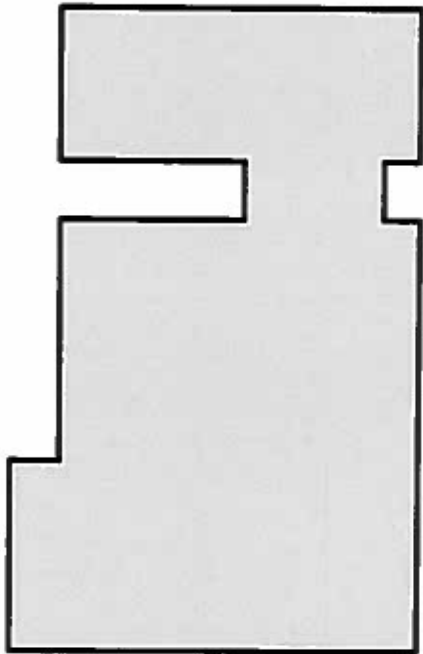


615-206-0128

67 MILDRED STREET



HOLLY STREET

SITE/ZONING PLAN

SCALE: 1/16" = 1'-0"

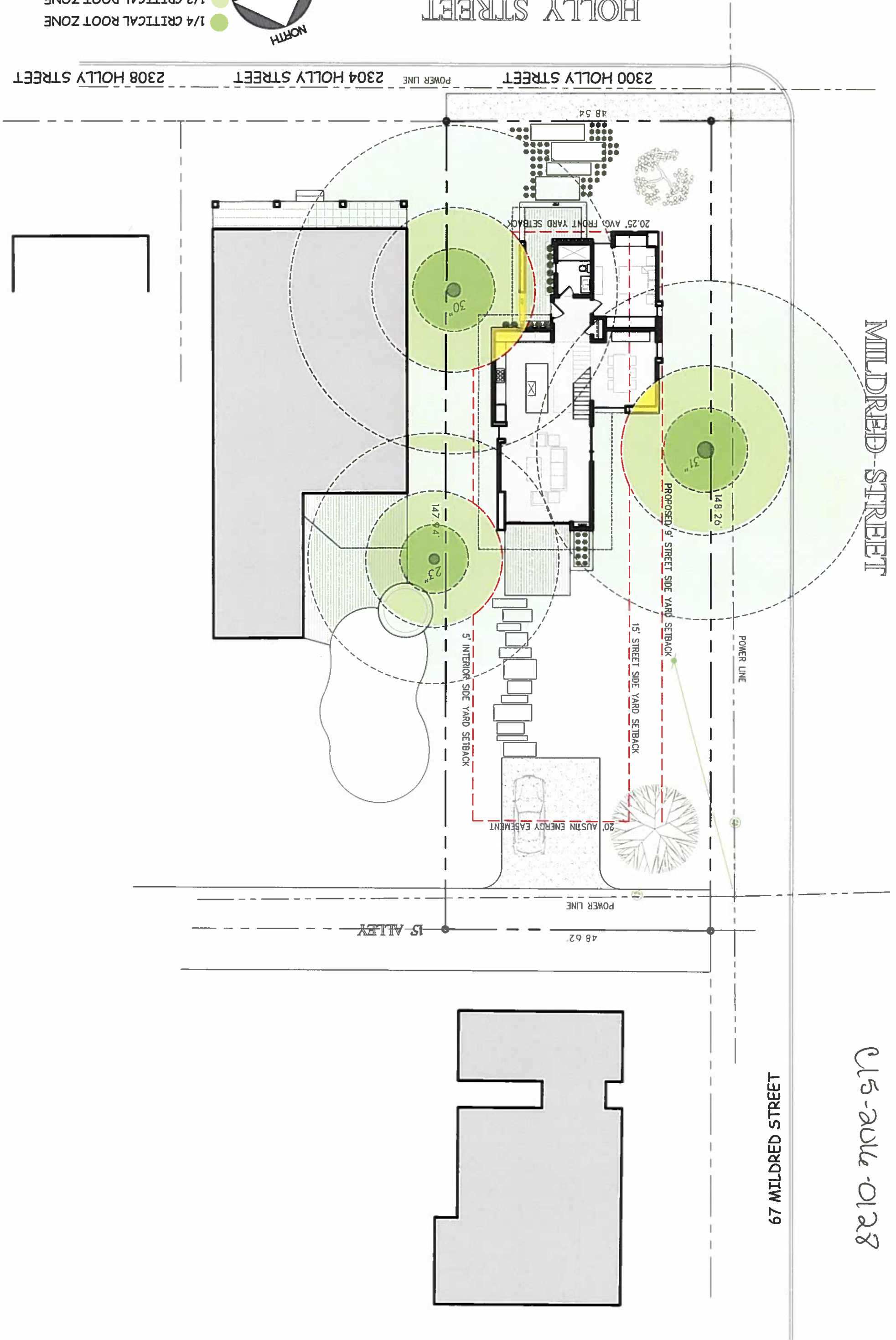
1/4 CRITICAL ROOT ZONE

1/2 CRITICAL ROOT ZONE

FULL CRITICAL ROOT ZONE

ENGINEERED FLOATING SLAB

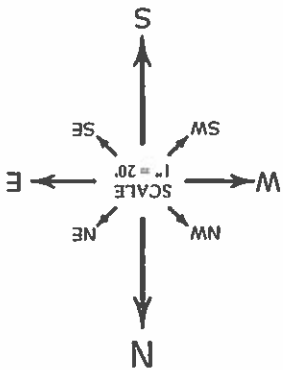
NORTH



2300 HOLLY STREET
2304 HOLLY STREET
2308 HOLLY STREET

MILDRED STREET

15 ALLEY



ALLSTAR Land Surveying
9020 ANDERSON MILL RD
AUSTIN, TEXAS 78729
(512) 249-8149 PHONE
(512) 331-5217 FAX
WWW.ALLSTARLANDSURVEYING.COM

THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD-PLAIN, AND HAS A ZONE "X" RATING AS SHOWN ON THE FLOOD INSURANCE RATE MAPS F.I.R.M. MAP NO. 48453C0465H DATED: 09/26/2008
THIS CERTIFICATION IS FOR INSURANCE PURPOSES ONLY AND IS NOT A GUARANTEE THAT THIS PROPERTY WILL OR WILL NOT FLOOD. CONTACT YOUR LOCAL FLOOD PLAIN ADMINISTRATOR FOR THE CURRENT STATUS OF THIS TRACT.

ADDRESS		KAY FRANCES HUMPHREYS 2300 HOLLY STREET AUSTIN, TRAVIS COUNTY, TEXAS.			
SURVEY DATE		MARCH 5, 2015		FIELD BY: DERICK SOLOMON	
TITLE CO.		-		CALC. BY: CHRIS ZOTTER	
G F NO.		-		DRAWN BY: ADRIEL LOPEZ	
JOB NO.		A0300415		RPLS CHECK: EDWARD RUMSEY	
				03/05/2015	
				03/05/2015	
				03/05/2015	
				03/04/2015	

LOT 5, BLOCK D, BENSONS SUBDIVISION, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 3, PG. 29, PLAT RECORDS OF TRAVIS COUNTY, TEXAS, TOGETHER WITH ONE-HALF (7.50') OF ADJACENT ALLEY VACATED IN VOL. 2437, PG. 44.

LEGAL DESCRIPTION

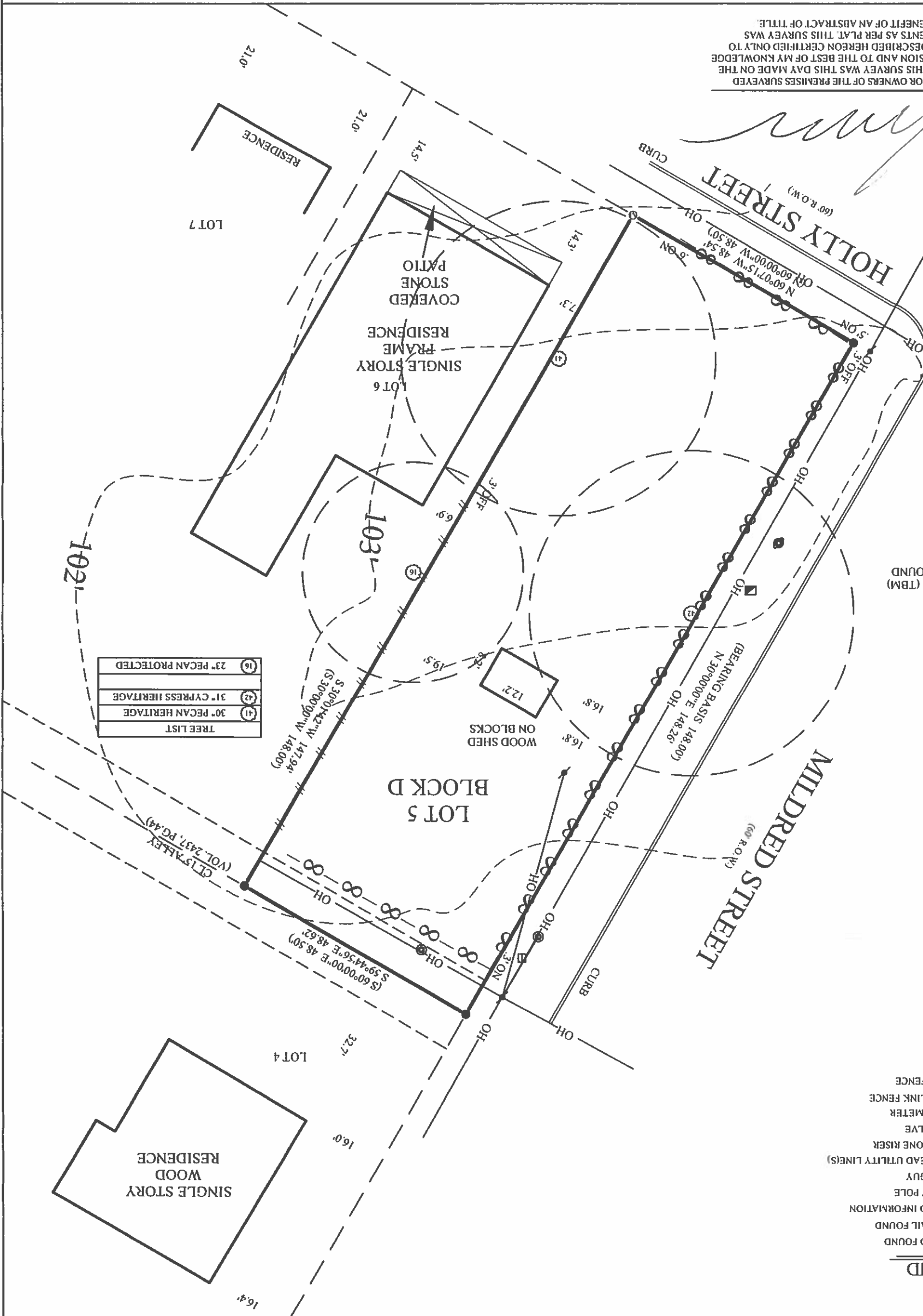
THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND THIS SURVEYOR DID NOT RESEARCH THE DEED RECORDS FOR PREVIOUS CONFLICTS IN TITLE, EASEMENTS AND/OR BOUNDARY LINE AGREEMENTS, THEREFORE, CERTAIN EASEMENTS MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON. ONLY THOSE SETBACK LINES, EASEMENTS, BOUNDARY LINES AND INTERESTS WHICH ARE REPRESENTED ON THE PARENT SUBDIVISION PLAT, WHICH IS REFERENCED HEREON, ARE PLOTTED ON THIS SURVEY. NO DOCUMENTS OTHER THAN THOSE CITED ON THIS SURVEY HAVE BEEN EXAMINED.

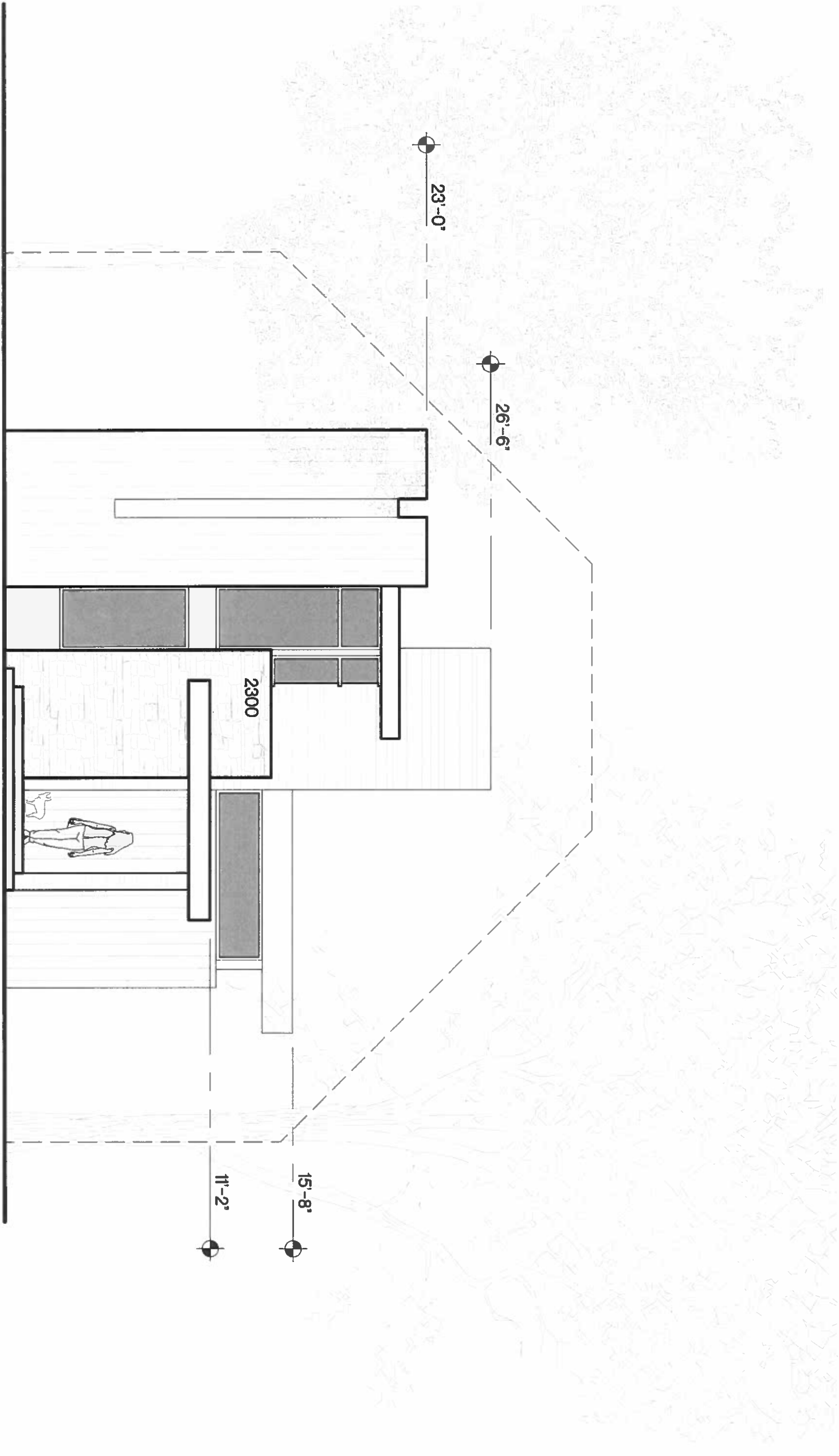
RESTRICTIONS

TO THE LIEN HOLDER AND / OR OWNERS OF THE PREMISES SURVEYED I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND UNDER MY SUPERVISION AND TO THE BEST OF MY KNOWLEDGE OF THE PROPERTY LEGALLY DESCRIBED HEREON CERTIFIED ONLY TO BUILDING LINES AND EASEMENTS AS PER PLAT. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE.



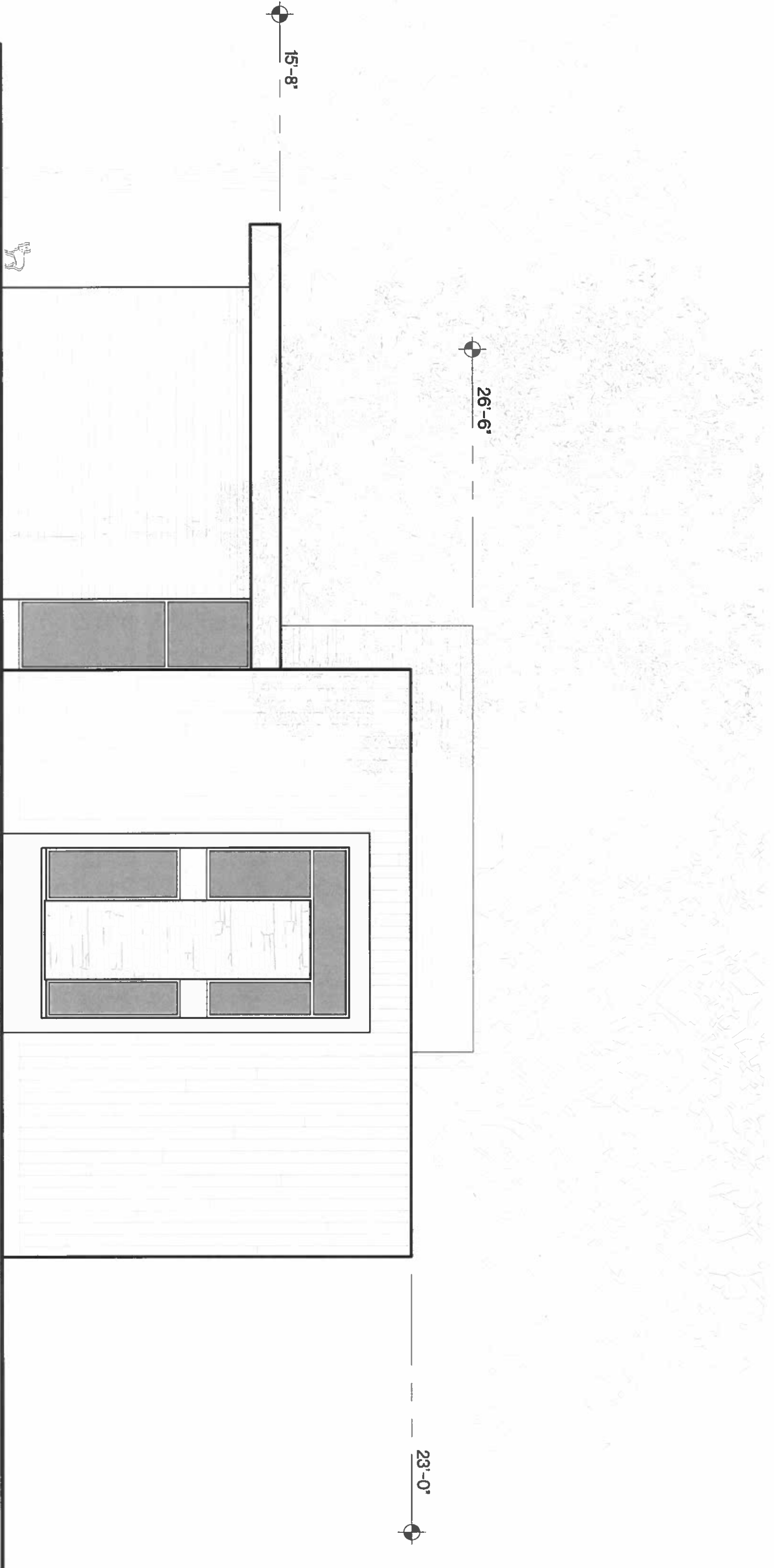
TEMPORARY BENCH MARK (TBM) IS COTTON GIN SPINDLE FOUND
ELEVATION = 100.00'





FRONT ELEVATION

SCALE: 3/16" = 1'-0"



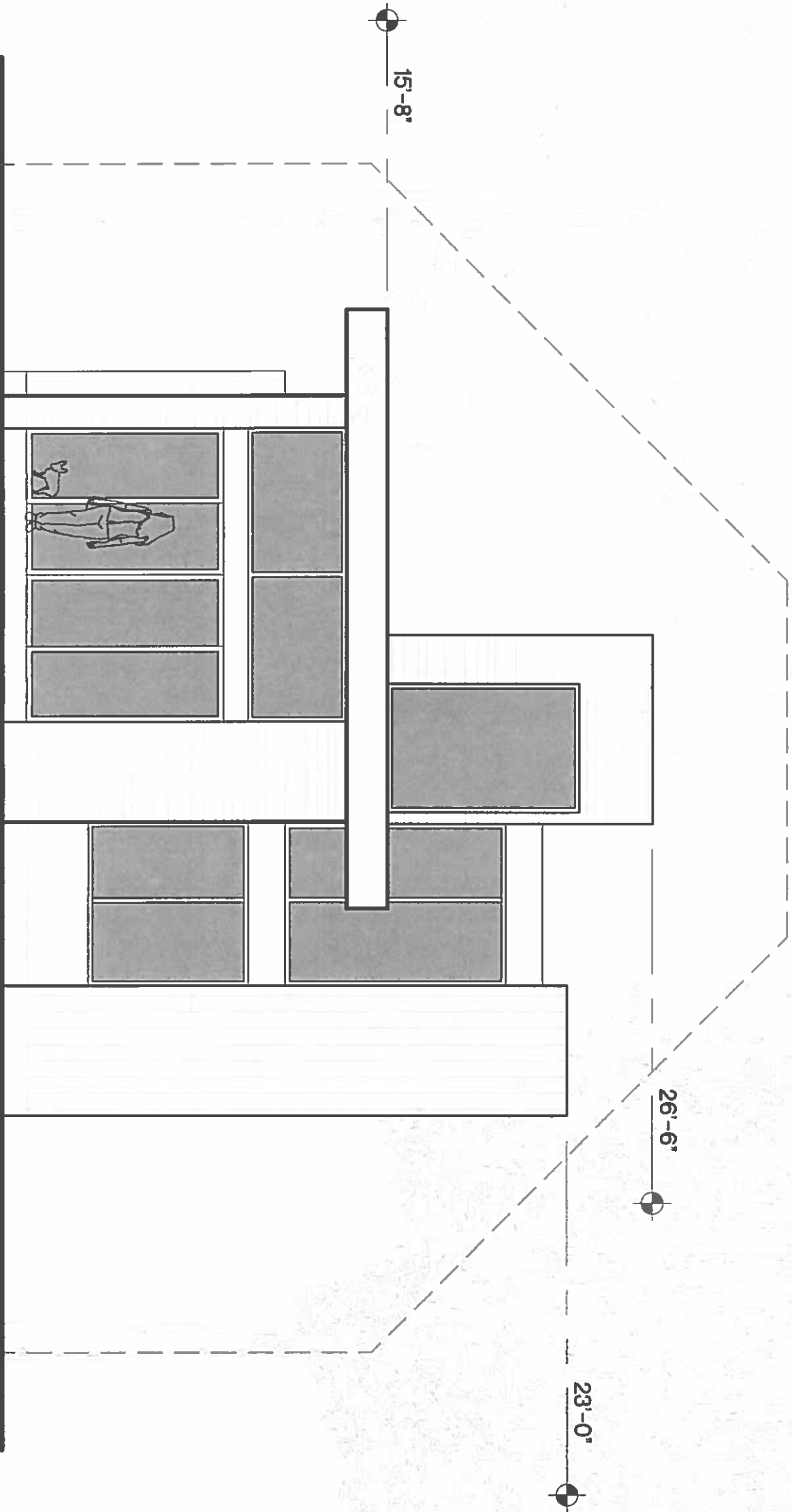
15'-8"

26'-6"

23'-0"

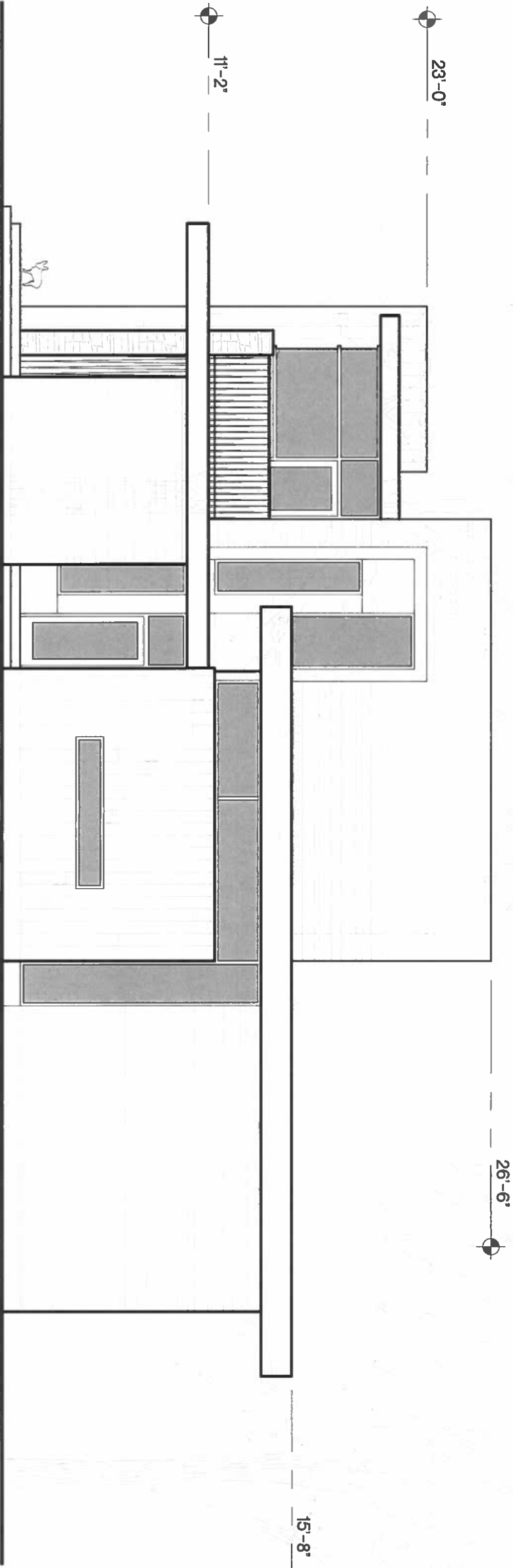
LEFT SIDE ELEVATION

SCALE: 3/16" = 1'-0"



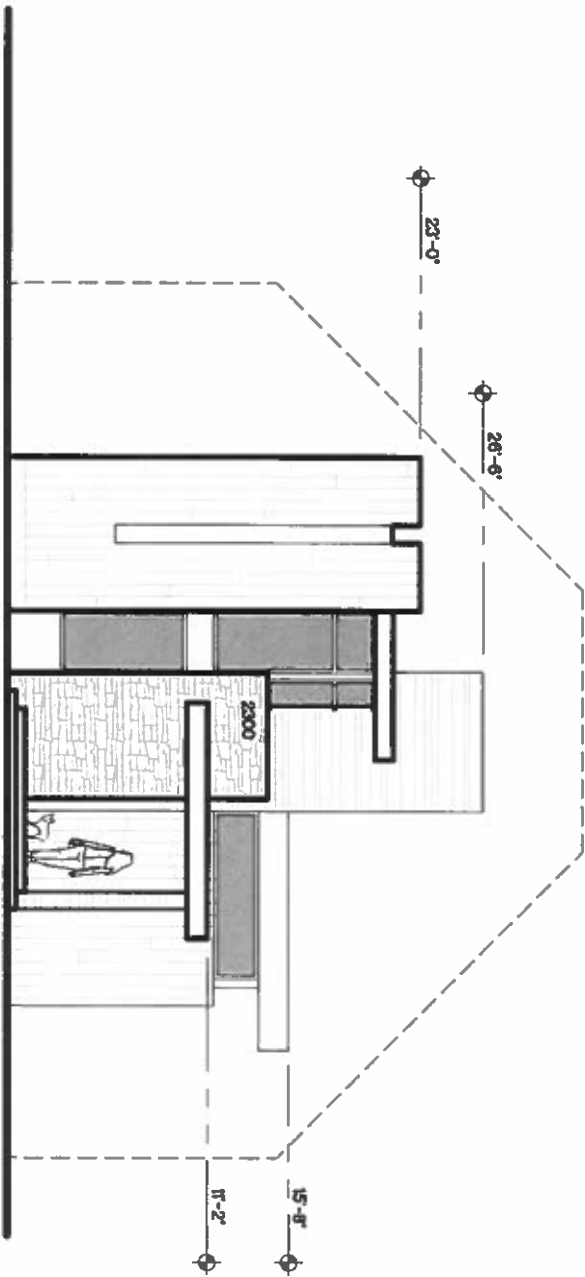
REAR ELEVATION

SCALE: 3/16" = 1'-0"

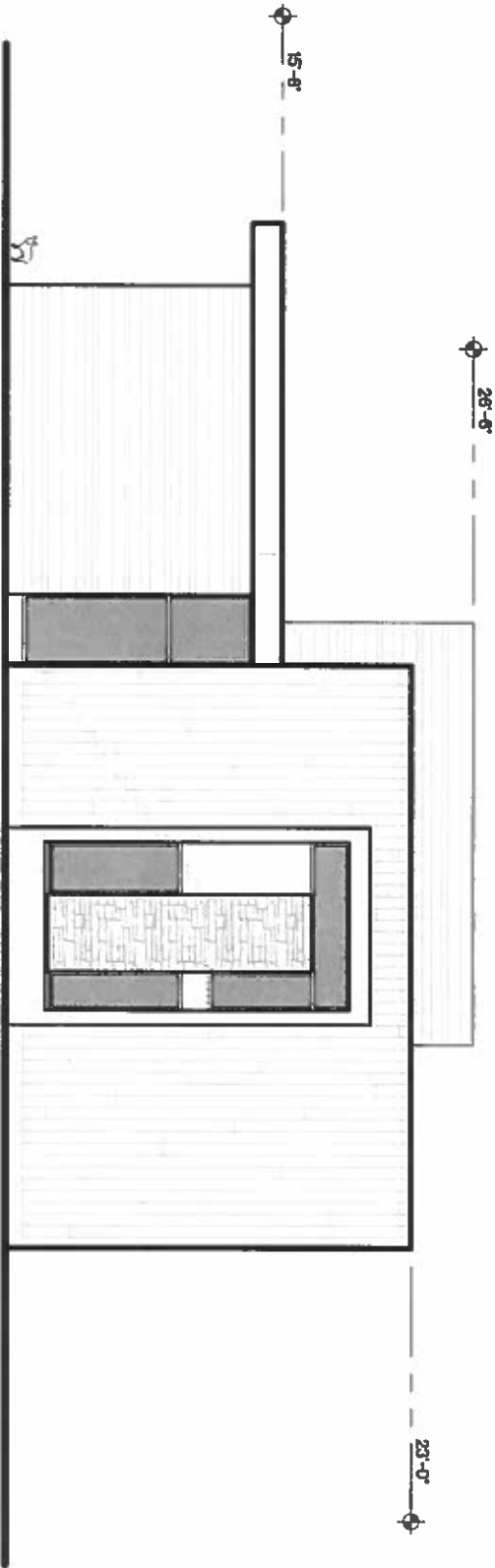


RIGHT SIDE ELEVATION

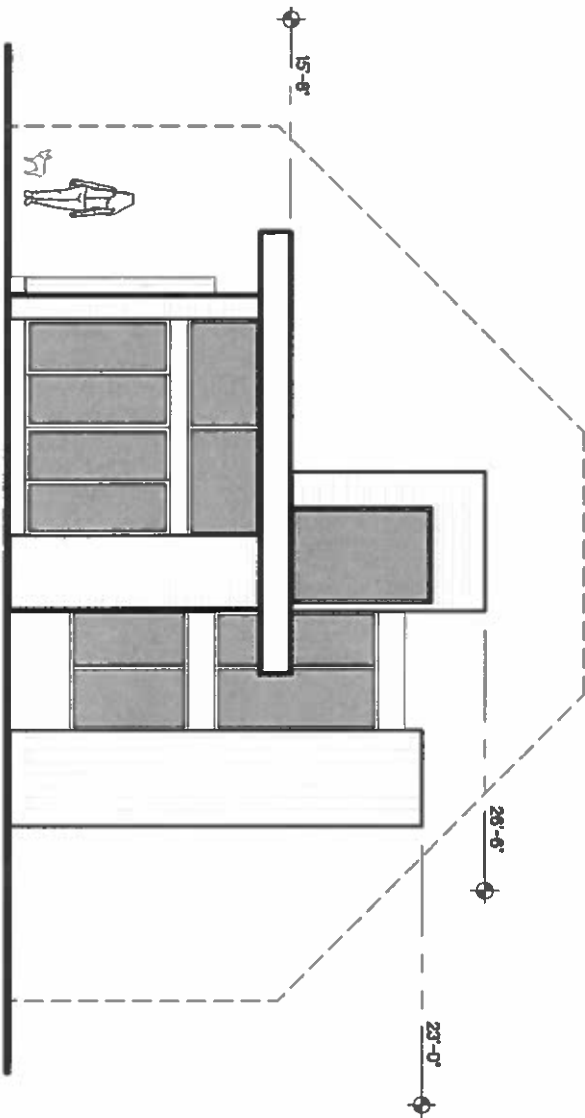
SCALE: 3/16" = 1'-0"



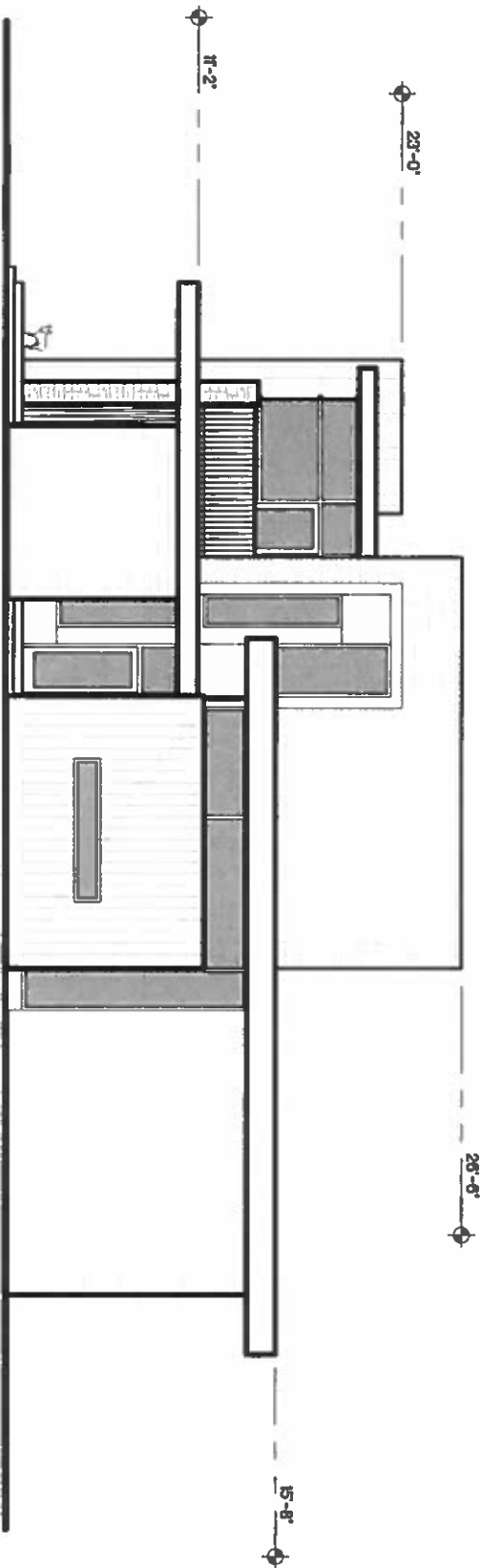
FRONT ELEVATION



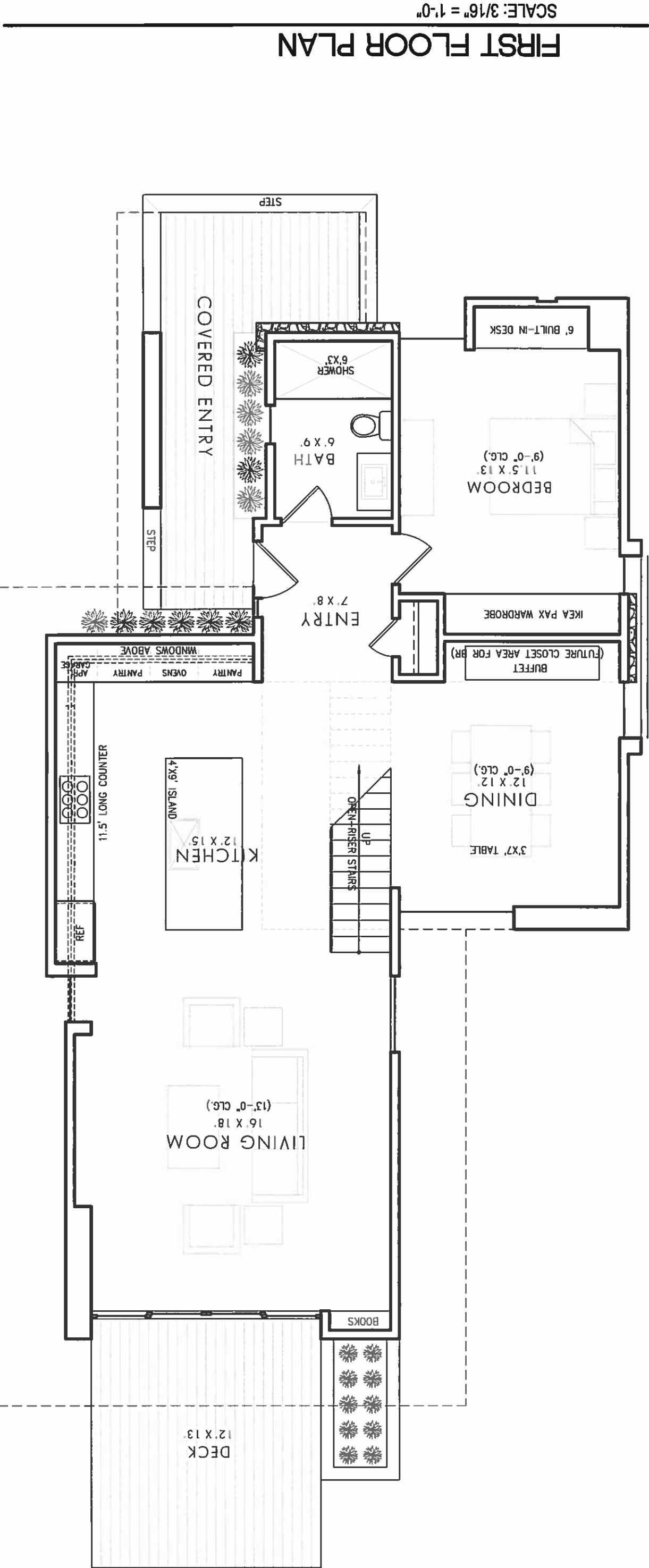
LEFT SIDE ELEVATION



REAR ELEVATION

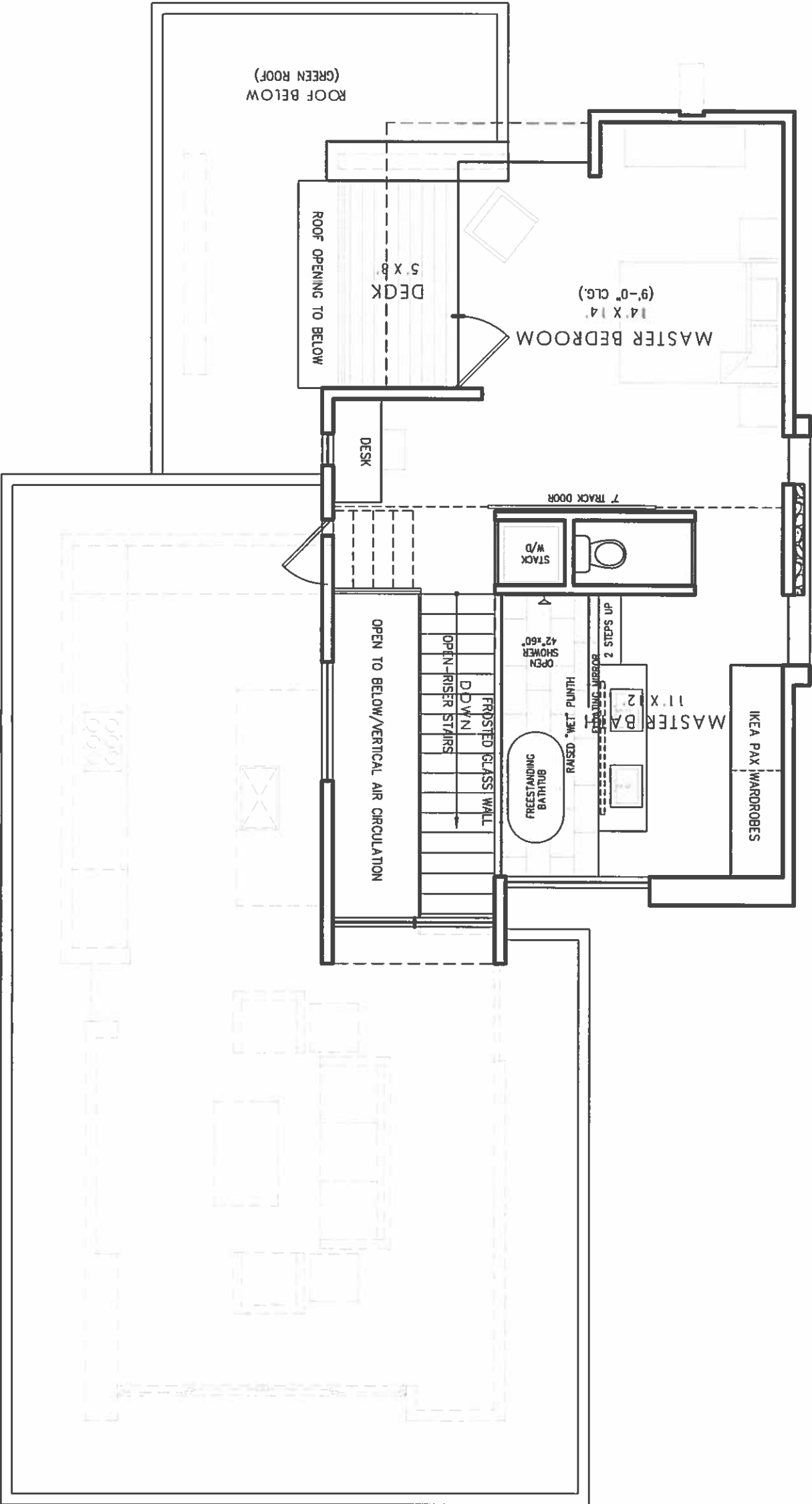


RIGHT SIDE ELEVATION



SECOND FLOOR PLAN

SCALE: 3/16" = 1'-0"



3305 Captain Ladd Court, Round Rock, Texas 78665
Office: (512) 276-2602 - FAX: (512) 369-3013

Donald M. Cookston
Registered Professional Land Surveyor, No. 4733

Address: 67 & 69 MILDRED STREET & 2300 HOLLY STREET, AUSTIN, TX.

Owner: ROB CLINCHARD

Witness my hand and seal this 29TH day of MAY, 2012 (C)

records of _____ TRANS _____ County, Texas.

According to the map or plot recorded in Volume 3 Page 29 of the Plat

TOGETHER WITH THE COMMON 15 FOOT ALLEY VACATED IN VOL. 2437, PG. 44, D.B.T.C. TEXAS

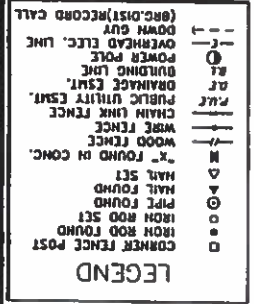
LOTS 1 THRU 8, BLOCK D, BENSON'S SUBDIVISION OF OUTLOT 51, DIVISION 0,
CITY OF AUSTIN, TEXAS

NOTE: ALL TREES SHOWN ARE PECAN
UNLESS OTHERWISE NOTED.
THIS SURVEY WAS PREPARED WITHOUT
THE BENEFIT OF A TITLE COMMITMENT.

CLIENT: ROB CLINCHARD

JOB # 12-134

HERITAGE & PROTECTED TREES



SITE/ZONING PLAN

SCALE: 1/16" = 1'-0"

● OLD HOUSE FOOTPRINT=1074SF
● NEW HOUSE FOOTPRINT=1158SF



HOLLY STREET

MILDRED STREET

