.664 ACRES
(7.67 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.



TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 60
5.220 ACRES
(5.21 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 14
4.935 ACRES
(4.94 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

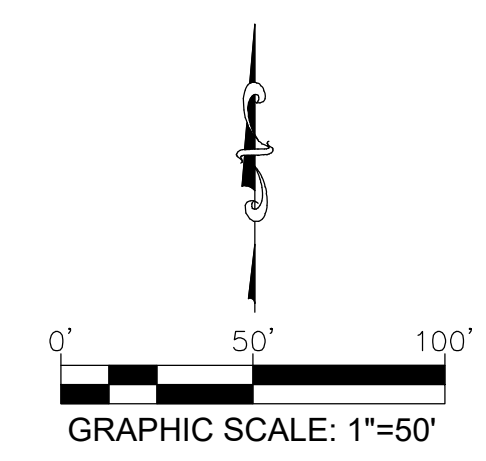
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 10
7.227 ACRES
(7.23 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 15
3.880 ACRES
(3.89 ACRES)



TRACT 1	
LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
- - -	JOINER LINE
- - -	OVERHEAD ELECTRIC
- - -	WOOD FENCE
- - -	WIRE FENCE
- - -	METAL FENCE
- - -	CHAIN LINE FENCE
- - -	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	3/4" (I.D.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	COTTON SPINDLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	"X" CHISELED IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
T(C)	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EVLT	UNDERGROUND ELECTRIC VAULT
○	FIRE HYDRANT
EVLT	UNDERGROUND CABLE TV VAULT
GS	GAS SUBROUT / MARKER
UVLT	UNDERGROUND TELEPHONE VAULT
○	LIGHT STANDARD
MP	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
○	SIGN
SV	SEWER VALVE
UVLT	LINK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY SUBROUT
ICV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PF	POWER POLE
EJ	ELECTRIC JUNCTION BOX
SG	DRAIN GRATE/AREA INLET
MB	MAILBOX
PT	PROPANE TANK
GW	GUY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SS	STOP SIGN

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

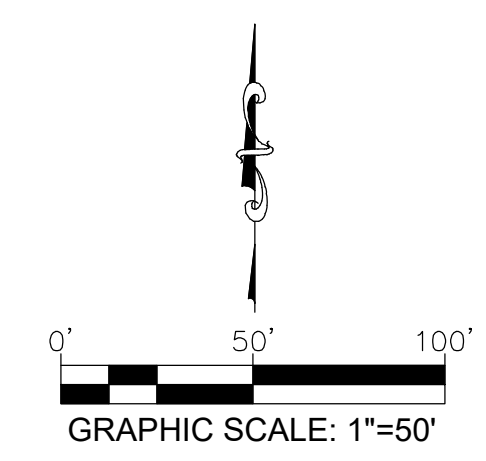
TITLE SURVEY

VILLA MONTECHINO, LP

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

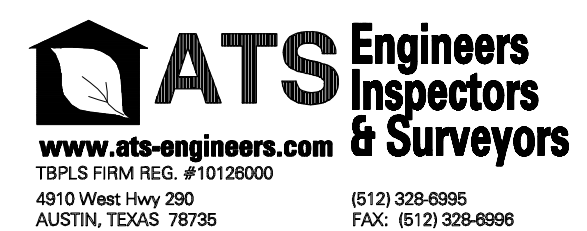
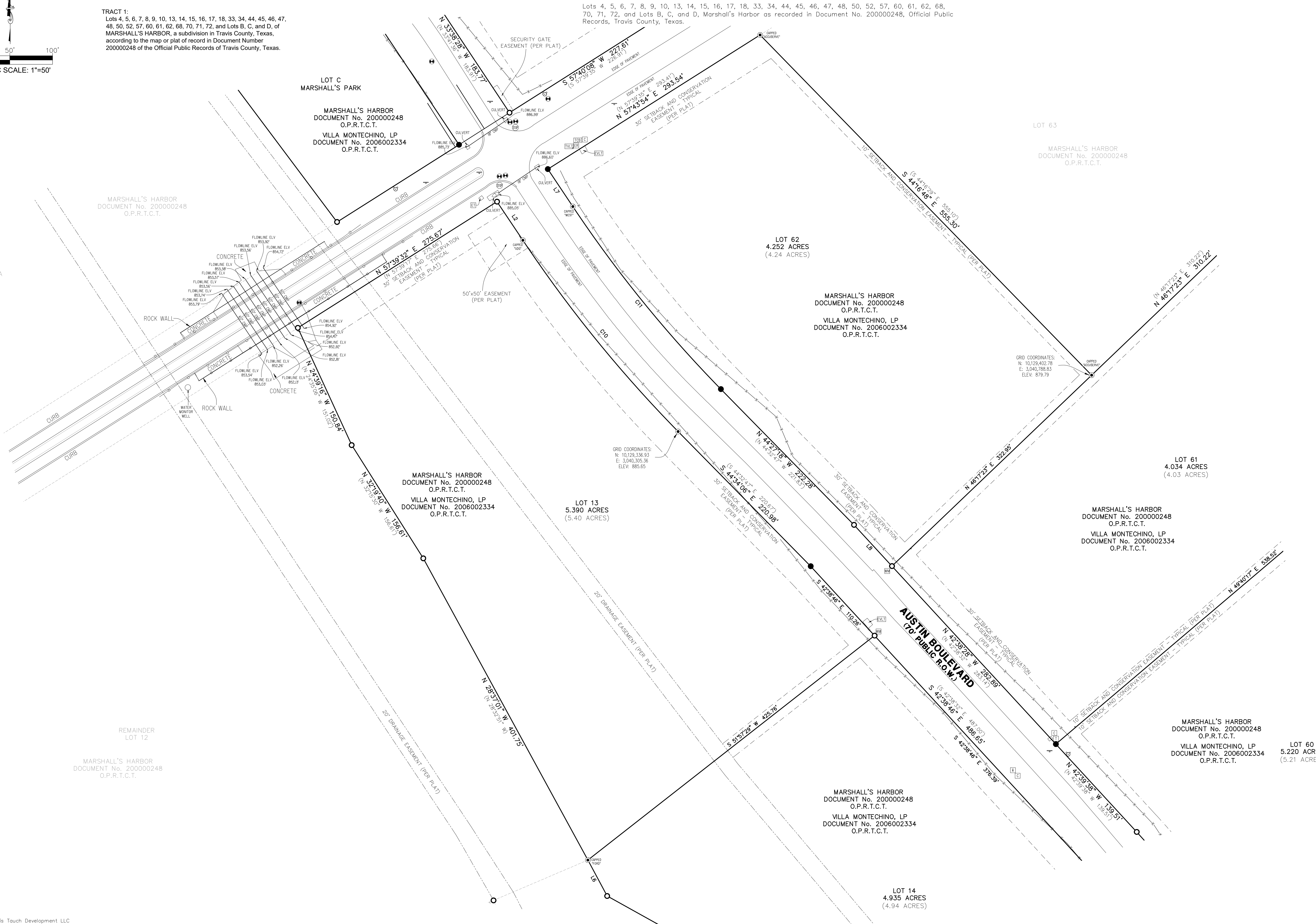
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.



TRACT 1	
LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JOINER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (L.D.) IRON PIPE FOUND (OR AS NOTED)
○	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
○	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
○	COTTON SPINDLE FOUND
○	CALCULATED POINT
○	BENCHMARK
○	"X" CHISELED IN CONCRETE
○	CONCRETE MONUMENT
○	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EVT]	UNDERGROUND ELECTRIC VAULT
[FH]	FIRE HYDRANT
[EUV]	UNDERGROUND CABLE TV VAULT
[GS]	GAS STUBOUT / MARKER
[TVL]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[SIGN]	SIGN
[SV]	SEWER VALVE
[LUV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[IV]	IRRIGATION CONTROL VALVE
[WC]	WASTE WATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[WB]	WATER BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[OW]	OUT WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[SS]	STOP SIGN



TITLE SURVEY

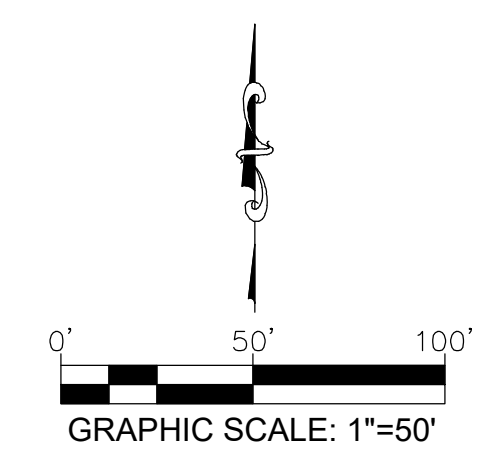
VILLA MONTECHINO, LP

TRACT 1

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

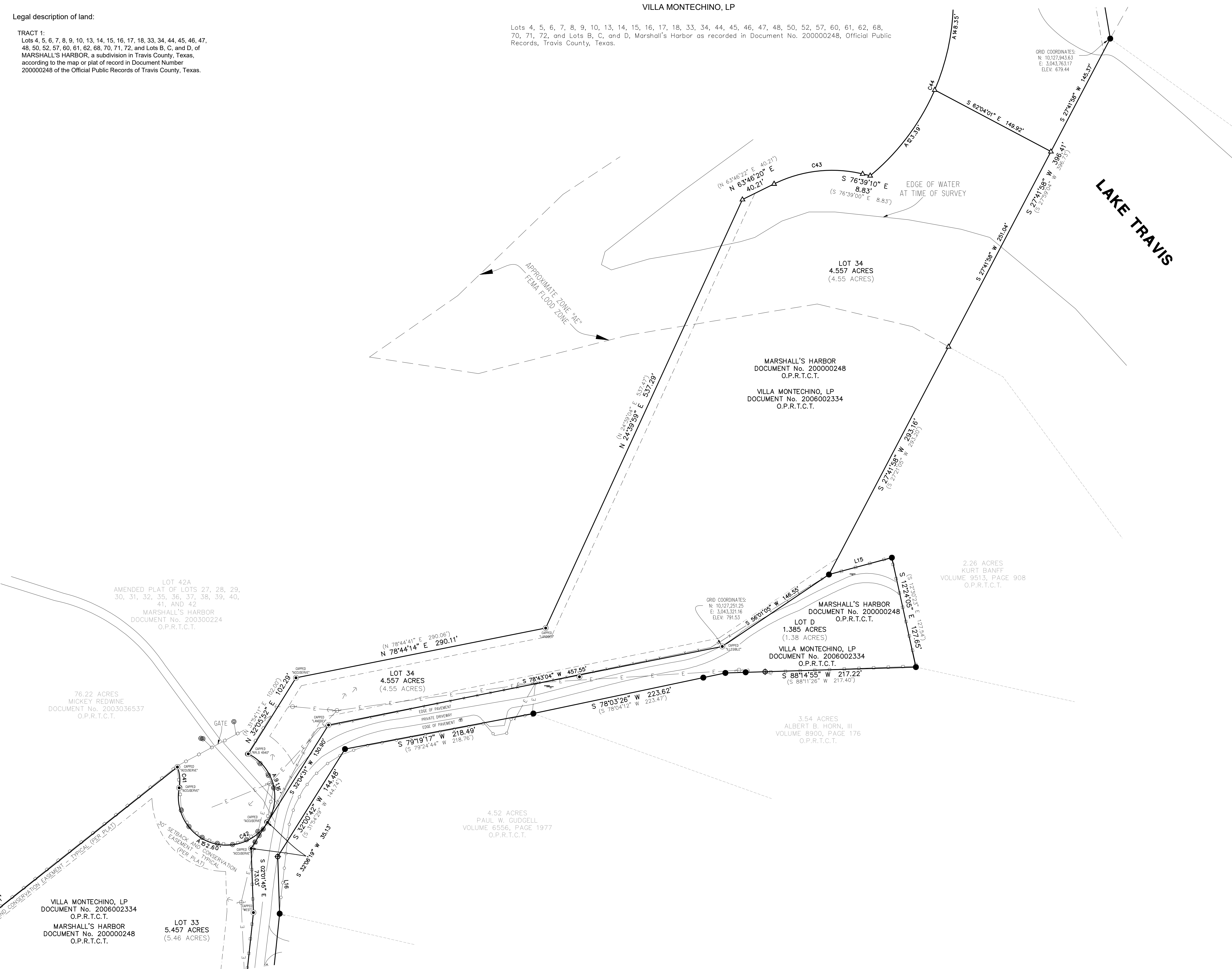
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.



LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JUNKER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	1"x1" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EV	UNDERGROUND ELECTRIC VAULT
F	FIRE HYDRANT
UCV	UNDERGROUND CABLE TV VAULT
GS	GAS STUBOUT / MARKER
UTV	UNDERGROUND TELEPHONE VAULT
L	LIGHT STANDARD
M	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
+	SIGN
SV	SEWER VALVE
UL	LINK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
IV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
PP	POWER POLE
EJB	ELECTRIC JUNCTION BOX
DI	DRAIN GRATE/AREA INLET
M	MAILBOX
P	PROPANE TANK
GW	GUY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SP	STOP SIGN



Client: Johnson Davis Touch Development LLC
Date of Field Work: 10/27/2021
Field: RBand/CPatton
Tech: JCurci/MLeonardo
Date Drawn: 12/30/2021
Path: \Projects\Development\Projects\LasEnsanadas-21083111s\Production\Dwg\Titles\Montechino Tracts\Montechino Tracts-TRACT 1.dwg

ATS Engineers & Surveyors
www.ats-engineers.com
1818 FIRM REG. #10126000
4810 West Hwy 290
AUSTIN, TEXAS 78726
(512) 328-8986
FAC: (512) 328-8998

TITLE SURVEY

VILLA MONTECHINO, LP

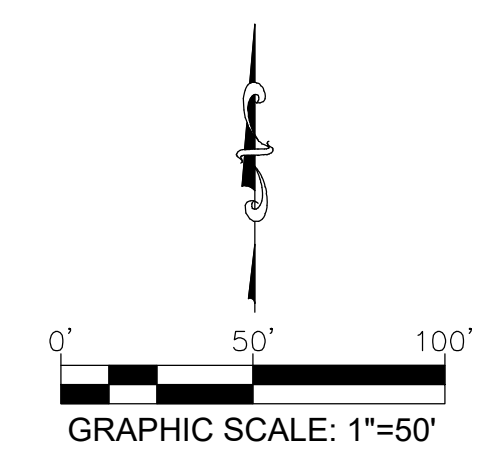
TRACT 1

LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JONER LINE
-E-	OVERHEAD ELECTRIC
-//-	WOOD FENCE
-x-	WIRE FENCE
-□-	METAL FENCE
-○-	CHAIN LINE FENCE
-+--	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
⊕	COTTON SPINDLE FOUND
▲	CALCULATED POINT
△	BENCHMARK
■	1/2" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TCB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EV]	UNDERGROUND ELECTRIC VAULT
[FH]	FIRE HYDRANT
[CUL]	UNDERGROUND CABLE TV VAULT
[GS]	GAS STUBOUT / MARKER
[UL]	UNDERGROUND TELEPHONE VAULT
[LST]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[SIGN]	SIGN
[SV]	SEWER VALVE
[ULU]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[ICV]	IRRIGATION CONTROL VALVE
[WV]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[WB]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[GW]	GUY WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[SS]	STOP SIGN

Legal description of land:
 TRACT 1:
 Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.



GRID COORDINATES:
 N: 10,128,941.08
 E: 3,043,337.39
 ELEV: 811.19

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

MARSHALL'S HARBOR
 DOCUMENT No. 200000248
 O.P.R.T.C.T.

MARSHALL'S HARBOR
 DOCUMENT No. 200000248
 O.P.R.T.C.T.
 VILLA MONTECHINO, LP
 DOCUMENT No. 2006002334
 O.P.R.T.C.T.

LOT 47
 4.246 ACRES
 (4.24 ACRES)

LOT 50
 7.664 ACRES
 (7.67 ACRES)

VILLA MONTECHINO, LP
 DOCUMENT No. 2006002334
 O.P.R.T.C.T.

MARSHALL'S HARBOR
 DOCUMENT No. 200000248
 O.P.R.T.C.T.
 VILLA MONTECHINO, LP
 DOCUMENT No. 2006002334
 O.P.R.T.C.T.

LOT 48
 4.764 ACRES
 (4.77 ACRES)

LOT 49-AA
 AMENDED PLAT OF
 LOTS 49-A & 49-B
 MARSHALL'S HARBOR
 DOCUMENT No. 200600106
 O.P.R.T.C.T.

76.22 ACRES
 MICKEY REDWINE
 DOCUMENT No. 2003036537
 O.P.R.T.C.T.

LOT 42A
 AMENDED PLAT OF LOTS 27, 28, 29,
 30, 31, 32, 35, 36, 37, 38, 39, 40,
 41, AND 42
 MARSHALL'S HARBOR
 DOCUMENT No. 200300224
 O.P.R.T.C.T.

GRID COORDINATES:
 N: 10,127,943.63
 E: 3,043,763.17
 ELEV: 679.44

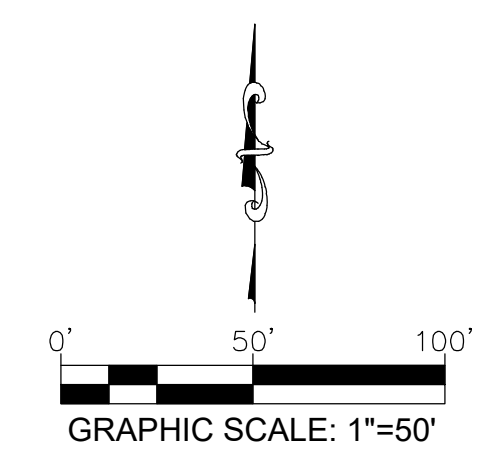
TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 52
3.107 ACRES
(3.10 ACRES)



Legal description of land:
TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 46
4.538 ACRES
(4.54 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 47
4.246 ACRES
(4.24 ACRES)

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.
VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

LOT 48
4.764 ACRES
(4.77 ACRES)

76.22 ACRES
MICKY REDWINE
DOCUMENT No. 2003036537
O.P.R.T.C.T.

LOT 51
MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

MARSHALL'S HARBOR
DOCUMENT No. 200000248
O.P.R.T.C.T.

LOT 50
7.664 ACRES
(7.67 ACRES)

VILLA MONTECHINO, LP
DOCUMENT No. 2006002334
O.P.R.T.C.T.

1.815 ACRES
STEVEN MORSE
DOCUMENT No. 1999139961
O.P.R.T.C.T.

2.751 ACRES
STEVEN MORSE
DOCUMENT No. 1999139961
O.P.R.T.C.T.

LOT 49-AA
AMENDED PLAT OF
LOTS 49-A & 49-B
MARSHALL'S HARBOR
DOCUMENT No. 200600106
O.P.R.T.C.T.

TRACT 1

LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
---	JOINER LINE
E	OVERHEAD ELECTRIC
W	WOOD FENCE
X	WIRE FENCE
○	METAL FENCE
○	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
●	BENCHMARK
■	"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

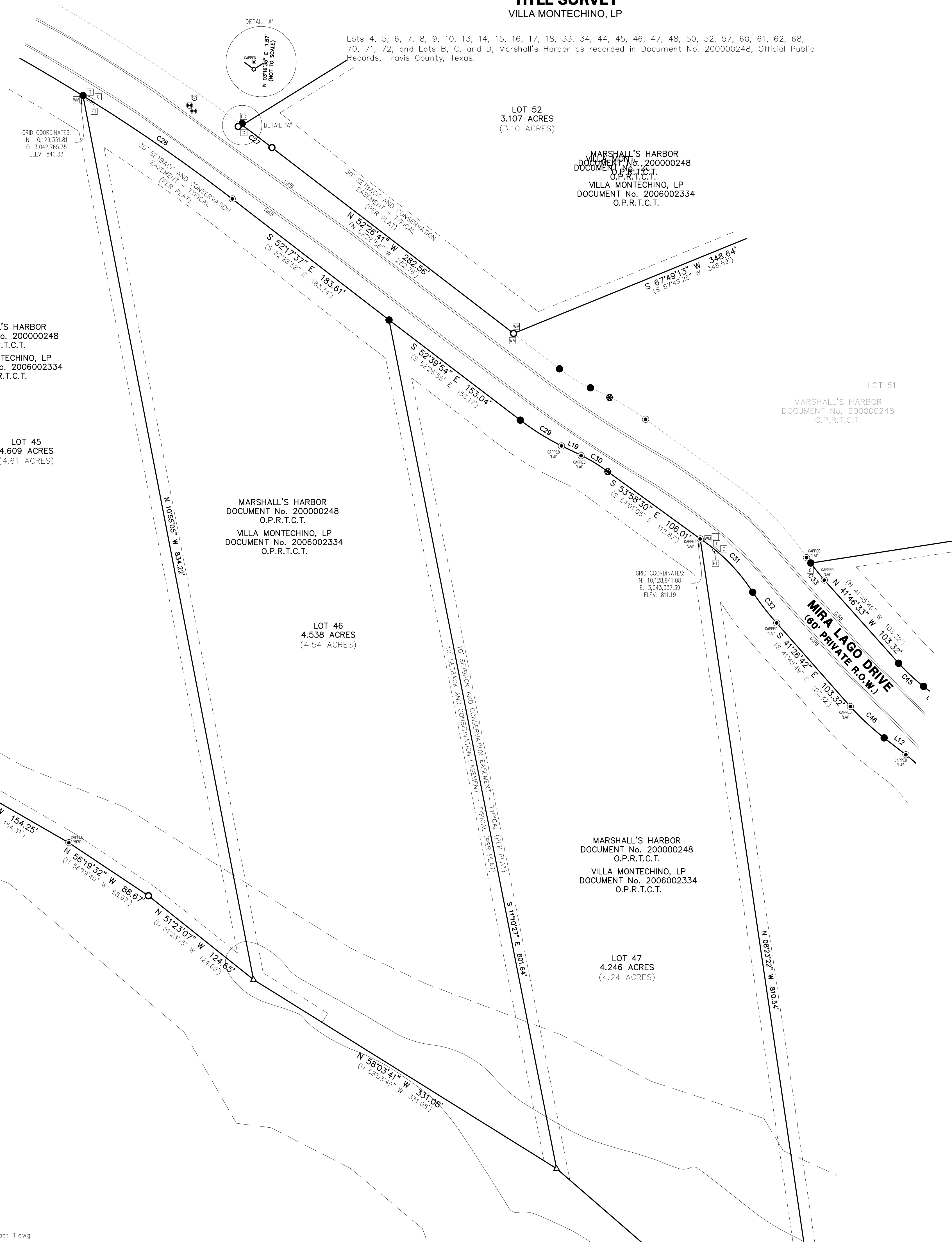
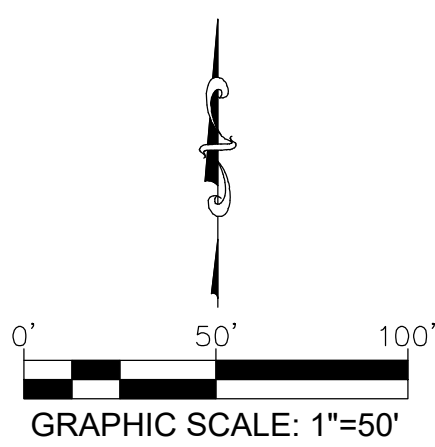
UTILITIES

A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EV	UNDERGROUND ELECTRIC VAULT
F	FIRE HYDRANT
UCV	UNDERGROUND CABLE TV VAULT
GS	GAS STUBOUT / MARKER
UTV	UNDERGROUND TELEPHONE VAULT
M	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
+	SIGN
SV	SEWER VALVE
UV	UNK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
IV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
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BB	BREAKER BOX
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D	DRAIN GRATE/AREA INLET
M	MAILBOX
P	PROPANE TANK
GW	GUY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SP	STOP SIGN

TITLE SURVEY
VILLA MONTECHINO, LP

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47,
48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of
MARSHALL'S HARBOR, a subdivision in Travis County, Texas,
according to the map or plat of record in Document Number
200000248 of the Official Public Records of Travis County, Texas.



LINE TYPES	
---	BUILDING SETBACK
- - -	EASEMENT
- - -	JONER LINE
- - -	OVERHEAD ELECTRIC
- - -	WOOD FENCE
- - -	WIRE FENCE
- - -	METAL FENCE
- - -	CHAIN LINE FENCE
- - -	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
■	CONCRETE MONUMENT W/DISK

UTILITIES	
A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
ER	ELECTRIC RISER
ET	ELECTRIC TRANSFORMER
EV	UNDERGROUND ELECTRIC VAULT
F	FIRE HYDRANT
UCV	UNDERGROUND CABLE TV VAULT
GS	GAS STUBOUT / MARKER
UV	UNDERGROUND TELEPHONE VAULT
LS	LIGHT STANDARD
M	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
+	SIGN
SV	SEWER VALVE
UV	UNK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
IV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
WM	WATER METER
WV	WATER VALVE
BB	BREAKER BOX
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D	DRAIN GRATE/AREA INLET
M	MAILBOX
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GW	GUY WIRE
YL	YARD LIGHT
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BP	BOLLARD POST
SP	STOP SIGN

Client: Johnson Davis Touch Development LLC
Date of Field Work: 10/27/2021
Field: RBand/CPatton
Tech: JCurci/MLeonardo
Date Drawn: 12/30/2021
Path: \Projects\Development\Projects\LasEnsanadas-21083111s\Production\Dwgs\Titles\Montechino Tracts\Montechino Tracts-TRACT 1.dwg



TITLE SURVEY

VILLA MONTECHINO, LP

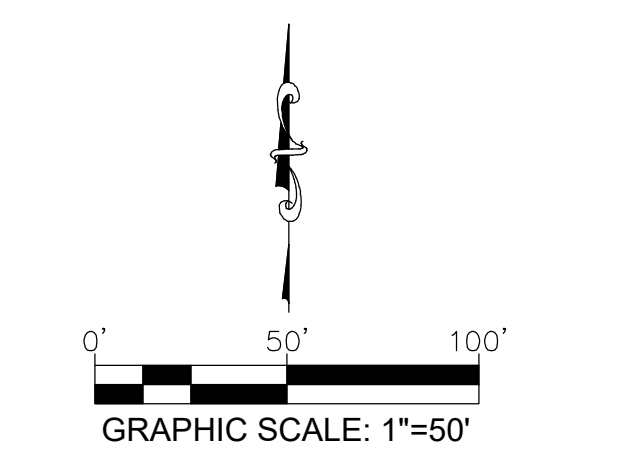
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-//-	WOOD FENCE
-x-	WIRE FENCE
-o-	METAL FENCE
-o-	CHAIN LINE FENCE
->-	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	3/4" (D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
○	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
○	CALCULATED POINT
●	BENCHMARK
■	"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
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LS	LIGHT STANDARD
MH	MANHOLE (TYPE & SIZE ON DRAWING)
S	SEPTIC
SI	SIGN
SV	SEWER VALVE
UV	UNK UNDERGROUND UTILITY VAULT
UP	UNDERGROUND PROPANE TANK
US	UNKNOWN UTILITY STUBOUT
IV	IRRIGATION CONTROL VALVE
WC	WASTEWATER CLEANOUT
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GW	GUY WIRE
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GRID COORDINATES:
 N: 10,129,411.08
 E: 3,042,018.66
 ELEV: 829.95

GRID COORDINATES:
 N: 10,129,366.46
 E: 3,042,254.05
 ELEV: 789.72

GRID COORDINATES:
 N: 10,129,351.81
 E: 3,042,763.35
 ELEV: 840.33

TITLE SURVEY

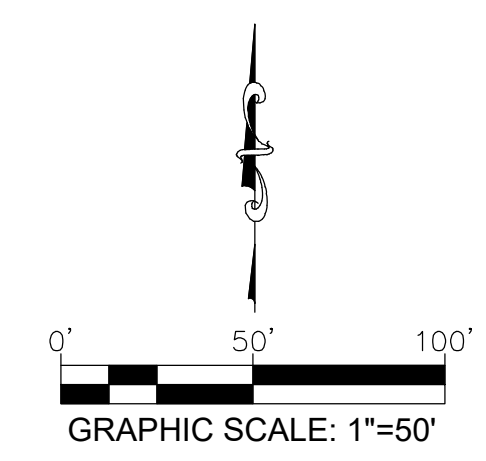
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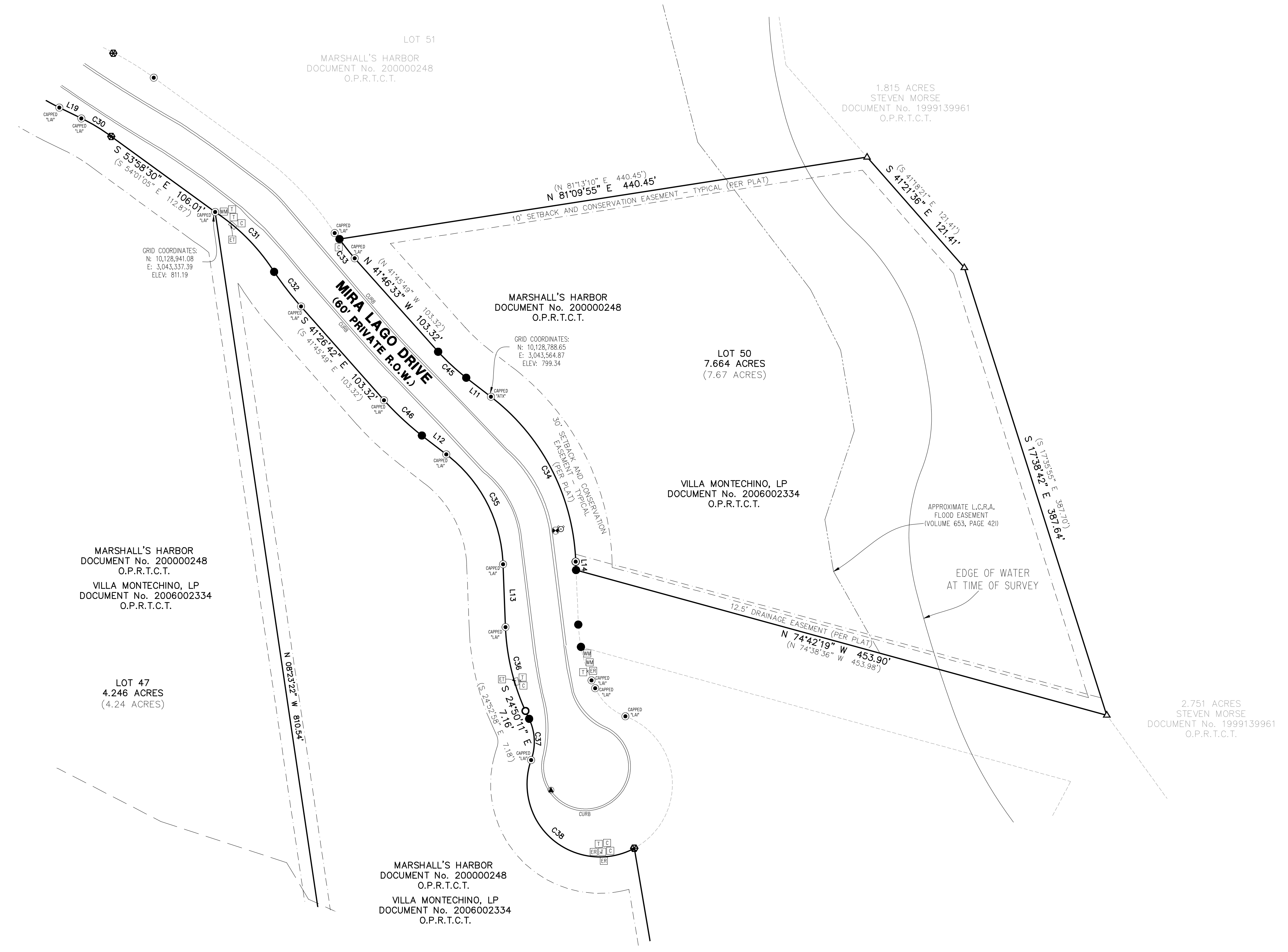
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GW	GUY WIRE
YL	YARD LIGHT
GLM	GAS LINE MARKER
BP	BOLLARD POST
SP	STOP SIGN



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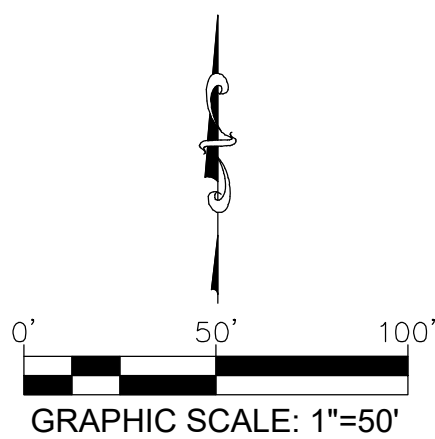
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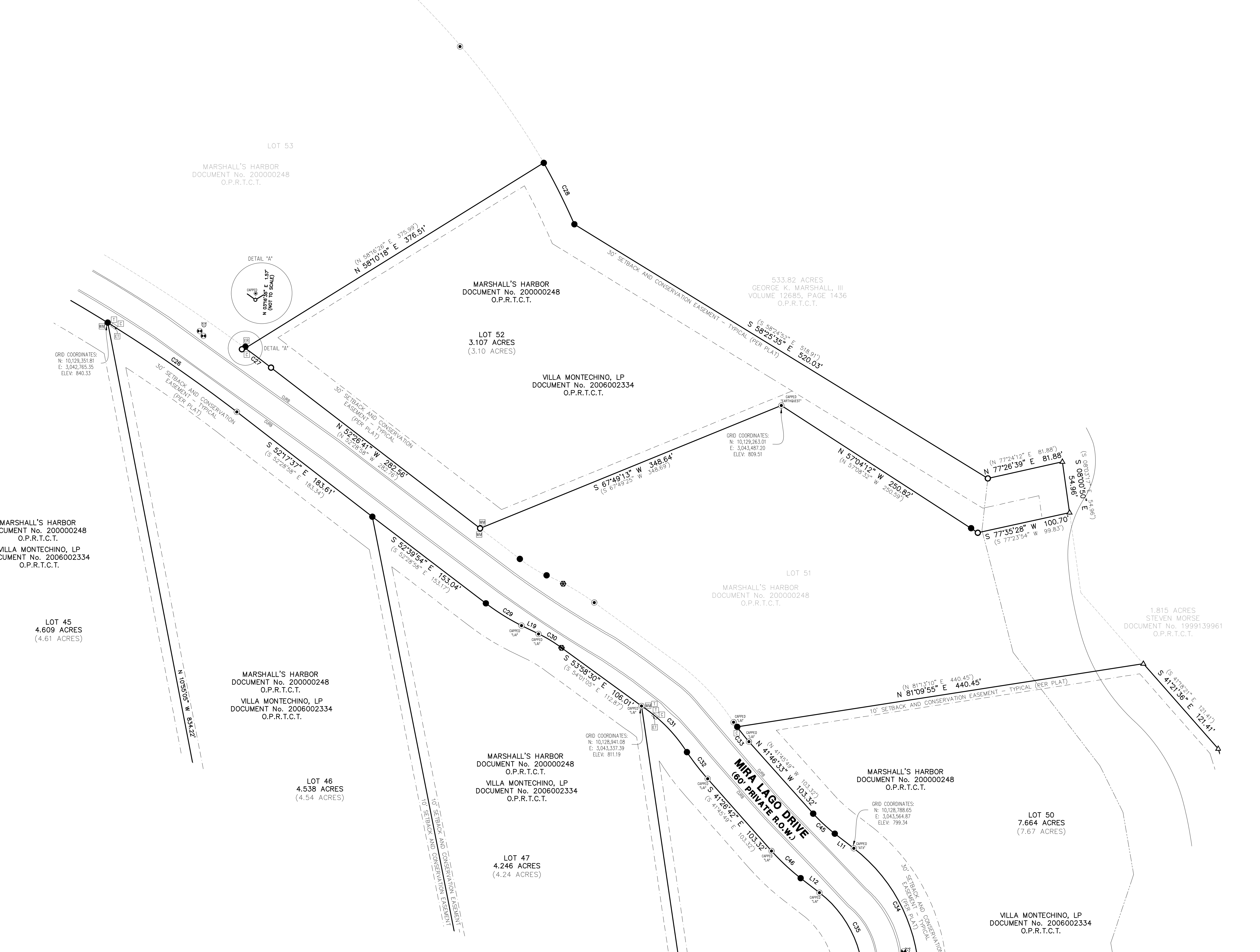
LINE TYPES	
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O.P.R.T.C.T. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS

UTILITIES

A	AIR CONDITIONER
G	GAS METER
E	ELECTRIC METER
C	CABLE RISER
T	TELEPHONE RISER
TC	TELEPHONE CABINET
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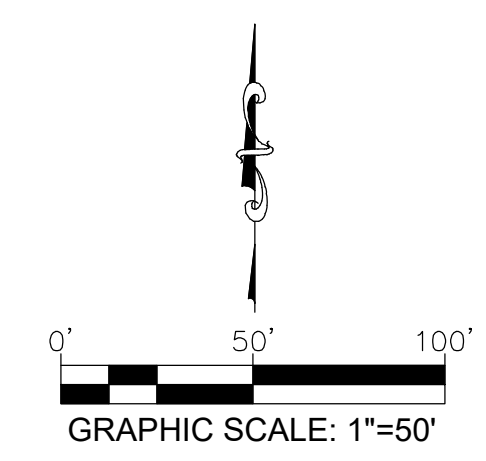
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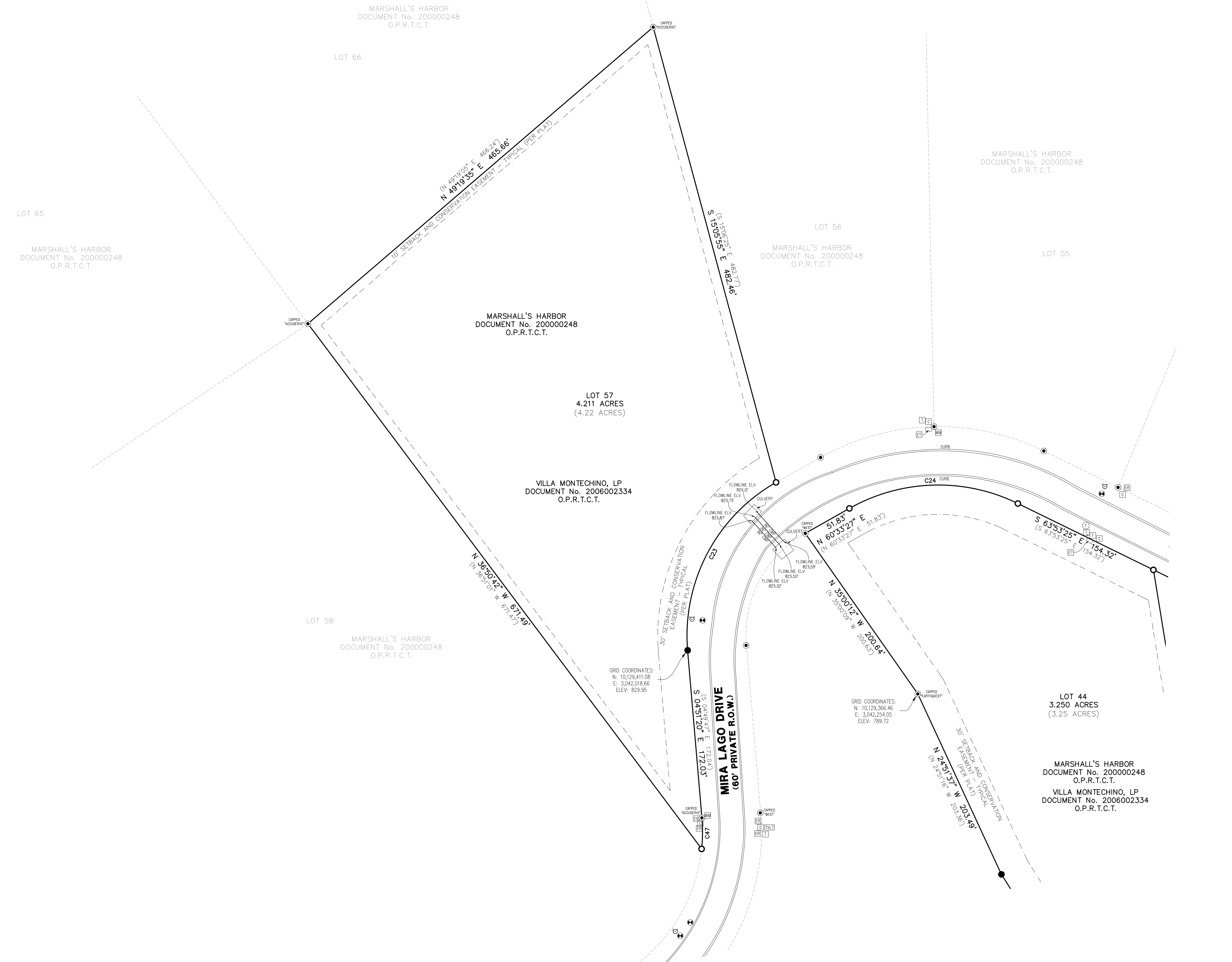
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MONUMENTS	
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UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TCB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EUV]	UNDERGROUND ELECTRIC VAULT
[FH]	FIRE HYDRANT
[UCV]	UNDERGROUND CABLE TV VAULT
[GS]	GAS STUBOUT / MARKER
[UTV]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[S]	SEWER VALVE
[LUV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[IV]	IRRIGATION CONTROL VALVE
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[PT]	PROPANE TANK
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[SS]	STOP SIGN

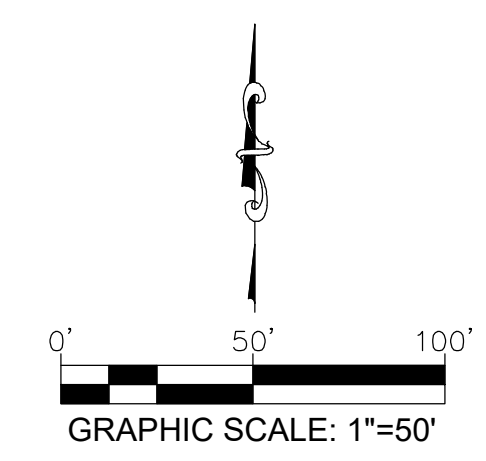


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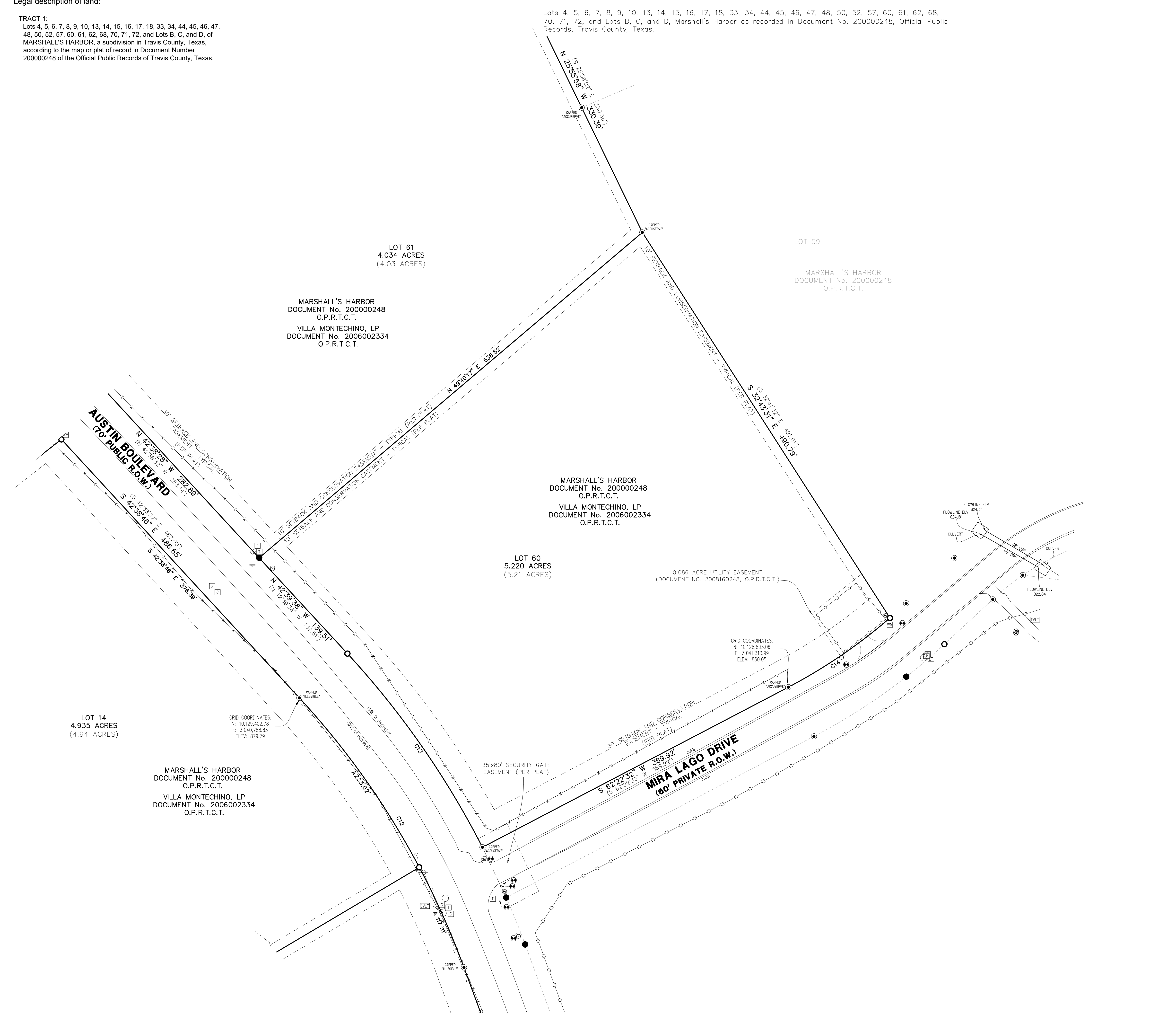
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MONUMENTS	
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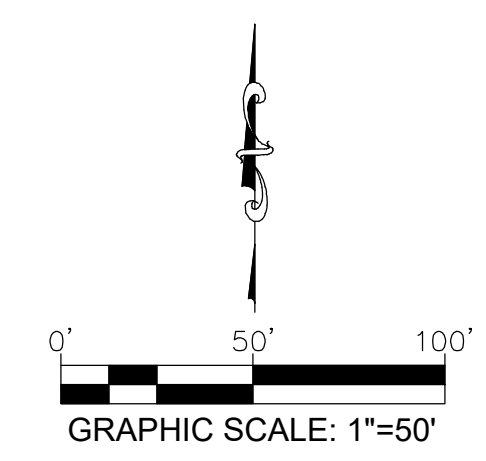
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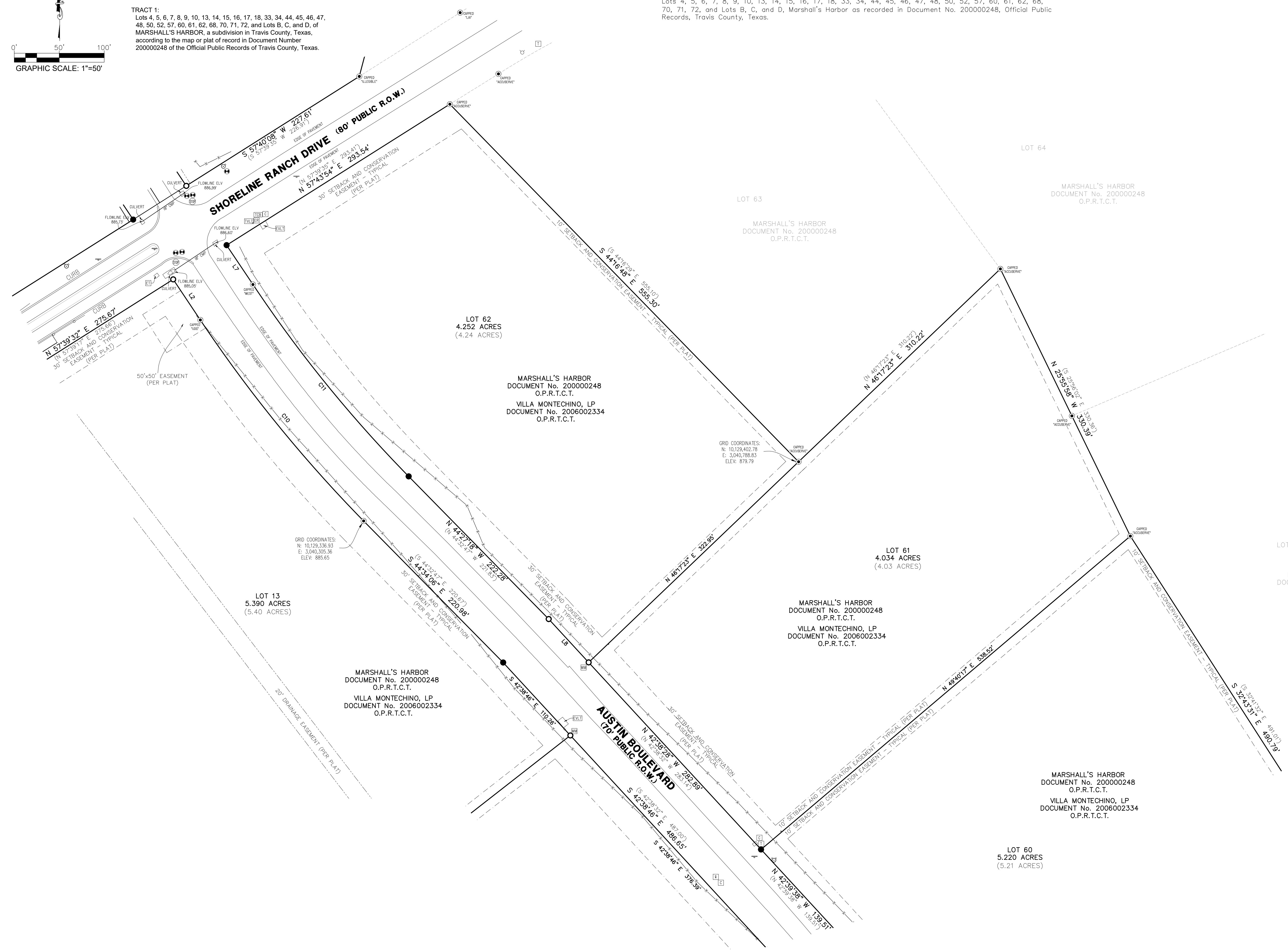
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ATS Engineers & Inspectors
www.ats-engineers.com
TBL'S FIRM REG. #10126000
4810 West Hwy 290
AUSTIN, TEXAS 78726
(512) 328-8986
FAX: (512) 328-6698

TITLE SURVEY

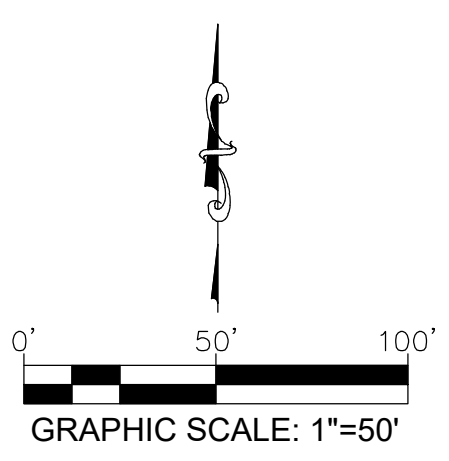
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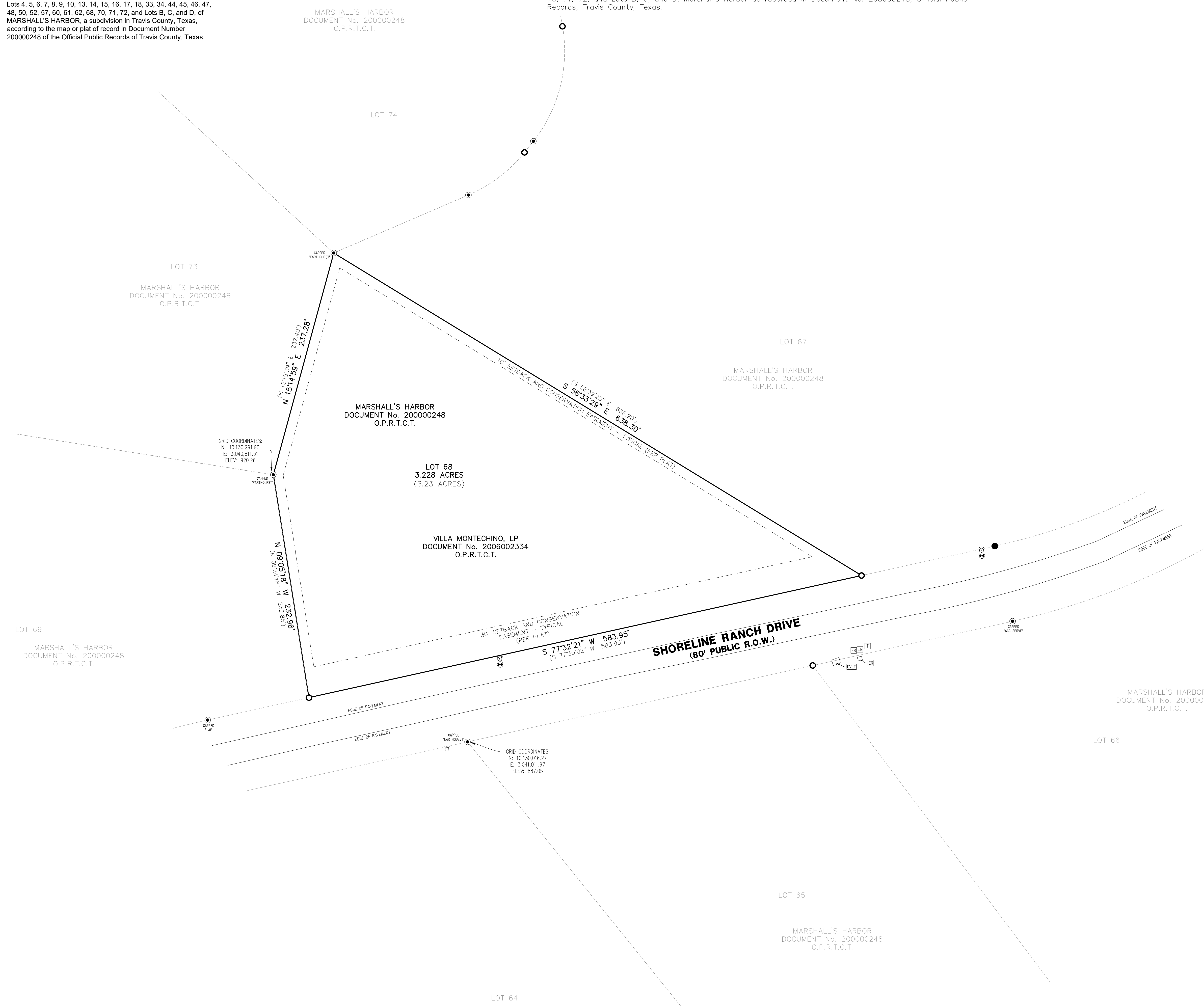
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○	1/2" IRON ROD SET "ATS ENGINEERS"
⊕	NAIL FOUND (TYPE NOTED)
⊕	NAIL SET "ATS ENGINEERS"
⊕	COTTON SPINDLE FOUND
△	CALCULATED POINT
▲	BENCHMARK
⊠	"X" CHISELED IN CONCRETE
■	CONCRETE MONUMENT
□	CONCRETE MONUMENT W/DISK

UTILITIES	
[A]	AIR CONDITIONER
[G]	GAS METER
[E]	ELECTRIC METER
[C]	CABLE RISER
[T]	TELEPHONE RISER
[TCB]	TELEPHONE CABINET
[ER]	ELECTRIC RISER
[ET]	ELECTRIC TRANSFORMER
[EUV]	UNDERGROUND ELECTRIC VAULT
[FH]	FIRE HYDRANT
[UCV]	UNDERGROUND CABLE TV VAULT
[GSM]	GAS STUBOUT / MARKER
[UTV]	UNDERGROUND TELEPHONE VAULT
[LS]	LIGHT STANDARD
[MH]	MANHOLE (TYPE & SIZE ON DRAWING)
[S]	SEPTIC
[SIGN]	SIGN
[SV]	SEWER VALVE
[LUV]	LINK UNDERGROUND UTILITY VAULT
[UP]	UNDERGROUND PROPANE TANK
[US]	UNKNOWN UTILITY STUBOUT
[IV]	IRRIGATION CONTROL VALVE
[WC]	WASTEWATER CLEANOUT
[WM]	WATER METER
[WV]	WATER VALVE
[BB]	BREAKER BOX
[PP]	POWER POLE
[EJB]	ELECTRIC JUNCTION BOX
[D]	DRAIN GRATE/AREA INLET
[MB]	MAILBOX
[PT]	PROPANE TANK
[GW]	GUY WIRE
[YL]	YARD LIGHT
[GLM]	GAS LINE MARKER
[BP]	BOLLARD POST
[SS]	STOP SIGN



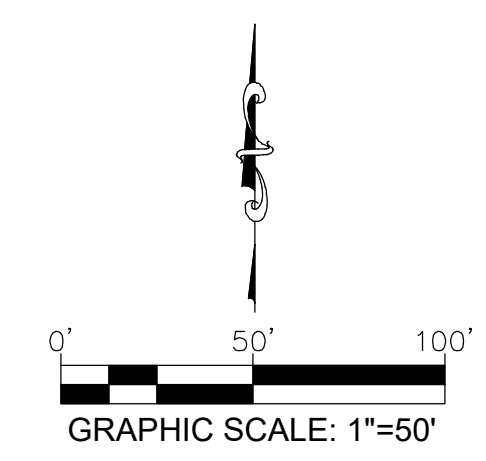
TITLE SURVEY

VILLA MONTECHINO, LP

Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, Marshall's Harbor as recorded in Document No. 200000248, Official Public Records, Travis County, Texas.

Legal description of land:

TRACT 1:
Lots 4, 5, 6, 7, 8, 9, 10, 13, 14, 15, 16, 17, 18, 33, 34, 44, 45, 46, 47, 48, 50, 52, 57, 60, 61, 62, 68, 70, 71, 72, and Lots B, C, and D, of MARSHALL'S HARBOR, a subdivision in Travis County, Texas, according to the map or plat of record in Document Number 200000248 of the Official Public Records of Travis County, Texas.



LINE TYPES	
---	BUILDING SETBACK
---	EASEMENT
---	JONER LINE
---	OVERHEAD ELECTRIC
---	WOOD FENCE
---	WIRE FENCE
---	METAL FENCE
---	CHAIN LINE FENCE
---	GUARD RAIL

MONUMENTS	
●	1/2" IRON ROD FOUND (OR AS NOTED)
○	1/2" (I.D.) IRON PIPE FOUND (OR AS NOTED)
●	IRON ROD FOUND W/CAP (AS NOTED)
○	1/2" IRON ROD SET "ATS ENGINEERS"
●	NAIL FOUND (TYPE NOTED)
●	NAIL SET "ATS ENGINEERS"
●	COTTON SPINDLE FOUND
▲	CALCULATED POINT
▲	BENCHMARK
■	"X" CHISELED IN CONCRETE
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