

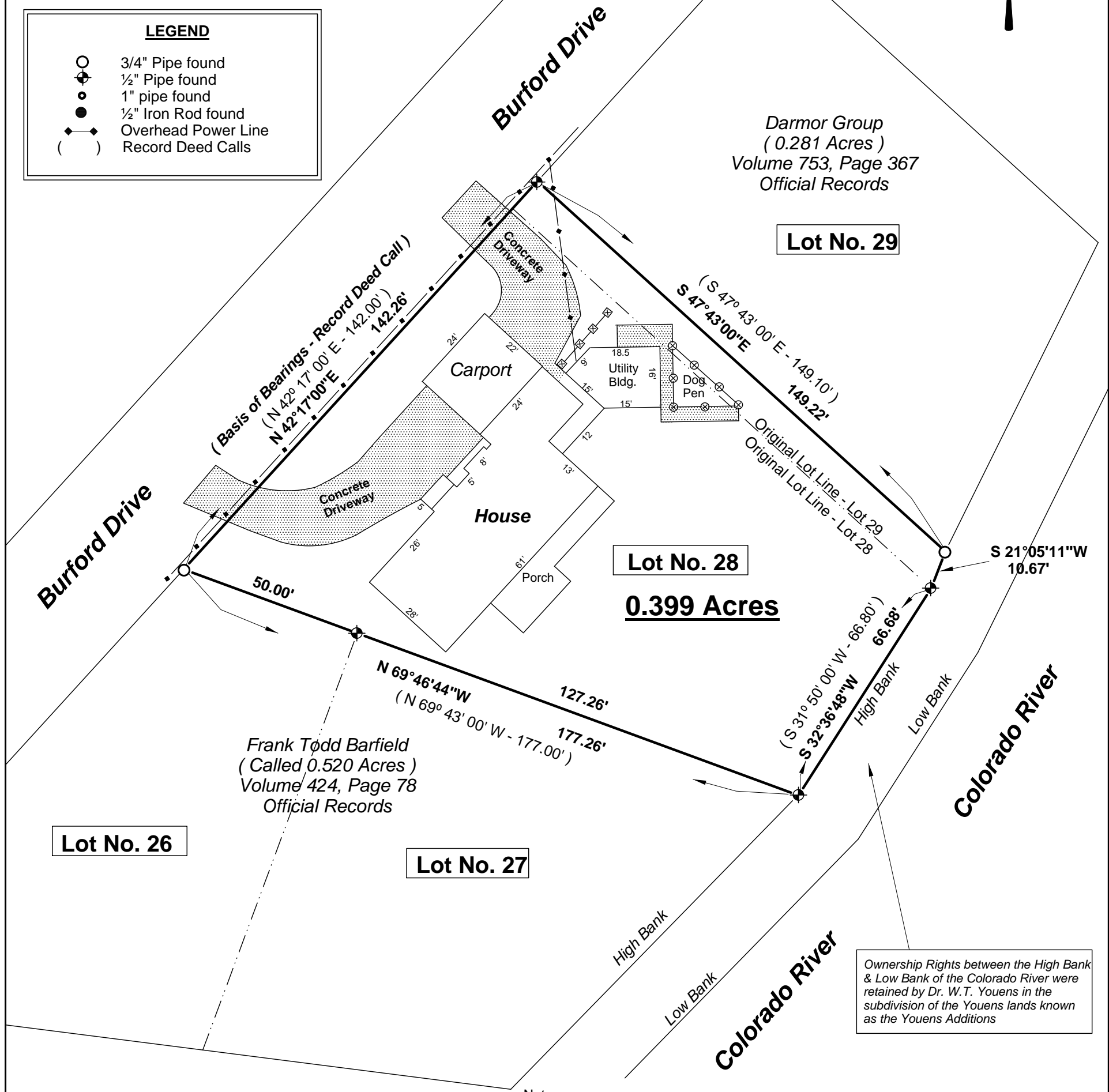
**COLORADO COUNTY , TEXAS
CITY OF COLUMBUS
YOUENS ADDITION
FOURTH SECTION**

Scale 1" = 30'
April 06, 2016
File Name:
Gates.Zak



LEGEND

- 3/4" Pipe found
- ◐ 1/2" Pipe found
- 1" pipe found
- 1/2" Iron Rod found
- Overhead Power Line
- () Record Deed Calls



Ownership Rights between the High Bank & Low Bank of the Colorado River were retained by Dr. W.T. Youens in the subdivision of the Youens lands known as the Youens Additions

Notes

- (1) This property is subject to any and all covenants, restrictions, easements, conditions and ordinances which may be applicable.
- (2) This property is subject to the rights of the public to any area located within a public roadway, street or alley.
- (3) All fence lines are shown in their general locations and may not represent an exact location of the entire fence.
- (4) This survey was completed without the benefit of an abstract of title.
- (5) This property is subject to zoning ordinances, building restrictions and building setback lines as imposed by the City of Columbus.
- (6) This survey was prepared without the benefit of a title commitment.
- (7) Flood hazard information is not shown on this survey plat. Contact county and community officials for information concerning all flood areas.
- (8) Ownership rights retained by original subdivision owner between the high bank & low bank of the Colorado River. Record Deed calls of the subject tract does not provide direct access to the river.
- (9) This survey is valid for this transaction only and is considered unofficial without the original signature and stamp of this surveyor.

Survey Plat of a 0.399 acre tract of land situated in the City of Columbus, Colorado County, Texas and being all of Lot No. 28 and part of Lot 29 of the unrecorded Fourth Section of the Youens Addition. Said 0.399 acre tract being composed of the following tracts: (1) All of that land known as Lot 28 of the Youens Fourth Addition which is described in Deed dated May 4, 1967 from Dr. L.T. Baron, et ux to Philip Gates, et ux, recorded in Volume 260, Page 608, Colorado County Deed Records, and (2) Remaining part of Lot 29 of the Youens Fourth Addition which is described in Deed dated February 16, 1976 from Thomas Kent Gaylor, et ux to Philip Gates, et ux, recorded in Volume 341, Page 220, Colorado County Deed Records.

Rau Surveying

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P.O. Box 692 Columbus, Texas 78934
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Firm No. 10162600



I, Darrell D. Rau, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was this day made on the ground, under my supervision, of the property described hereon.

Darrell Rau

Darrell D. Rau, Registration No. 4173