

EXHIBIT "A"

BEING 741 SQUARE FEET OF LAND OUT OF THE SAMUEL W. HAMILTON SURVEY NUMBER 16, ABSTRACT 340 IN TRAVIS COUNTY, TEXAS; SAID 741 SQUARE FEET OF LAND BEING ALSO OUT OF LOT 44, OCONOMOWOC WEST, SEC. 1, A SUBDIVISION OF RECORD IN VOLUME 94, PAGE 273 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 741 SQUARE FEET OF LAND BEING ALSO OUT OF THAT CERTAIN TRACT CONVEYED UNTO THE CITY OF AUSTIN, BY DEED RECORDED IN VOLUME 13258, PAGE 1534 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS AND AS SHOWN ON ATTACHED PLAT OF SURVEY;

BEGINNING at a ½" diameter iron pin found at the southeast corner of said Lot 44, Oconomowoc West, Sec. 1, said iron pin being the northeast corner of that certain public right-of-way dedication of Wyldwood Road as recorded in Volume 12107, Page 176 on January 14, 1994 in the Real Property Records of Travis County, Texas; said iron pin being also the southwest corner of that certain 2.00 acre tract described in a deed recorded May 8, 1973 in Volume 4647, Page 45 of the Deed Records of Travis County, Texas; said iron pin being also the southeast corner of that certain 2.72 acre tract conveyed unto Leslie Aulds in a deed recorded January 18, 1969 in Volume 3700, Page 1346 of the Deed Records of Travis County, Texas, subsequently conveyed unto Thomas Roudebush and wife Linda Roudebush by deed recorded in Volume 7719, Page 796 of the Deed Records of Travis County, Texas, subsequently one-half interest conveyed unto Michael Wetzel by Linda Wetzel aka Linda Roudebush by deed recorded under Document No. 2002103187 of the Official Public Records of Travis County, Texas;

THENCE with the south line hereof, the south line of said Lot 44 and the north line of said public right-of-way dedication of Wyldwood Road, N 87°-47'-22" W (Bearing Basis from Oconomowoc West, Sec. 1) 153.73 feet to a ½" diameter iron pin with plastic cap stamped RPLS 1587 set at the southwest corner hereof on the southerly prolongation of the west line of said 2.72 acre tract;

THENCE with the west line hereof crossing said Lot 44, with the prolongation of the west line of said 2.72 acre tract, N 22°-02'-38" E 10.25 feet to a nail found at the southwest corner of said 2.72 acre tract and an ell corner of said Lot 44 for the northwest corner hereof;

THENCE with the north line hereof and the north line of the gore of land formed by said Lot 44, and the south line of said 2.72 acre tract (said afore mentioned Deeds call for the north line of Wyldwood Road), S 84°-07'-05" E 150.56 feet to the Point-of-Beginning.

As Surveyed by:

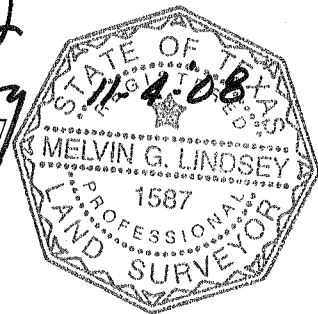
POINT-LINE SERVICES, INC.

Melvin G. Lindsey, RPLS #1587

Job No. 21581008

GF No. 0816394-LAK

PLS-2008
October/Field Notes



RERERENCES

TCAD Parcel No. 04-3137-01-54

AUSTIN GRID NO. C14

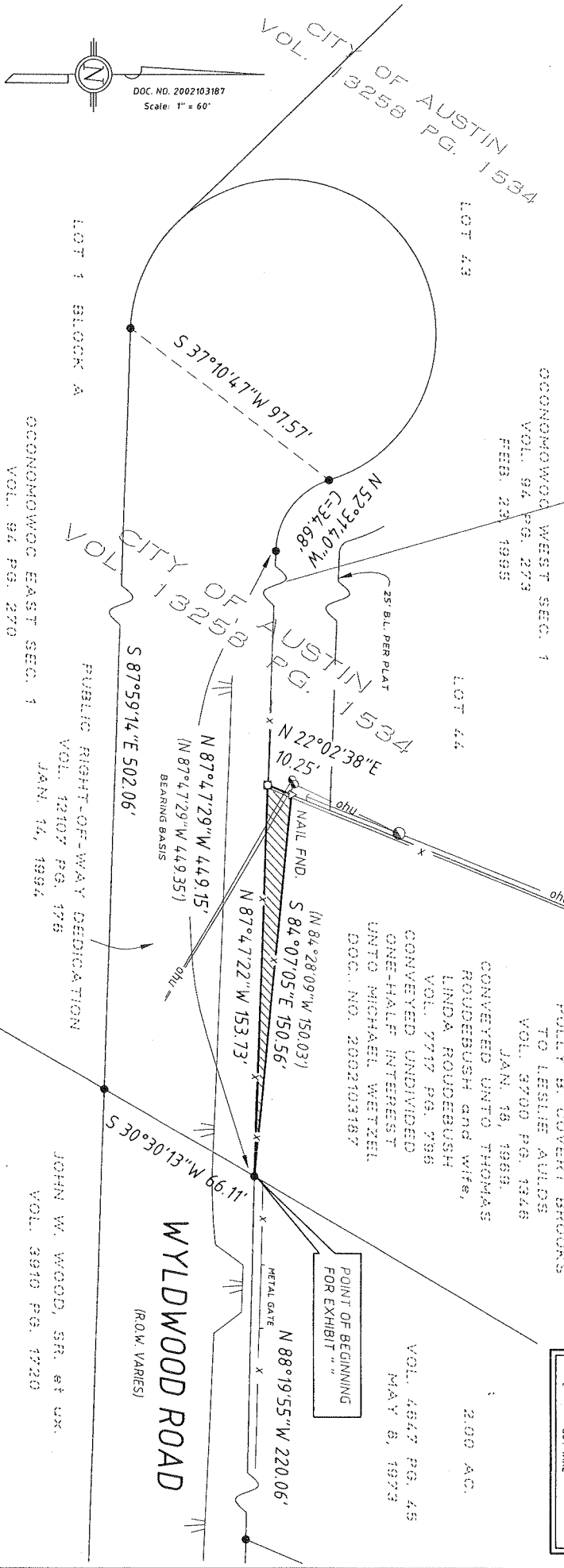
FIELD NOTES REVIEWED

By: *Mary Ann* Date *11/4/08*

Engineering Support Section
Department of Public Works
and Transportation

SURVEY OF 741 SQUARE FEET OF LAND OUT OF LOT 44, OCONOMOWOC WEST, SEC. 1 ACCORDING TO THE MAP OR PLAT OF RECORD IN VOLUME 94, PAGE 273, PLAT RECORDS, TRAVIS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.
 TRAVIS COUNTY APPRAISAL DISTRICT REF. ID. 04-3137-01-54
 AUSTIN GRID NO. C14

SAMUEL W. HAMILTON SURVEY, NO. 16, A-340



Restrictive covenants and easement rights recorded in Volume 94, Page 273, Plat Records, Travis County, Texas, affect this tract.

SURVEYOR'S CERTIFICATE

TO: The City of Austin, Michael Wetzel and Linda Wetzel and Independence Title Company

The undersigned Registered Professional Land Surveyor (the "Surveyor") hereby certifies that (a) this survey and the property description set forth hereon are true and correct and prepared from an actual on-the-ground survey of the real property (the "Property") shown hereon; (b) such survey was conducted by the Surveyor, or under his supervision; (c) all monuments shown hereon actually exist, and the location, size and type of material thereof are correctly shown; (d) except as may be shown hereon, there are no encroachments onto the Property or on the rights-of-way or easements appurtenant to the Property or protrusions therefrom; there are no visible easements or rights-of-way on the Property and there are no visible discrepancies, conflicts, shortages in area or boundary line conflicts; (e) the Property has access to and from a public roadway; (f) all recorded easements and setback lines have been correctly platted hereon with applicable recording information; (g) the boundaries, dimensions and other details shown hereon are true and correct; and (h) this survey complies with the standards of a Category 1a Condition II (Suburban) survey as specified by the latest edition of the "Manual of Practice for Land Surveying in Texas."

EXECUTED this 21st day of October, 2008.

POINT-LINE SERVICES, INC.

MELVIN LINDSEY, R.P.L.S. 1587
 8200 CAMERON ROAD, SUITE 460
 AUSTIN, TEXAS 78744

