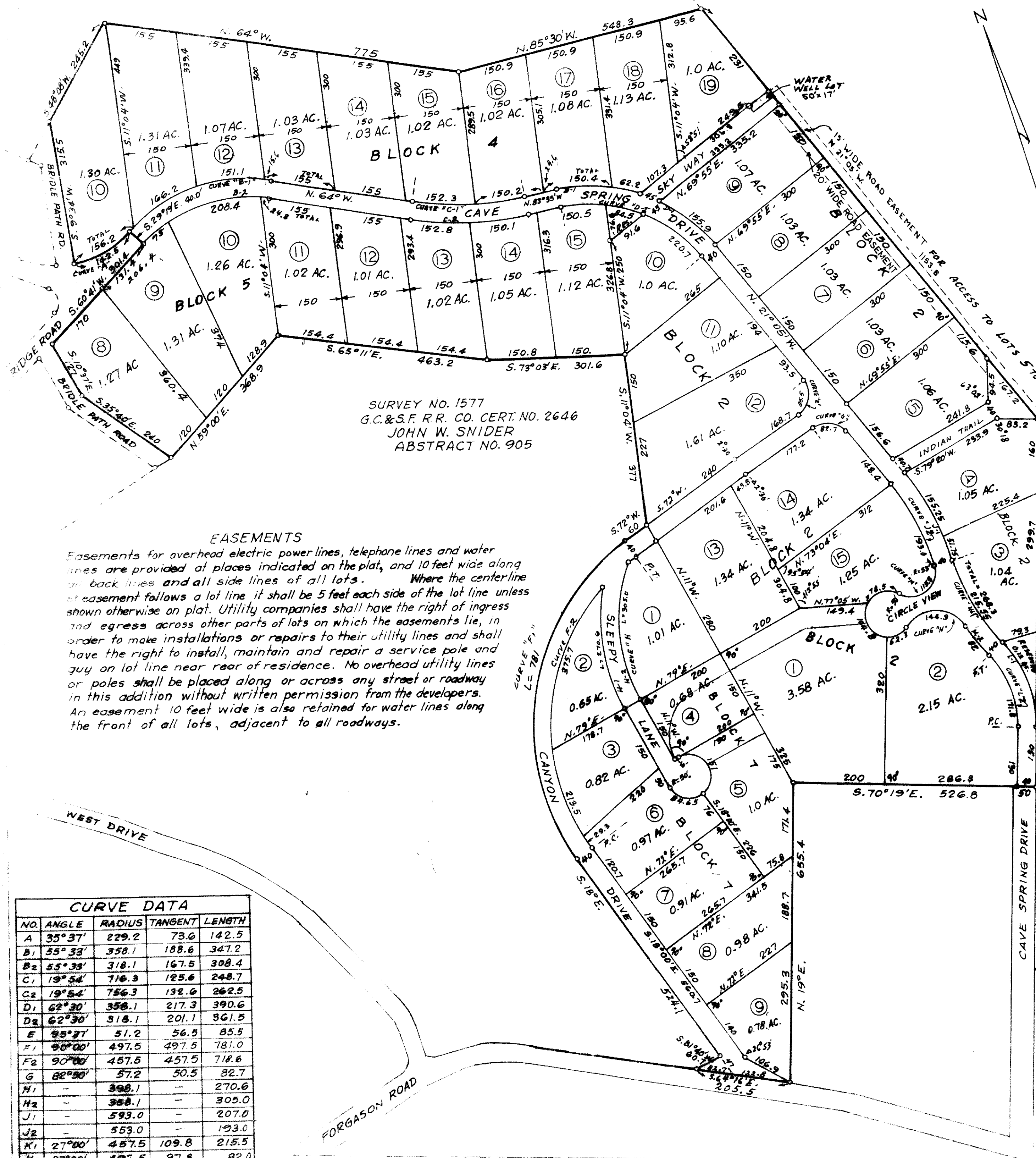


All lots in this subdivision are subject to restrictions as filed on October 30, 1973, under File No. 4874 of the office of the County Clerk of Kerr County, Texas.



ALL DISTANCES ARE IN FEET



SURVEY NO. 1577
G.C. & S.F. R.R. CO. CERT. NO. 2646
JOHN W. SNIDER
ABSTRACT NO. 905

EASEMENTS

Easements for overhead electric power lines, telephone lines and water lines are provided at places indicated on the plat, and 10 feet wide along all back lines and all side lines of all lots. Where the centerline of easement follows a lot line it shall be 5 feet each side of the lot line unless shown otherwise on plat. Utility companies shall have the right of ingress and egress across other parts of lots on which the easements lie, in order to make installations or repairs to their utility lines and shall have the right to install, maintain and repair a service pole and guy on lot line near rear of residence. No overhead utility lines or poles shall be placed along or across any street or roadway in this addition without written permission from the developers. An easement 10 feet wide is also retained for water lines along the front of all lots, adjacent to all roadways.

NO.	ANGLE	RADIUS	TANGENT	LENGTH
A	35° 37'	229.2	73.6	142.5
B	55° 33'	358.1	188.6	347.2
B ₂	55° 33'	318.1	167.5	308.4
C	19° 54'	716.3	125.6	248.7
C ₂	19° 54'	756.3	132.6	262.5
D	62° 30'	358.1	217.3	390.6
D ₂	62° 30'	318.1	201.1	361.5
E	95° 37'	51.2	56.5	85.5
F	96° 00'	497.5	497.5	781.0
F ₂	90° 00'	457.5	457.5	718.6
G	86° 30'	57.2	50.5	82.7
H	—	398.1	—	270.6
H ₂	—	398.1	—	305.0
J	—	593.0	—	207.0
J ₂	—	553.0	—	193.0
K	27° 00'	457.5	109.8	215.5
K ₂	27° 00'	497.5	97.8	202.0
L	45° 00'	258.8	107.2	203.2
L ₂	45° 00'	218.8	90.6	171.8
M	136° 57'	53.0	134.4	119.3
N	115° 30'	72.0	121.1	144.9

SURVEY NO. 1872
E. J. BRAZIL
ABSTRACT NO. 105

CERTIFICATION OF AUTHENTICATION & DEDICATION

STATE OF TEXAS:
COUNTY OF KERR: Know all men by these presents, that CANYON SPRINGS RANCH, INC., a Texas Corporation, being the owner of the herein described tract or tracts of land known as CAVE SPRING ADDITION, SECTION THREE, does hereby adopt the plat whereon this is inscribed as a subdivision of Kerr County, Texas, to be known as CAVE SPRING ADDITION, SECTION THREE, and does hereby dedicate to the Public, for public use for ever, the streets shown hereon.
In witness whereof I, Kirby Albright, President of Canyon Springs Ranch, Inc., have affixed my hand at Kerrville, Texas, this 12th day of December, A.D. 1972

Kirby Albright
Kirby Albright, President

Laverne D. Harris
Laverne D. Harris, Asst. Secretary

STATE OF TEXAS:
COUNTY OF KERR: Before me, the undersigned authority in and for said County, State of Texas, on this day personally appeared Kirby Albright known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and deed of Canyon Springs Ranch, Inc., as President thereof and for the purposes and considerations therein expressed.
Given under my hand and seal of office, this 12th day of December, A.D. 1972.

Louis D. Domingues
Louis D. Domingues
Notary Public, Kerr County, Texas
My Commission expires June 1, 1973

DESCRIPTION

This subdivision to be known as CAVE SPRING ADDITION NO. THREE, comprises 53.75 acres out of Original Survey No. 1577, G.C. & S.F. R.R. CO., Certificate No. 2646, J.W. Snider, Abstract No. 905, being Lots 1 through 15, Block 2; Lots 10 through 19, Block 4; Lots 8 through 15, Block 5; Lots 1 through 9, Block 7 and a water well tract, a total of 42 lots, and the streets shown hereon.

I, Louis Domingues, Registered Professional Engineer No. 1633, Registered Public Surveyor No. 222, a Licensed State Land Surveyor and County Surveyor of Kerr County, Texas, do hereby certify that I made the survey represented by the plat on which this is inscribed, on the ground, according to law, and that this plat does truly represent the property in question. I certify that I set an iron stake at each corner of each lot, and I prepared the plat on which this is inscribed.

Louis Domingues
Louis Domingues
Registered Public Surveyor No. 222
P.O. Box 70, Kerrville, Texas 78028
Telephone 251-6671 or 251-7074

Charles B. Domingues
Charles B. Domingues
Registered Public Surveyor No. 1713
Telephone 251-6671 or 251-1888 (Res.)

Approved by the Commissioners Court of Kerr County, Texas, on the 29th day of December, A.D. 1972, by order No. 11744 of said Court and was filed for record on the 30th day of October, A.D. 1973, at 10:00 o'clock A.M. and recorded on the 30th day of October, A.D. 1973, at 10:05 o'clock A.M. in Volume 3 on Pages 154 and 155 of the Plat Records of Kerr County, Texas.

Emmie M. Muenker
Emmie M. Muenker
County Clerk of Kerr County, Texas

PLAT OF
CAVE SPRING ADDITION
SECTION THREE
A SUBDIVISION OF
SURVEY NO. 1577, G.C. & S.F. RY. CO.
ABST. NO. 905
KERR COUNTY, TEXAS

SCALE: 1" = 150 FEET NOVEMBER 15, 1972



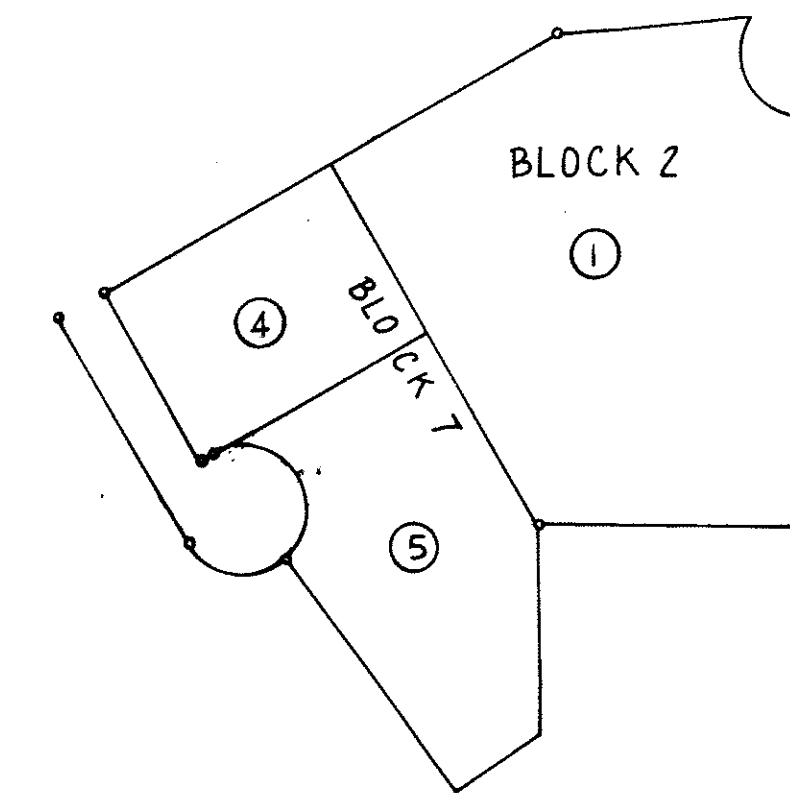
CERTIFICATION OF AUTHENTICATION & DEDICATION

THE STATE OF TEXAS:
THE COUNTY OF KERR: Know all men by these presents, that CANYON SPRINGS RANCH, INC., a Texas Corporation, being the owner of the herein described tract or tracts of land known as REVISED PLAT OF PART OF CAVE SPRING ADDITION, SECTION THREE, does hereby adopt the plat wherein this is inscribed as a subdivision of Kerr County, Texas, to be known as REVISED PLAT OF PART OF CAVE SPRING ADDITION, SECTION THREE, and does hereby dedicate to the Public for public use forever, the streets shown hereon.
In witness whereof I, Walter B. Hailey Jr., President of Canyon Springs Ranch, Inc. have affixed my hand at Kerrville, Texas, this 26th day of September, A.D. 1977.

Walter B. Hailey Jr.
Walter B. Hailey Jr., President

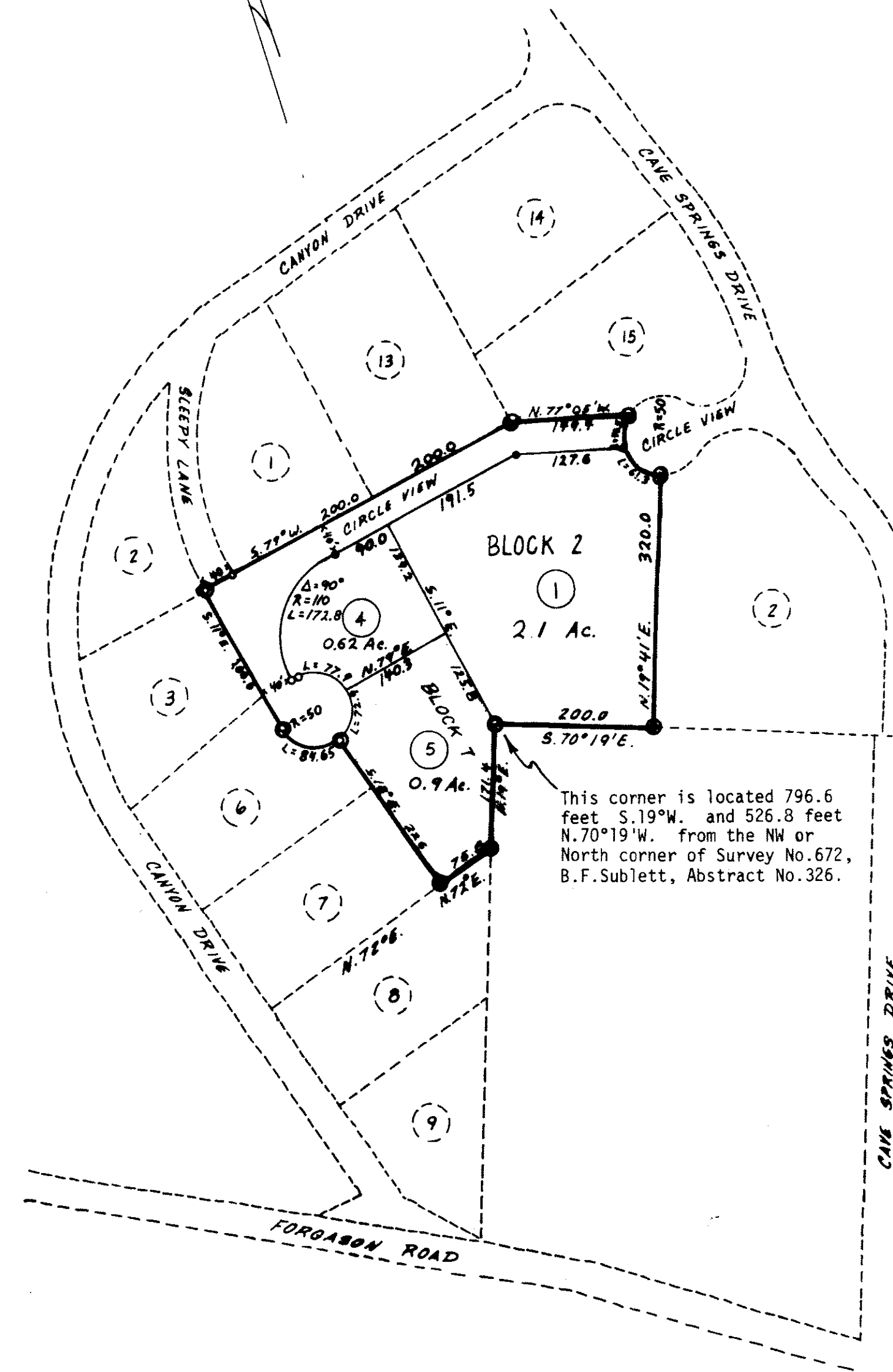
THE STATE OF TEXAS:
THE COUNTY OF KERR: Before me, the undersigned authority in and for said County, State of Texas, on this day personally appeared Walter B. Hailey Jr., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and deed of Canyon Springs Ranch, Inc., as President thereof and for the purposes and considerations therein expressed.
Given under my hand and seal of office, this 26th day of September, A.D. 1977.

Mary Phares
Mary Phares
Notary Public of Kerr County, Texas



These lots No. 1, 4, & 5 are hereby voided and replaced by lots of similar numbers.

VOIDED PLAT



Approved by the Commissioners Court of Kerr County, Texas, on the 10th day of October, A.D. 1977, by Order No. 13125 of said Court and was filed for record on the 11th day of October, A.D. 1977, at 11:00 o'clock A.M. and recorded on the 11th day of October, A.D. 1977, at 11:05 o'clock A.M. in Volume 4 on Page 93 of the Plat Records of Kerr County, Texas.

Emmie M. Muenker
Emmie M. Muenker
County Clerk of Kerr County, Texas

I, Louis Domingues, Registered Professional Engineer No. 1633, Registered Public Surveyor No. 222, a Licensed State Land Surveyor and County Surveyor of Kerr County, Texas, do hereby certify that I made the survey represented by the plat on which this is inscribed, on the ground, according to law, and that this plat does truly represent the property in question. I certify that I set an iron stake at each corner of each lot, and I prepared the plat on which this is inscribed.

Louis Domingues
Louis Domingues
Registered Public Surveyor No. 222
P.O. Box 70 -- 809 Wheelless Avenue
Kerrville, Texas 78028
Telephone 257-6671 or 257-7074

Charles B. Domingues
and Charles B. Domingues
Registered Public Surveyor No. 1713
Telephone (Res.) 896-1888

DESCRIPTION

REVISED PLAT OF PART OF CAVE SPRINGS ADDITION, SECTION THREE comprises Lot 1, Block 2, Lots 4 & 5, Block 7 and 40 foot wide road, Circle View, comprising 4.54 acres out of Survey No. 1577, G.C. & S.F. Ry. Co., Abstract No. 905. The lots comprise a total area of 3.62 acres and there is 0.92 acre in the street.

REVISED PLAT OF PART OF
CAVE SPRINGS ADDITION
SECTION THREE
OUT OF
SURVEY NO. 1577, G.C. & S.F. RY. CO.
ABSTRACT NO. 905
KERR COUNTY, TEXAS
SCALE 1" = 150 FT.
AUGUST 10, 1977

The following persons being owners of certain lots included in CAVE SPRING ADDITION, SECTION THREE, having obtained deed to such lots prior to the preparation of the final plat of CAVE SPRING ADDITION, SECTION THREE, do adopt this plat of CAVE SPRING ADDITION, SECTION THREE, and do include the lot or lots so owned by them as part of said subdivision.

STATE OF TEXAS:
COUNTY OF KERR: Know all men by these presents, that Tierra Linda Ranch Corporation, a Texas Corporation, being the owner of one or more tract or tracts of land in CAVE SPRING ADDITION, SECTION THREE, does hereby adopt the plat whereon this is inserted as a subdivision of Kerr County, Texas, to be known as CAVE SPRING ADDITION, SECTION THREE, and does hereby dedicate to the public for public use forever, the streets shown hereon.
In witness whereof I, Salsar R. Pickett III, President of Tierra Linda Ranch Corporation have affixed my hand at Kerrville, Texas, this 8th day of October, A.D. 1978.

Salsar R. Pickett III
Salsar R. Pickett III, President

Attest: *James A. Hook*
Assist. Secretary

STATE OF TEXAS:
COUNTY OF KERR: Before me, the undersigned authority in and for said County, State of Texas, on this day personally appeared Salsar R. Pickett III, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and of Tierra Linda Ranch Corporation as President thereof and for the purposes and consideration therein expressed.
Given under my hand and seal of office, this 8th day of October, A.D. 1978.

Louis D. Dominguez
Louis D. Dominguez
Notary Public, Kerr County, Texas
My Commission expires June 1, 1975

STATE OF LOUISIANA:
PARISH OF ORLEANS: Know all men by these presents that I, Jessie C. Taylor, being the owner of one or more tract or tracts of land out of CAVE SPRING ADDITION, SECTION THREE, do hereby adopt the plat whereon this is inserted as a subdivision of Kerr County, Texas, to be known as CAVE SPRING ADDITION, SECTION THREE, and do hereby dedicate to the public for public use forever, the streets shown hereon.
In witness whereof, I, Jessie C. Taylor, have affixed my hand at New Orleans, Louisiana, this 29th day of January, A.D. 1978.

Jessie C. Taylor
Jessie C. Taylor

STATE OF LOUISIANA:
PARISH OF ORLEANS: Before me, the undersigned authority, in and for said Parish, State of Louisiana, on this day personally appeared Jessie C. Taylor known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed.
Given under my hand and seal of office this 29th day of January, A.D. 1978.

Joseph V. Sooney
Joseph V. Sooney
Notary Public
Orleans Parish, Louisiana

SECTION 3
SECOND SHEET OF
PLAT OF
CAVE SPRING ADDITION
SECTION THREE
A SUBDIVISION OF
SURVEY NO. 1577, G.C. & S. F. RY. CO.
ABST. NO. 905
KERR COUNTY, TEXAS
SCALE: 1" = 150 FEET NOVEMBER 15, 1972

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