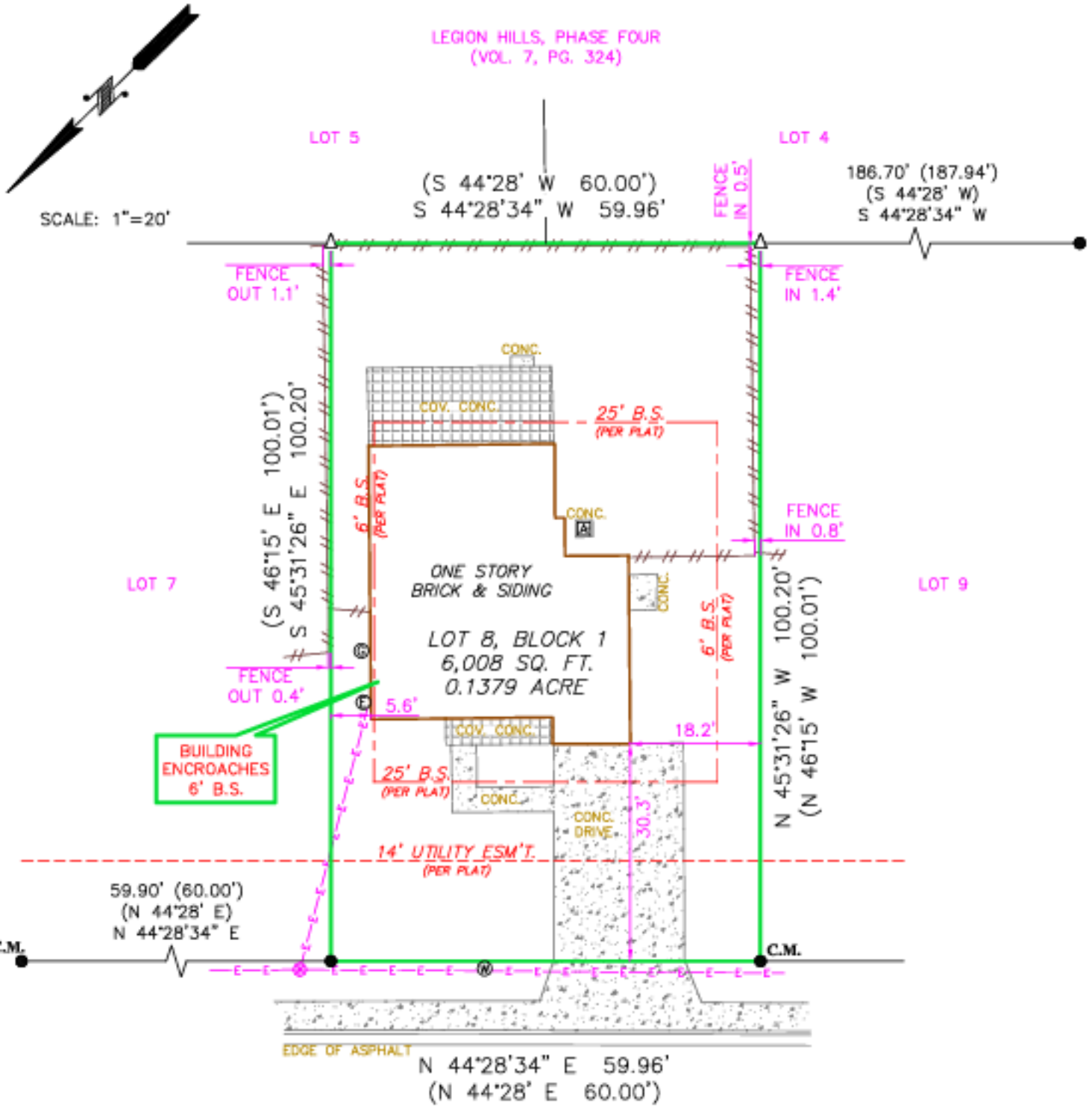

GOSS STREET
(50' R.O.W.)

NOTE:
BEARINGS SHOWN HEREON ARE BASED ON ACTUAL GPS OBSERVATIONS, TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE, GRID.

NOTE:
THIS PROPERTY IS SUBJECT TO RESTRICTIVE COVENANTS, EASEMENTS, AGREEMENTS, AND/OR SETBACK LINES (IF ANY) AS FOLLOWS: RESTRICTIONS RECORDED IN VOLUME 1045, PAGE 331, REAL PROPERTY RECORDS OF KERR COUNTY, TEXAS; AND IN VOLUME 6, PAGE 397, PLAT RECORDS OF KERR COUNTY, TEXAS.

THIS SURVEY IS ACKNOWLEDGED AND IS ACCEPTED:

_____

_____

FLOOD ZONE INTERPRETATION: IT IS THE RESPONSIBILITY OF ANY INTERESTED PERSONS TO VERIFY THE ACCURACY OF FEMA FLOOD ZONE DESIGNATION OF THIS PROPERTY WITH FEMA AND STATE AND LOCAL OFFICIALS, AND TO DETERMINE THE EFFECT THAT SUCH DESIGNATION MAY HAVE REGARDING THE INTENDED USE OF THE PROPERTY. The property made the subject of this survey appears to be included in a FEMA Flood Insurance Rate Map (FIRM), identified as Community No. 48265C, Panel No. 0490 F, which is Dated 03/03/2011. By scaling from that FIRM, it appears that all or a portion of the property may be in Flood Zone(s) X. Because this is a boundary survey, the survey did not take any actions to determine the Flood Zone status of the surveyed property other than to interpret the information set out on FEMA's FIRM, as described above. THIS SURVEYOR DOES NOT CERTIFY THE ACCURACY OF THIS INTERPRETATION OF THE FLOOD ZONES, which may not agree with the interpretations of FEMA or state or local officials, and which may not agree with the tract's actual conditions. More information concerning FEMA's Special Flood Hazard Areas and Zones may be found at https://msc.fema.gov/portal.

Property Address: *405 GOSS STREET*
Property Description:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN THE COUNTY OF KERR, STATE

AND BEING SITUATED IN THE COUNTY OF KERR, STATE OF TEXAS, AND BEING LOT EIGHT (8), BLOCK ONE (1), LEGION HILLS, PHASE ONE, A SUBDIVISION OF KERR COUNTY, TEXAS, ACCORDING TO THE PLAT OF SAID SUBDIVISION, RECORDED IN VOLUME 6, PAGE 397, PLAT RECORDS OF KERR COUNTY, TEXAS.

Owner: *KEVIN KEARNEY*

FIRM REGISTRATION NO.
10111700

Westar Alamo

LAND SURVEYORS, LLC.

P.O. BOX 1845 BOERNE, TEXAS 78006
PHONE (210) 372-9500 FAX (210) 372-9999

LEGEND

- △ = CALCULATED POINT
- ● = FOUND 1/2" IRON ROD
- ( ) = RECORD INFORMATION
- B.S. = BUILDING SETBACK
- C.M. = CONTROLLING MONUMENT
- = POWER POLE
- = OVERHEAD ELECTRIC
- = ELECTRIC METER
- = GAS METER
- = A/C PAD
- = WATER METER
- = WOOD FENCE

DWG: ML RVD: RJP

STATE OF TEXAS
REGISTERED
RUDOLF J. PATA, JR.
5388
PROFESSIONAL
LAND SURVEYOR

I, RUDOLF J. PATA, JR., Registered Professional Land Surveyor, State of Texas, certify that the above plat represents an actual survey made on the ground under my supervision, and that my professional opinion is that there are no discrepancies, conflicts, shortages in area or boundary lines, or any encroachment or overlapping of improvements, except as may appear herein, to the best of my knowledge and belief.

RUDOLF J. PATA, JR.
Registered Professional Land Surveyor
Texas Registration No. 5388

G.F. NO.	JOB NO.	TITLE COMPANY:	DATE:
2026159	135203	KERRVILLE TITLE	02/03/2026