



SELLER'S DISCLOSURE NOTICE

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Section 5.008, Property Code requires a seller of residential property of not more than one dwelling unit to deliver a Seller's Disclosure Notice to a buyer on or before the effective date of a contract. **This form complies with and contains additional disclosures which exceed the minimum disclosures required by the Code.**

CONCERNING THE PROPERTY AT: **710 Copper Rim, Spring Branch, Texas 78070**

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE BUYER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT.

Seller is is not occupying the property. If unoccupied (by Seller), how long since Seller has occupied the Property? _____ (approximate date) or never occupied the Property

Section 1. The Property has the items marked below: (Mark Yes (Y), No (N), or Unknown (U).)

This Notice does not establish the items to be conveyed. The contract will determine which items will & will not convey.

Item	Y	N	U	Item	Y	N	U	Item	Y	N	U
Cable TV Wiring	X			Liquid Propane Gas		X		Pump: <input type="checkbox"/> sump <input type="checkbox"/> grinder		X	
Carbon Monoxide Det.		X		- LP Community (Captive)		X		Rain Gutters		X	
Ceiling Fans	X			- LP on Property		X		Range/Stove	X		
Cooktop	X			Hot Tub		X		Roof/Attic Vents		X	
Dishwasher	X			Intercom System		X		Sauna		X	
Disposal	X			Microwave	X			Smoke Detector	X		
Emergency Escape Ladder(s)		X		Outdoor Grill		X		Smoke Detector Hearing Impaired		X	
Exhaust Fan	X			Patio/Decking		X		Spa		X	
Fences	X			Plumbing System	X			Trash Compactor		X	
Fire Detection Equipment	X			Pool		X		TV Antenna		X	
French Drain		X		Pool Equipment		X		Washer/Dryer Hookup	X		
Gas Fixtures		X		Pool Maint. Accessories		X		Window Screens	X		
Natural Gas Lines		X		Pool Heater		X		Public Sewer System		X	

Item	Y	N	U	Additional Information
Central A/C	X			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas number of units: 2
Evaporative Coolers		X		number of units:
Wall/Window AC Units		X		number of units:
Attic Fan(s)		X		if yes, describe:
Central Heat	X			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas number of units: 2
Other Heat		X		if yes, describe:
Oven	X			number of ovens: 1 <input checked="" type="checkbox"/> electric <input type="checkbox"/> gas <input type="checkbox"/> other _____
Fireplace & Chimney	X			<input checked="" type="checkbox"/> wood <input type="checkbox"/> gas log <input type="checkbox"/> mock <input type="checkbox"/> other _____
Carport		X		<input type="checkbox"/> attached <input type="checkbox"/> not attached
Garage	X			<input checked="" type="checkbox"/> attached <input type="checkbox"/> not attached
Garage Door Openers	X			number of units: 1 number of remotes: 2
Satellite Dish & Controls		X		<input type="checkbox"/> owned <input type="checkbox"/> leased from:
Security System	X			<input checked="" type="checkbox"/> owned <input type="checkbox"/> leased from:
Solar Panels		X		<input type="checkbox"/> owned <input type="checkbox"/> leased from:
Water Heater	X			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas <input type="checkbox"/> other _____ number of units: 1



Water Softener	X		<input checked="" type="checkbox"/> owned <input type="checkbox"/> leased from:
Other Leased Item(s)		X	if yes, describe:
Underground Lawn Sprinkler	X		<input checked="" type="checkbox"/> automatic <input type="checkbox"/> manual areas covered: 2/3 Of yard
Septic / On-Site Sewer Facility	X		if Yes, attach Information About On-Site Sewer Facility.(TXR-1407)

Water supply provided by: city well MUD co-op unknown other: Texas Water Company

Was the Property built before 1978? yes no unknown

(If yes, complete, sign, and attach TXR-1906 concerning lead-based paint hazards).

Roof Type: Metal

Age: 20 (approximate)

Is there an overlay roof covering on the Property (shingles or roof covering placed over existing shingles or roof covering)? Yes No Unknown

Are you (Seller) aware of any of the items listed in this Section 1 that are not in working condition, that have defects, or are in need of repair? Yes No If Yes, describe:

Section 2. Are you (Seller) aware of any defects or malfunctions in any of the following?: (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Item	Y	N	Item	Y	N	Item	Y	N
Basement		X	Floors		X	Sidewalks		X
Ceilings		X	Foundation / Slab(s)		X	Walls / Fences		X
Doors		X	Interior Walls		X	Windows		X
Driveways		X	Lighting Fixtures		X	Other Structural Components		X
Electrical Systems		X	Plumbing Systems		X			
Exterior Walls		X	Roof		X			

If the answer to any of the items in Section 2 is Yes, explain (attach additional sheets if necessary):

Section 3. Are you (Seller) aware of any of the following conditions? (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Condition	Y	N	Condition	Y	N
Aluminum Wiring		X	Radon Gas		X
Asbestos Components		X	Settling		X
Diseased Trees: <input type="checkbox"/> Oak Wilt		X	Soil Movement		X
Endangered Species/Habitat on Property		X	Subsurface Structure or Pits		X
Fault Lines		X	Underground Storage Tanks		X
Hazardous or Toxic Waste		X	Unplatted Easements		X
Improper Drainage		X	Unrecorded Easements		X
Intermittent or Weather Springs		X	Urea-formaldehyde Insulation		X
Landfill		X	Water Damage Not Due to a Flood Event		X
Lead-Based Paint or Lead-Based Pt. Hazards		X	Wetlands on Property		X
Encroachments onto the Property		X	Wood Rot		X
Improvements encroaching on others' property		X	Active infestation of termites or other wood destroying insects (WDI)		X
Located in Historic District		X	Previous treatment for termites or WDI		X
Historic Property Designation		X	Previous termite or WDI damage repaired		X
Previous Foundation Repairs		X			



Previous Roof Repairs	X	
Previous Other Structural Repairs		X
Previous Use of Premises for Manufacture of Methamphetamine		X

Previous Fires		X
Termite or WDI damage needing repair		X
Single Blockable Main Drain in Pool/Hot Tub/Spa*		X

If the answer to any of the items in Section 3 is Yes, explain (attach additional sheets if necessary):

Previous Roof Repairs – Reinforced flashing around chimney 11-20-2014

*A single blockable main drain may cause a suction entrapment hazard for an individual.

Section 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair, which has not been previously disclosed in this notice? Yes No If Yes, explain (attach additional sheets if necessary):

Section 5. Are you (Seller) aware of any of the following conditions?* (Mark Yes (Y) if you are aware and check wholly or partly as applicable. Mark No (N) if you are not aware.)

Y N

- Present flood insurance coverage.
- Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservoir.
- Previous flooding due to a natural flood event.
- Previous water penetration into a structure on the Property due to a natural flood event.
- Located wholly partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or AR).
- Located wholly partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
- Located wholly partly in a floodway.
- Located wholly partly in flood pool.
- Located wholly partly in a reservoir.

If the answer to any of the above is yes, explain (attach additional sheets if necessary):

***If Buyer is concerned about these matters, Buyer may consult Information About Flood Hazards (TXR 1414).**

**For purposes of this notice:*

"100-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a special flood hazard area, which is designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of flooding, which is considered to be a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir.

"500-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a moderate flood hazard area, which is designated on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, which is considered to be a moderate risk of flooding.



"Flood pool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and that is subject to controlled inundation under the management of the United States Army Corps of Engineers.

"Flood insurance rate map" means the most recent flood hazard map published by the Federal Emergency Management Agency under the National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).

"Floodway" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel of a river or other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to as a 100-year flood, without cumulatively increasing the water surface elevation more than a designated height.

"Reservoir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended to retain water or delay the runoff of water in a designated surface area of land.

Section 6. Have you (Seller) ever filed a claim for flood damage to the Property with any insurance provider, including the National Flood Insurance Program (NFIP)?* Yes No If yes, explain (attach additional sheets as necessary):

*Homes in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance. Even when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, and low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).

Section 7. Have you (Seller) ever received assistance from FEMA or the U.S. Small Business Administration (SBA) for flood damage to the Property? Yes No If yes, explain (attach additional sheets as necessary):

Section 8. Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) if you are not aware.)

Y N

- Room additions, structural modifications, or other alterations or repairs made without necessary permits, with unresolved permits, or not in compliance with building codes in effect at the time.

If Yes, please explain:



Homeowners' associations or maintenance fees or assessments.

If Yes, please explain: **RIVER CROSSING HAS A POA**

If Yes, complete the following:

Name of association: **DIAMOND ASSOCIATION MANAGEMENT & CONSULTING (DAMC)**

Manager's name: ? ? Phone: **210 561-0606**

Fees or assessments are: **\$\$300.00** per **Year** and are: mandatory voluntary

Any unpaid fees or assessment for the Property? yes (\$_____) no

If the Property is in more than one association, provide information about the other associations below:

Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others.

If Yes, complete the following:

Any optional user fees for common facilities charged? Yes No

If Yes, please explain:

Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.

If Yes, please explain:

Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)

If Yes, please explain:

Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.

If Yes, please explain:



- Any condition on the Property which materially affects the health or safety of an individual.

If Yes, please explain:

- Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold.

If Yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation).

- Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses a public water supply as an auxiliary water source.

If Yes, please explain:

- The Property is located in a propane gas system service area owned by a propane distribution system retailer.

If Yes, please explain:

- Any portion of the Property that is located in a groundwater conservation district or a subsidence district.

If Yes, please explain:

Section 9. Within the last 4 years, have you (Seller) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to perform inspections? Yes No

Note: A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer.

Section 10. Check any tax exemption(s) which you (Seller) currently claim for the Property:

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> Homestead | <input checked="" type="checkbox"/> Senior Citizen | <input type="checkbox"/> Disabled |
| <input type="checkbox"/> Wildlife Management | <input type="checkbox"/> Agricultural | <input type="checkbox"/> Disabled Veteran |
| <input type="checkbox"/> Other: _____ | | <input type="checkbox"/> Unknown |

Section 11. Have you (Seller) ever filed a claim for damage, other than flood damage, to the Property with any insurance provider?

Yes No

Section 12. Have you (Seller) ever received proceeds for a claim for damage to the Property (for example, an insurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repairs for which the claim was made? Yes No

If yes, explain:

Section 13. Does the Property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766 of the Health and Safety Code?* Yes No Unknown

If No or Unknown, explain (Attach additional sheets if necessary):

**Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information.*

A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing-impaired and specifies the locations for installation. The parties may agree who will bear the cost of installing the smoke detectors and which brand of smoke detectors to install.



Seller acknowledges that the statements in this notice are true to the best of Seller's belief and that no person, including the broker(s), has instructed or influenced Seller to provide inaccurate information or to omit any material information.

James Greber 05/12/2023
Signature of Seller Date

Barbara Greber 05/12/2023
Signature of Seller Date

Printed Name: James Greber

Printed Name: Barbara Greber

ADDITIONAL NOTICES TO BUYER:

- (1) The Texas Department of Public Safety maintains a database that the public may search, at no cost, to determine if registered sex offenders are located in certain zip code areas. To search the database, visit <https://publicsite.dps.texas.gov/SexOffenderRegistry>. For information concerning past criminal activity in certain areas or neighborhoods, contact the local police department.
- (2) If the Property is located in a coastal area that is seaward of the Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the Property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 or 63, Natural Resources Code, respectively) and a beachfront construction certificate or dune protection permit may be required for repairs or improvements. Contact the local government with ordinance authority over construction adjacent to public beaches for more information.
- (3) If the Property is located in a seacoast territory of this state designated as a catastrophe area by the Commissioner of the Texas Department of Insurance, the Property may be subject to additional requirements to obtain or continue windstorm and hail insurance. A certificate of compliance may be required for repairs or improvements to the Property. For more information, please review Information Regarding Windstorm and Hail Insurance for Certain Properties (TAR 2518) and contact the Texas Department of Insurance or the Texas Windstorm Insurance Association.
- (4) This Property may be located near a military installation and may be affected by high noise or air installation compatible use zones or other operations. Information relating to high noise and compatible use zones is available in the most recent Air Installation Compatible Use Zone Study or Joint Land Use Study prepared for a military installation and may be accessed on the Internet website of the military installation and of the county and any municipality in which the military installation is located.
- (5) If you are basing your offers on square footage, measurements, or boundaries, you should have those items independently measured to verify any reported information.
- (6) The following providers currently provide service to the Property:

Electric:	<u>PEC</u>	Phone #	<u>830 964-3346</u>
Sewer:	<u>N/A</u>	Phone #	<u></u>
Water:	<u>Texas Water Company</u>	Phone #	<u>830 312-4600</u>
Cable:	<u>GVTC</u>	Phone #	<u>885-4050</u>
Trash:	<u>Tiger Sanitation</u>	Phone #	<u>210 333-4287</u>
Natural Gas:	<u>N/A</u>	Phone #	<u></u>
Phone Company:	<u>GVTC</u>	Phone #	<u>885-4050</u>
Propane:	<u>N/A</u>	Phone #	<u></u>
Internet:	<u>GVTC</u>	Phone #	<u>885-4050</u>

- (7) This Seller's Disclosure Notice was completed by Seller as of the date signed. The brokers have relied on this notice as true and correct and have no reason to believe it to be false or inaccurate. YOU ARE ENCOURAGED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY.

The undersigned Buyer acknowledges receipt of the foregoing notice.

Signature of Buyer Date

Signature of Buyer Date

Printed Name: _____

Printed Name: _____





INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS®, INC. IS NOT AUTHORIZED.
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CONCERNING PROPERTY AT 710 Copper Rim, Spring Branch, Texas 78070

A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

(1) Type of Treatment System: Septic Tank Aerobic Treatment Unknown

(2) Type of Distribution System: Conventional Unknown

(3) Approximate Location of Drain Field or Distribution System: Unknown

See attached file from Comal County

(4) Installer: _____ Unknown

(5) Approximate Age: 20 years Unknown

B. MAINTENANCE INFORMATION:

(1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? Yes No

If yes, name of maintenance contractor: _____

Phone: _____ contract expiration date: _____

(Maintenance contracts must be in effect to operate aerobic treatment and certain "non-standard" on-site sewer facilities.)

(2) Approximate date any tanks were last pumped? 4-27-2020

(3) Is Seller aware of any defect or malfunction in the on-site sewer facility? Yes No

If yes, explain:

(4) Does Seller have manufacturer or warranty information available for review? Yes No

C. PLANNING MATERIALS, PERMITS AND CONTRACTS:

(1) The following items concerning the on-site sewer facility are attached:

- planning materials permit for original installation final inspection when OSSF was installed
- maintenance contract manufacturer information warranty information other



- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) **It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.**

D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

<u>Facility</u>	<u>Usage (gal/day) without water- saving devices</u>	<u>Usage (gal/day) with water- saving devices</u>
Single family dwelling (1–2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller’s knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer’s choice.

James Greber _____ 05/12/2023
Signature of Seller Date

Barbara Greber _____ 05/12/2023
Signature of Seller Date

Receipt acknowledged by:

Signature of Buyer Date

Signature of Buyer Date



OSSF PERMIT INFORMATION SHEET

Date of Permit Application	Permit Number	Date of Permit Approval	Date of Flood Plain Approval
8/8/03	84628	8-26-03	8-22-03

LOCATION River Crossing No. L 642 1.098 Ac

SYSTEM TYPE/DESCRIPTION: _____

INFORMATION FROM PRELIMINARY INSPECTION

DATE OF PRELIMINARY INSPECTION: 8-15-03

DESIGN MEETS TNRCC REQUIREMENTS:

AFFIDAVIT RECEIVED: _____

LIST DEFICIENCIES IN PLANNING MATERIALS WHICH DO NOT MEET TNRCC RULES:

INSTALLATION INSPECTION INFORMATION:

Tino Martinez

INSPECTED BY: _____

DATE OF S-1: 8-29-03 NOTES/RESULTS: Tank set, trenches level

DATE OF S-2: 9-2-03 NOTES/RESULTS: pipe & gravel level, ready to cover

DATE OF S-3: 9-3-03 NOTES/RESULTS: Covered, complete

DATE OF FINAL INSPECTION: _____ (SYSTEM COMPLETE)

INSTALLER: _____ TANK:(SIZE & NAME) _____

_____ SQ. FT. ABSORPTION/APPLICATION AREA

SERVICE AGREEMENT RECEIVED: _____ (START DATE)

DATE ENTERED IN SUMMARY SHEET: _____

DATE ENTERED IN (CASST) AEROBIC DATABASE: _____

COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH & SAFETY
**APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN
ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE**

PRINT CLEARLY COMPLETING ALL INFORMATION

84528

DATE: 8-8-03

PERMIT#: _____

PROPERTY OWNERS NAME: ODE Barnes

MAILING ADDRESS: Po 431 ~~Blueridge~~

RECEIVED

CITY, STATE, ZIP CODE: Blueridge TX 78163

AUG 08 2003

PHONE #: _____

COUNTY ENGINEER

LEGAL DESCRIPTION OF PROPERTY: _____

SUBDIVISION NAME: River Crossing

UNIT: 3 LOT: 642 BLOCK: — ACREAGE/LEGAL: 1.098

STREET NAME/ADDRESS: Copper Run CITY: Spring Branch ZIP: 78070

PROPERTY MUST BE MARKED ON-SITE WITH THE STREET ADDRESS, LOT# & OWNERS NAME. A LOCATION MAP TO THE PROPERTY MUST BE ATTACHED WITH THIS APPLICATION ALONG WITH PROOF OF OWNERSHIP.

IS PROPERTY LOCATED OVER THE EDWARDS RECHARGE ZONE? YES _____ NO IF YES, SITE EVALUATION & PLANNING MATERIALS MUST BE COMPLETED BY A REGISTERED SANITARIAN OR PROFESSIONAL ENGINEER.

TYPE OF DEVELOPMENT: 3BR
 SINGLE FAMILY RESIDENCE under 2500 sq ft TOTAL SQR. FT. OF DWELLING 240 GALLONS PER DAY

COMMERCIAL TYPE OF BUSINESS/INSTITUTION: _____
NUMBER OF OCCUPANTS _____ GALLONS PER DAY

SITES GENERATING MORE THAN 5000 GALLONS PER DAY ARE REQUIRED TO OBTAIN PERMITTING THROUGH THE TEXAS NATURAL RESOURCE CONSERVATION COMMISSION.

SOURCE OF WATER: PUBLIC PRIVATE WELL _____

PLANNING MATERIALS & SITE EVALUATION AS REQUIRED COMPLETED BY: Virginia Castro

SYSTEM DESCRIPTION: standard septic tank with absorptive drainfield

SIZE OF SEPTIC SYSTEM REQUIRED BASED ON PLANNING MATERIALS & SITE EVALUATION:
TANK SIZE(S) 1000 GALLONS ABSORPTION/APPLICATION AREA 1200 SQR. FT.

ARE WATER SAVING DEVICES BEING UTILIZED WITHIN THE RESIDENCE? YES _____ NO

I CERTIFY THAT THE COMPLETED APPLICATION AND ALL ADDITIONAL INFORMATION SUBMITTED DOES NOT CONTAIN ANY FALSE INFORMATION AND DOES NOT CONCEAL ANY MATERIAL FACTS. AUTHORIZATION IS HEREBY GIVEN TO THE PERMITTING AUTHORITY AND DESIGNATED AGENTS TO ENTER UPON THE ABOVE DESCRIBED PROPERTY FOR THE PURPOSE OF SITE/SOIL EVALUATION AND INSPECTION OF PRIVATE SEWAGE FACILITIES. I ALSO UNDERSTAND THAT A PERMIT OF AUTHORIZATION TO CONSTRUCT WILL NOT BE ISSUED UNTIL THE FLOOD PLAIN ADMINISTRATOR HAS APPROVED AND RELEASED THE DEVELOPMENT PERMIT FOR THIS PROPERTY.

ODE Barnes
SIGNATURE OF OWNER

84628

ON-SITE SEWERAGE FACILITY SOIL EVALUATION REPORT INFORMATION

Date Soil Survey Performed: _____

Site Location: Unit 3 Lot 642 River Crossing on Cooper River just north of Wentworth
County: COMAL Proposed Excavation Depth: 18"
Name of Site Evaluator: VIRGINIA CASTRO Registration Number: RS #3233
Site Evaluator: SE #4011

RECEIVED

AUG 08 2003

Requirements: At least two soil excavations must be performed on the site, at opposite ends of the proposed disposal area. Locations of soil boring or dug pits must be shown on the site drawing. For subsurface disposal, soil evaluations must be performed to a depth of at least two feet below the proposed excavation depth. For surface disposal, the surface horizon must be evaluated. Describe each soil horizon and identify any restrictive features on the form. Indicate depths where features appear. If gravel is over 30% with a 2mm sieve, then 80% must be below 5mm. COUNTY ENGINEER

SOIL BORING NUMBER 1						
Depth (Feet)	Texture Class	Soil Texture	% Gravel	Drainage (Mottles/ Water Table)	Restrictive Horizons	Observations % Slope
0	III	brown sandy loam	n/a	none	none	
1						
2	III	sandy silty clay				
3						
4						
5						

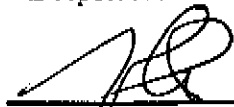
SOIL BORING NUMBER 2 <u>Same</u>						
Depth (Feet)	Texture Class	Soil Texture	% Gravel	Drainage (Mottles/ Water Table)	Restrictive Horizons	Observations % Slope
0						
1						
2						
3						
4						
5						

FEATURES OF SITE AREA

In Edwards Aquifer recharge zone?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Presence of recharge features	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Presence of 100 year flood zone	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Presence of adjacent ponds, streams, water impoundments	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Existing or proposed water well in nearby area	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Organized sewage service available to lot or tract	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

I certify that the findings of this report are based on my field observations and are accurate to the best of my ability.

VIRGINIA CASTRO
Name


Signature

RS #3233 & SE #4011

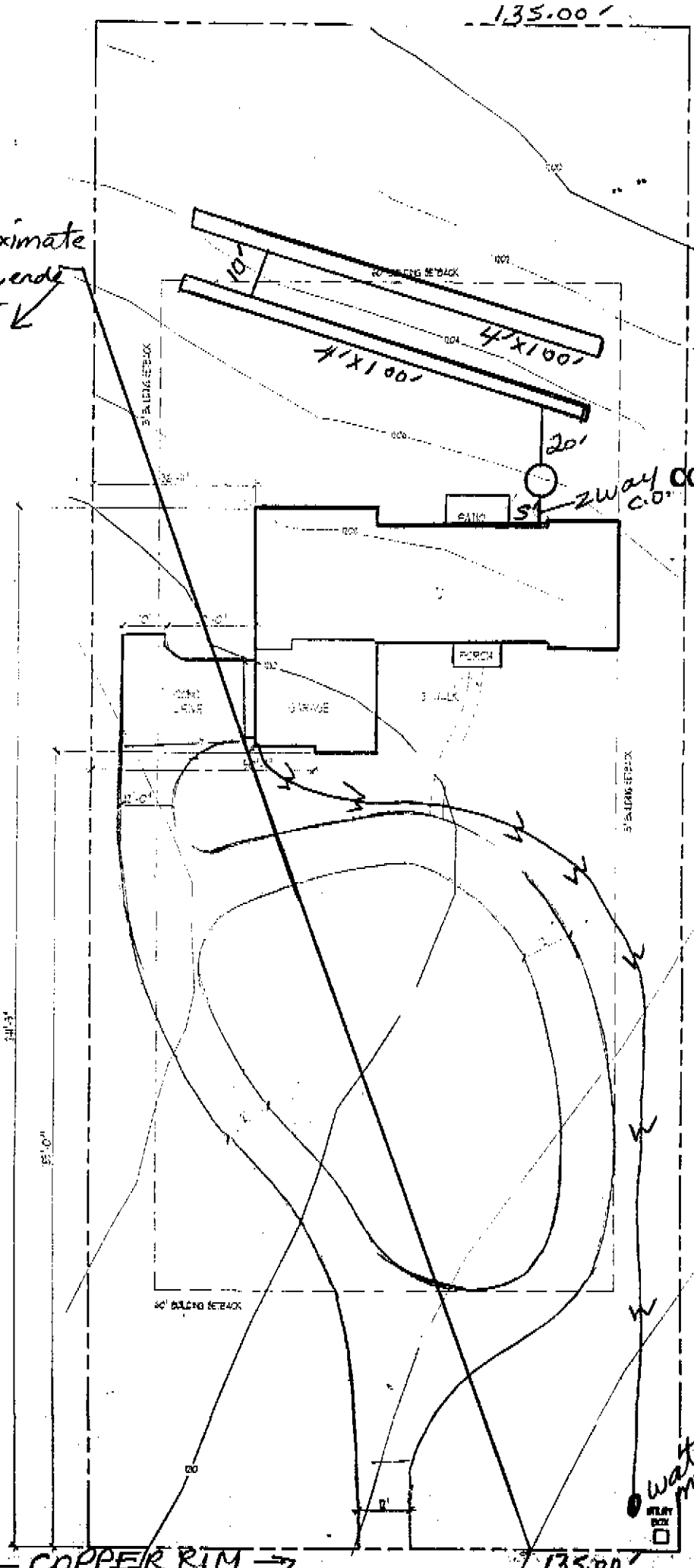
84628

Approximate
Bulverde
ETJ

RECEIVED

AUG 08 2003

COUNTY ENGINEER



354.73'

353.91'

Lot 642

1.098
Area

$$\frac{1200 \text{ ft}^2}{6} = 200 \text{ l.f.}$$

1" = 33'



AG 7/16/03

COPPER RIM

water meter

84628

RECEIVED

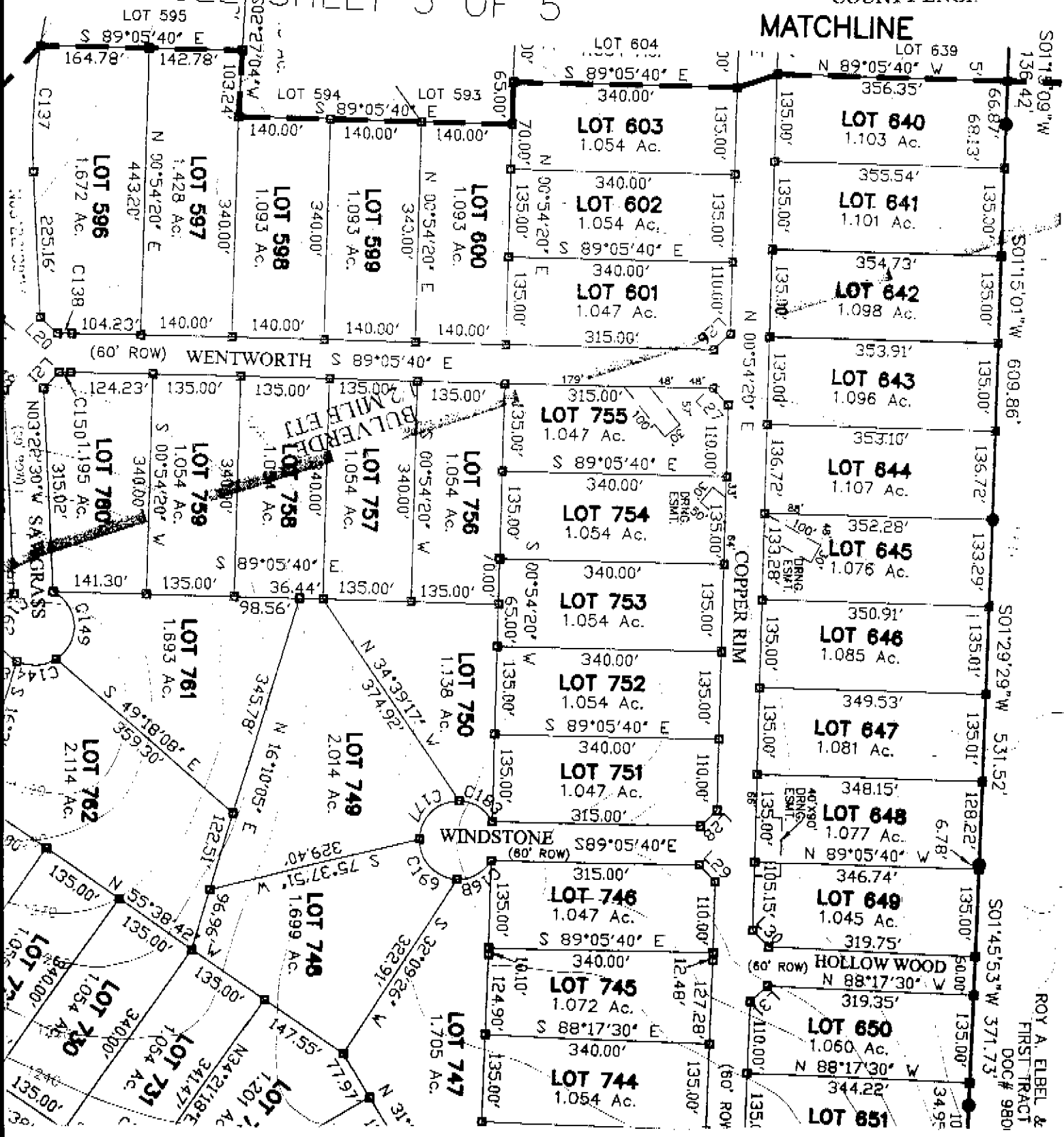
AUG 08

COUNTY ENGINEER

MATCHLINE

SEE SHEET 3 OF 5

LEGEND



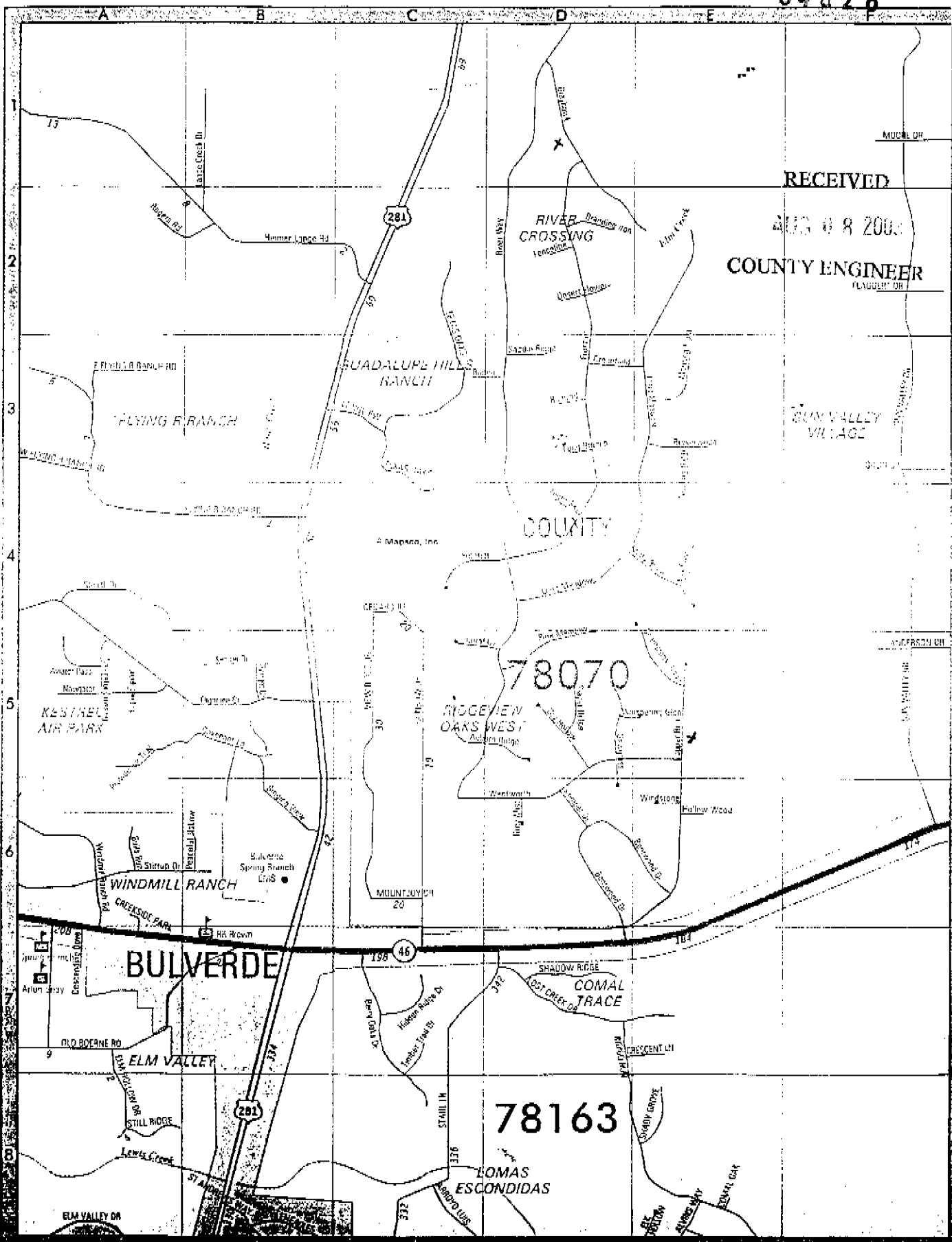
ROY A. ELBEL &
FIRST TRACT
DOC# 980

Scale: One inch equals 2200 ft.

CONTINUED ON MAP 352

84628

MAP 384



RECEIVED
 AUG 08 2003
 COUNTY ENGINEER
 FLAGLER OH



CONTINUED ON MAP 385

SCALE IN MILES

CONTINUED ON MAP 418

SCALE IN FEET



LTSA-DT / JH-371627F Doc# 200206036477

2H

84628

GENERAL WARRANTY DEED FROM SOUTHERLAND/RCR VENTURE, LTD. TO ODE J. BARNES AND DEBORAH A. BARNES.

THE STATE OF TEXAS *
COUNTY OF COMAL * KNOW ALL MEN BY THESE PRESENTS:

RECEIVED
AUG 08 2003
COUNTY ENGINEER

That SOUTHERLAND/RCR VENTURE, LTD., a Texas Limited Partnership, acting herein by and through its duly authorized General Partner, SOUTHERLAND/RCR MANAGEMENT, INC., a Texas Corporation, 9670 Ranch Road 12, Wimberley, Hays County, Texas 78676, hereinafter called Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration to it in hand paid by ODE J. BARNES and DEBORAH A. BARNES, husband and wife, of 28023 Lame Beaver, San Antonio, Bexar County, Texas 78258, hereinafter called Grantee, receipt of which is hereby acknowledged and confessed, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY, unto the said Grantee, the following described property, to-wit:

Lot 842, RIVER CROSSING, UNIT THREE, Comal County, Texas, according to plat recorded in Volume 14, Pages 22-26, Map and Plat Records, Comal County, Texas.

Grantor reserves unto itself, its successors and assigns, in perpetuity, all groundwater, being all underground water, percolating water, artesian water and other waters from any and all reservoirs, formations, depths and horizons beneath the surface of the earth, and any and all rights related thereto, in, on, under and that may be produced from the Property. This reservation includes, but is not limited to, existing production or existing leases and includes the production, the lease and all benefits therefrom. Grantor waives and expressly conveys to Grantee all rights of ingress, egress and regress in and to the surface of the Property relating to the reserved water rights.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantee, Grantee's heirs and assigns forever and Grantor does hereby bind itself, its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantee, Grantee's heirs and assigns, against every person

LTSA-DT

84628

whomever lawfully claiming or to claim the same or any part thereof. Taxes for the current year have been prorated as of the date of closing.

THIS CONVEYANCE IS MADE AND ACCEPTED SUBJECT to taxes for the current year and all restrictions, covenants, conditions, easements, reservations and other instruments that affect the property and are shown in the public records of Comal County, Texas, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities that affect the property.

RECEIVED
AUG 08 2002
COUNTY ENGINEER

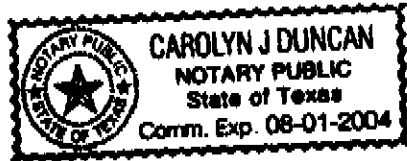
EXECUTED on the date of the acknowledgment, but EFFECTIVE as of the 1st day of November, A.D. 2002.

SOUTHERLAND/RCR VENTURE, LTD., a Texas Limited Partnership by SOUTHERLAND/RCR MANAGEMENT, INC., a Texas Corporation, its General Partner

By: [Signature]
JAY PATTERSON, Vice President

THE STATE OF TEXAS
COUNTY OF TRAVIS

This instrument was acknowledged before me on this the 30th day of October, 2002, by JAY PATTERSON, Vice President of SOUTHERLAND/RCR MANAGEMENT, INC., a Texas Corporation, as General Partner for SOUTHERLAND/RCR VENTURE, LTD., a Texas Limited Partnership, in the capacity therein stated, on behalf of said Corporation.



Carolyn J. Duncan
NOTARY PUBLIC, STATE OF TEXAS
Notary's Name Printed:
My Commission Expires: _____

AFTER RECORDING RETURN TO:
LAWYERS TITLE OF SAN ANTONIO
Case No. 2002 DT 371627-F
(00044)

PREPARED IN THE LAW OFFICE OF:
BOB R. KIESLING, P.C.
P. O. Box 311608
New Braunfels, TX 78131-1688

NOTARY PUBLIC
STATE OF TEXAS

I hereby certify that this document was FILED and RECORDED in the Office of the County Clerk, Comal County, Texas, on the date and time stamped thereon.

[Signature]

Doc# 200206036477
Pages 2
11/04/2002 11:02:11 AM
Filed & Recorded in
Official Records of
COMAL COUNTY
JOY STREATER
COUNTY CLERK
Fees \$11.00



Comal County

OFFICE OF COMAL COUNTY ENGINEER

EXEMPTION CERTIFICATE COMAL COUNTY FLOODPLAIN DEVELOPMENT PERMIT

PERMIT # 84628

PROJECT LOCATION: LOT 642, RIVER CROSSING, Unit 3
(same as application)

FIRM Panel No. 0035C

Dated: September 29, 1986

THIS APPLICATION HAS BEEN REVIEWED BY THE COMAL COUNTY ENGINEERS OFFICE, AND IT IS THEIR DETERMINATION THAT THE PROPOSED DEVELOPMENT IS:

- Located within Zone C, and is NOT located within a Special Flood Hazard Area (SFHA)
- or
- The property is partially within a special flood hazard area, but buildings/development activity is not. *(See attached drawing for location of SFHA)*

THE COUNTY ADMINISTRATOR HAS REVIEWED THE PLANS AND MAKES THE FOLLOWING COMMENTS:

RECEIVED

AUG 22 2003

ENVIRONMENTAL HEALTH

THIS CERTIFICATE EXEMPTS THE APPLICANT FROM DEVELOPMENT STANDARDS REQUIRED BY THE COMAL COUNTY FLOOD DAMAGE PREVENTION ORDER. WORK IS HEREBY AUTHORIZED TO PROCEED.

SIGNED Janine E. Ellerton, CFM
Comal County Representative

Date: 8-11-03



Comal County

OFFICE OF COMAL COUNTY ENGINEER

License to Operate

On-site Sewage Treatment and Disposal Facility

Date Issued: 9/3/2003

Permit Number: 84628

Location Description: Copper Rim, Lot # 642, Spring Branch, TX 78070

Lot 642, River Crossing Unit 3 Subdivision

Type of System: Septic Tank Treatment with Std Trenches/Beds Discharge

License issued to: Ode Barnes

This license is authorization for the owner to operate and maintain a private facility at the location described in accordance to the rules and regulations for on-site sewerage facilities of Comal County, Texas, and the Texas Natural Resource Conservation Commission.

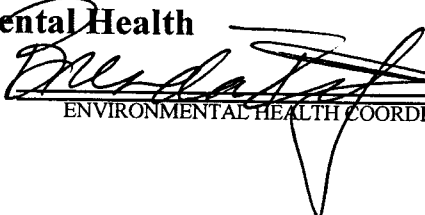
The license grants permission to operate the facility. It does not guarantee successful operation. It is the responsibility of the owner to maintain and operate the facility in a satisfactory manner.

Inspection and licensing of a facility indicates only that the facility meets certain minimum requirements. It does not impede any governmental entity in taking the proper steps to prevent or control pollution, to abate nuisance, or to protect the public health.

This license to operate is valid for an indefinite period. The holder may transfer it to a succeeding owner, provided the facility has not been remodeled and is functioning properly.

Licensing Authority


Comal County Environmental Health
OS8083
ENVIRONMENTAL HEALTH INSPECTOR


OS7722
ENVIRONMENTAL HEALTH COORDINATOR

System Profile

Printed: Wednesday, August 04, 2004

System is installed at:

Copper Rim, Lot # 642
Spring Branch, TX 78070
Comal County

Permit Number: 84628
System Name: Primary
Brand Name:
Model:
Serial Number:

Owner Information:

Ode, Barnes
P.O. Box 431
Bulverde, TX 78163

The original contract for installation was written on .
This system was installed by: CARMEN MARTINEZ.
The installation date was 9/3/2003.
This system is to be inspected every 4 months.
The most recent inspection for this system occurred on .
The next scheduled inspection for this system is due on .

Permitting Agency:

Comal County Environmental Health
195 David Jonas Drive
New Braunfels, TX 78132-3760
Contact: Kathy Griffin, Secretary
Phone: (830) 608-2090

Installation Company Info:

M&G Excavation Co
1110 Red Cloud
San Antonio, TX 78280
Operator: Carmen Martinez
Phone: (210) 288-8098

Maintenance Company Info:

Most Recent Visits and Results

Date Comp.	Visit Type	Description of Repairs

Property Notes:

Pre-08/15/03, S1- 08/29/03, S2- 09/02/03, S3- 09/03/03

System Notes:

OSSF PERMIT INFORMATION SHEET

Date of Permit Application	Permit Number	Date of Permit Approval	Date of Flood Plain Approval
8/8/03	84628	8-26-03	8-22-03

LOCATION River Crossing No. L 642 1.098 Ac

SYSTEM TYPE/DESCRIPTION: _____

INFORMATION FROM PRELIMINARY INSPECTION

DATE OF PRELIMINARY INSPECTION: 8-15-03

DESIGN MEETS TNRCC REQUIREMENTS:

AFFIDAVIT RECEIVED: _____

LIST DEFICIENCIES IN PLANNING MATERIALS WHICH DO NOT MEET TNRCC RULES:

INSTALLATION INSPECTION INFORMATION:

Tino Martinez

INSPECTED BY: _____

DATE OF S-1: 8-29-03 NOTES/RESULTS: Tank set, trenches level

DATE OF S-2: 9-2-03 NOTES/RESULTS: pipe & gravel level, ready to cover

DATE OF S-3: 9-3-03 NOTES/RESULTS: Covered, complete

DATE OF FINAL INSPECTION: _____ (SYSTEM COMPLETE)

INSTALLER: _____ TANK: (SIZE & NAME) _____

_____ SQ. FT. ABSORPTION/APPLICATION AREA

SERVICE AGREEMENT RECEIVED: _____ (START DATE)

DATE ENTERED IN SUMMARY SHEET: _____

DATE ENTERED IN (CASST) AEROBIC DATABASE: _____

COMAL COUNTY OFFICE OF ENVIRONMENTAL HEALTH & SAFETY
**APPLICATION FOR PERMIT FOR AUTHORIZATION TO CONSTRUCT AN
ON-SITE SEWAGE FACILITY AND LICENSE TO OPERATE**

PRINT CLEARLY COMPLETING ALL INFORMATION

84628

DATE: 8-8-03

PERMIT#: _____

PROPERTY OWNERS NAME: ODE Barnes

MAILING ADDRESS: Po 431 ~~Bluerde~~

RECEIVED

CITY, STATE, ZIP CODE: Bluerde TX 78163

AUG 08 2003

PHONE #: _____

COUNTY ENGINEER

LEGAL DESCRIPTION OF PROPERTY:

SUBDIVISION NAME: River Crossing

UNIT: 3 LOT: 642 BLOCK: — ACREAGE/LEGAL: 1.098

STREET NAME/ADDRESS: Copper Rim CITY: Spring Branch ZIP: 78070

PROPERTY MUST BE MARKED ON-SITE WITH THE STREET ADDRESS, LOT# & OWNERS NAME. A LOCATION MAP TO THE PROPERTY MUST BE ATTACHED WITH THIS APPLICATION ALONG WITH PROOF OF OWNERSHIP.

IS PROPERTY LOCATED OVER THE EDWARDS RECHARGE ZONE? YES _____ NO IF YES, SITE EVALUATION & PLANNING MATERIALS MUST BE COMPLETED BY A REGISTERED SANITARIAN OR PROFESSIONAL ENGINEER.

TYPE OF DEVELOPMENT :
 SINGLE FAMILY RESIDENCE 3BR under 2500^{sq} TOTAL SQ. FT. OF DWELLING 240 GALLONS PER DAY
_____ COMMERCIAL TYPE OF BUSINESS/INSTITUTION: _____
_____ NUMBER OF OCCUPANTS _____ GALLONS PER DAY

SITES GENERATING MORE THAN 5000 GALLONS PER DAY ARE REQUIRED TO OBTAIN PERMITTING THROUGH THE TEXAS NATURAL RESOURCE CONSERVATION COMMISSION.

SOURCE OF WATER: PUBLIC PRIVATE WELL _____

PLANNING MATERIALS & SITE EVALUATION AS REQUIRED COMPLETED BY: Virginia Castro
SYSTEM DESCRIPTION: standard septic tank with absorptive drain field
SIZE OF SEPTIC SYSTEM REQUIRED BASED ON PLANNING MATERIALS & SITE EVALUATION:
TANK SIZE(S) 1000 GALLONS ABSORPTION/APPLICATION AREA 1200 SQ. FT
ARE WATER SAVING DEVICES BEING UTILIZED WITHIN THE RESIDENCE? YES _____ NO

I CERTIFY THAT THE COMPLETED APPLICATION AND ALL ADDITIONAL INFORMATION SUBMITTED DOES NOT CONTAIN ANY FALSE INFORMATION AND DOES NOT CONCEAL ANY MATERIAL FACTS. AUTHORIZATION IS HEREBY GIVEN TO THE PERMITTING AUTHORITY AND DESIGNATED AGENTS TO ENTER UPON THE ABOVE DESCRIBED PROPERTY FOR THE PURPOSE OF SITE/SOIL EVALUATION AND INSPECTION OF PRIVATE SEWAGE FACILITIES. I ALSO UNDERSTAND THAT A PERMIT OF AUTHORIZATION TO CONSTRUCT WILL NOT BE ISSUED UNTIL THE FLOOD PLAIN ADMINISTRATOR HAS APPROVED AND RELEASED THE DEVELOPMENT PERMIT FOR THIS PROPERTY.

ODE Barnes
SIGNATURE OF OWNER

84628

**ON-SITE SEWERAGE FACILITY
SOIL EVALUATION REPORT INFORMATION**

Date Soil Survey Performed: _____

Site Location: Unit 3 Lot 642 River Crossing on Copper River just north of Westworth

County: COMAL

Proposed Excavation Depth: 18"

Name of Site Evaluator: VIRGINIA CASTRO

Registration Number: RS #3233

Site Evaluator: SE #4011

RECEIVED

AUG 08 2003

Requirements: At least two soil excavations must be performed on the site, at opposite ends of the proposed disposal area. Locations of soil boring or dug pits must be shown on the site drawing. For subsurface disposal, soil evaluations must be performed to a depth of at least two feet below the proposed excavation depth. For surface disposal, the surface horizon must be evaluated. Describe each soil horizon and identify any restrictive features on the form. Indicate depths where features appear. If gravel is over 30% with a 2mm sieve, then 80% must be below 5mm. COUNTY ENGINEER

SOIL BORING NUMBER 1						
Depth (Feet)	Texture Class	Soil Texture	% Gravel	Drainage (Mottles/ Water Table)	Restrictive Horizons	Observations % Slope
0	III	brown sandy loam	n/a	none	none	
1						
2	III	sandy taliche				
3						
4						
5						

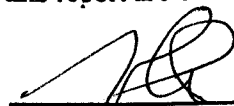
SOIL BORING NUMBER 2 <u>Same</u>						
Depth (Feet)	Texture Class	Soil Texture	% Gravel	Drainage (Mottles/ Water Table)	Restrictive Horizons	Observations % Slope
0						
1						
2						
3						
4						
5						

FEATURES OF SITE AREA

In Edwards Aquifer recharge zone?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Presence of recharge features	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Presence of 100 year flood zone	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Presence of adjacent ponds, streams, water impoundments	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Existing or proposed water well in nearby area	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Organized sewage service available to lot or tract	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

I certify that the findings of this report are based on my field observations and are accurate to the best of my ability.

VIRGINIA CASTRO
Name


Signature

RS #3233 & SE #4011

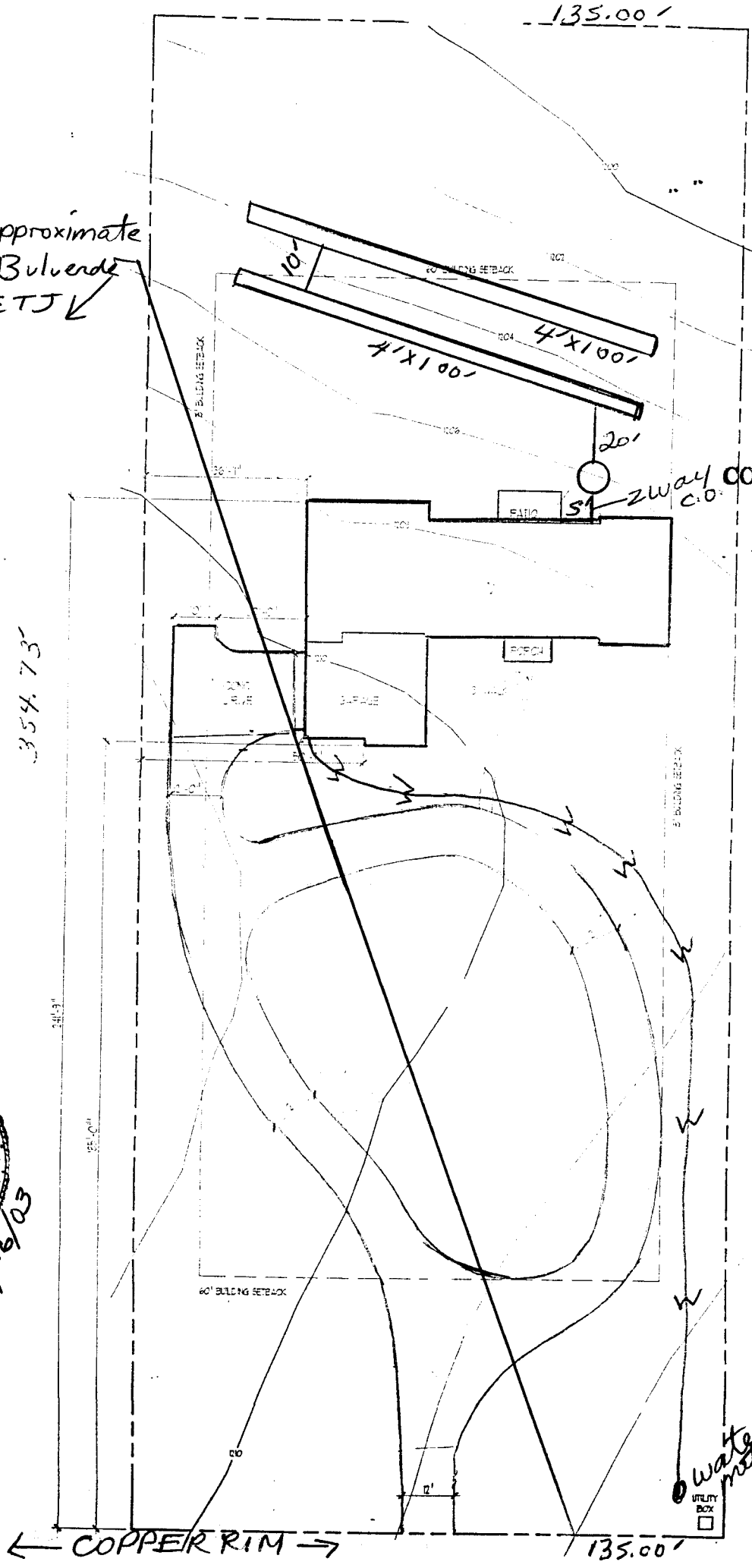
84628

Approximate
Bulverde
ETJ ↓

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AUG 08 2003

COUNTY ENGINEER



354.73'

353.91'

Lot 642

1.098
Area

$\frac{1200 \text{ ft}}{6}$
200 l.f.

1" = 33'
→ Z ←



8/16/03

← COPPER RIM →

135.00'

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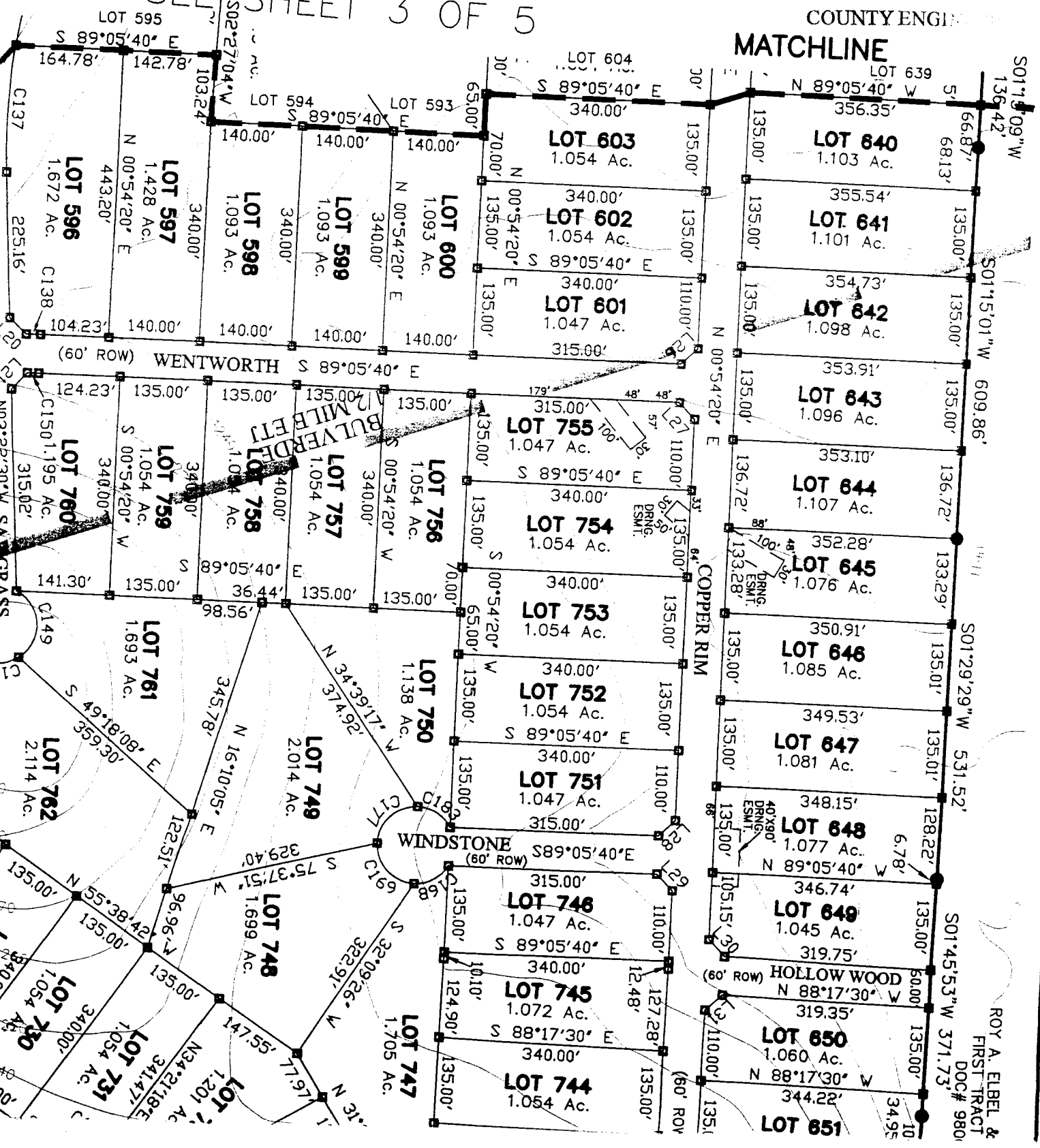
AUG 08 7

COUNTY ENGINEER

SEE SHEET 3 OF 5

MATCHLINE

LEGEND



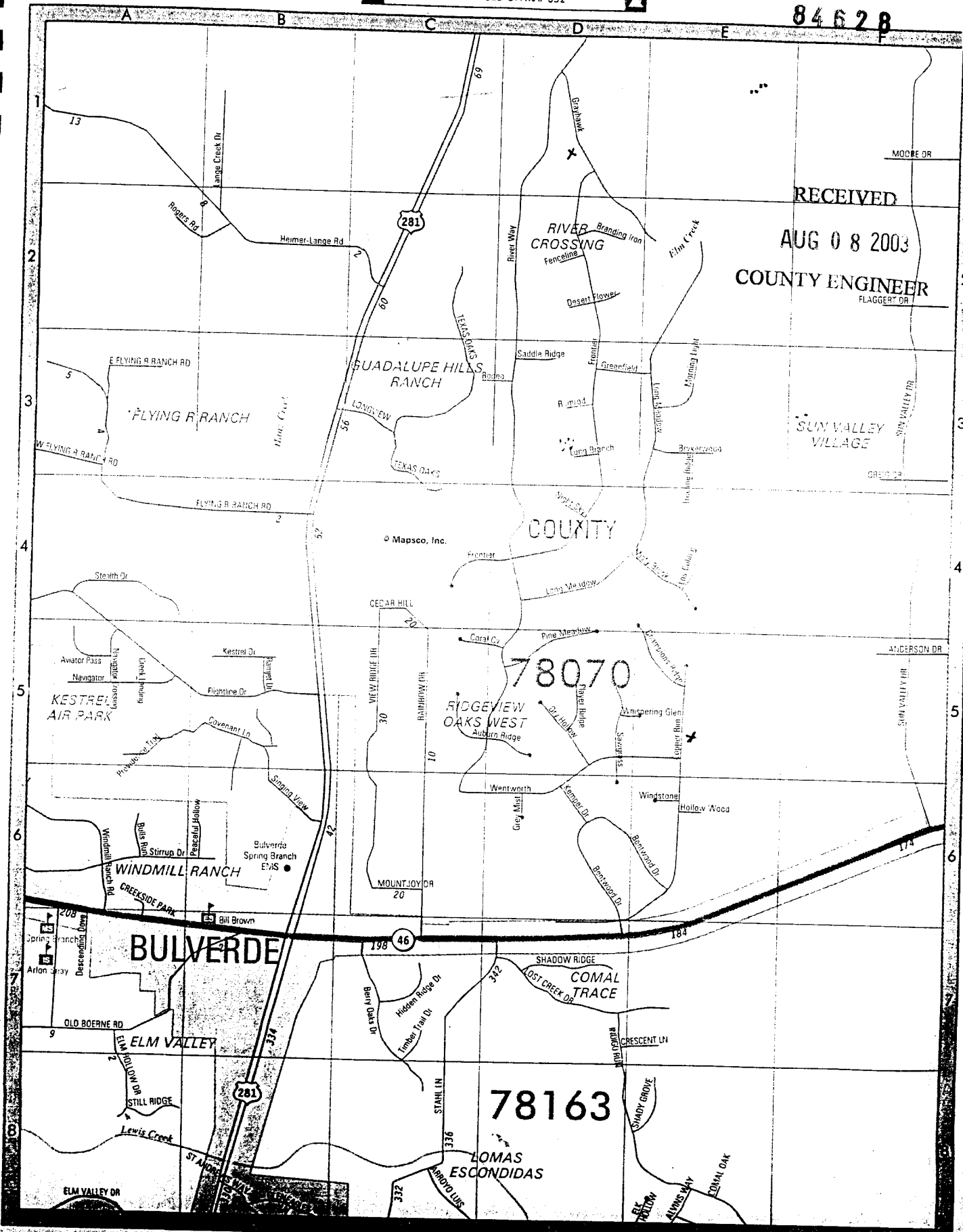
ROY A. ELBEL &
 FIRST TRACT
 DOC# 980

Scale: One inch equals 2200 ft.

CONTINUED ON MAP 352

84628

MAP 384



RECEIVED
 AUG 08 2003
 COUNTY ENGINEER
 FLAGGERT DR

CONTINUED ON MAP 385

SCALE IN MILES

CONTINUED ON MAP 418

SCALE IN FEET
 0 1000 2000 3000

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LTSA-DT / JH-371627F Doc# 200206036477

JH

84628

GENERAL WARRANTY DEED FROM SOUTHERLAND/RCR VENTURE, LTD. TO ODE J. BARNES AND DEBORAH A. BARNES.

THE STATE OF TEXAS .
COUNTY OF COMAL . KNOW ALL MEN BY THESE PRESENTS:

RECEIVED
AUG 08 2003
COUNTY ENGINEER

That SOUTHERLAND/RCR VENTURE, LTD., a Texas Limited Partnership, acting herein by and through its duly authorized General Partner, SOUTHERLAND/RCR MANAGEMENT, INC., a Texas Corporation, 9670 Ranch Road 12, Wimberley, Hays County, Texas 78676, hereinafter called Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration to it in hand paid by ODE J. BARNES and DEBORAH A. BARNES, husband and wife, of 28023 Lane Beaver, San Antonio, Bexar County, Texas 78258, hereinafter called Grantee, receipt of which is hereby acknowledged and confessed, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY, unto the said Grantee, the following described property, to-wit:

Lot 642, RIVER CROSSING, UNIT THREE, Comal County, Texas, according to plat recorded in Volume 14, Pages 22-26, Map and Plat Records, Comal County, Texas.

Grantor reserves unto itself, its successors and assigns, in perpetuity, all groundwater, being all underground water, percolating water, artesian water and other waters from any and all reservoirs, formations, depths and horizons beneath the surface of the earth, and any and all rights related thereto, in, on, under and that may be produced from the Property. This reservation includes, but is not limited to, existing production or existing leases and includes the production, the lease and all benefits therefrom. Grantor waives and expressly conveys to Grantee all rights of ingress, egress and regress in and to the surface of the Property relating to the reserved water rights.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantee, Grantee's heirs and assigns forever and Grantor does hereby bind itself, its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantee, Grantee's heirs and assigns, against every person

LTSA-DT

84628

whomsoever lawfully claiming or to claim the same or any part thereof. Taxes for the current year have been prorated as of the date of closing.

THIS CONVEYANCE IS MADE AND ACCEPTED SUBJECT to taxes for the current year and all restrictions, covenants, conditions, easements, reservations and other instruments that affect the property and are shown in the public records of Comal County, Texas, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities that affect the property.

RECEIVED
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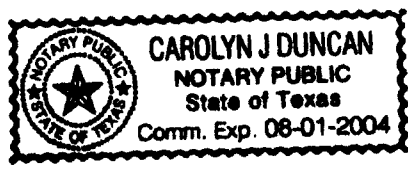
EXECUTED on the date of the acknowledgment, but EFFECTIVE as of the 1st day of November, A.D. 2002.

SOUTHERLAND/RCR VENTURE, LTD., a Texas Limited Partnership by SOUTHERLAND/RCR MANAGEMENT, INC., a Texas Corporation, its General Partner

By: [Signature]
JAY PATTERSON, Vice President

THE STATE OF TEXAS
COUNTY OF WILKES

This instrument was acknowledged before me on this the 30th day of October, 2002, by JAY PATTERSON, Vice President of SOUTHERLAND/RCR MANAGEMENT, INC., a Texas Corporation, as General Partner for SOUTHERLAND/RCR VENTURE, LTD., a Texas Limited Partnership, in the capacity therein stated, on behalf of said Corporation.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS
Notary's Name Printed:
My Commission Expires: _____

AFTER RECORDING RETURN TO:
LAWYERS TITLE OF SAN ANTONIO
Case No. 2002 DT 371627-F
(00044)

PREPARED IN THE LAW OFFICE OF:
BOB R. KIESLING, P.C.
P. O. Box 311688
New Braunfels, TX 78131-1688

STATE OF TEXAS
COUNTY OF COMAL
I hereby certify that this document was FILED and RECORDED in the Office of the County Clerk of Comal County, Texas, on this date and time stamped thereon.

[Signature]
JOY STREATER
COUNTY CLERK

Doc# 200206036477
Pages 2
11/04/2002 11:02:11 AM
Filed & Recorded in
Official Records of
COMAL COUNTY
JOY STREATER
COUNTY CLERK
Fees \$11.00

Doc# 200206036477



Comal County

OFFICE OF COMAL COUNTY ENGINEER

EXEMPTION CERTIFICATE COMAL COUNTY FLOODPLAIN DEVELOPMENT PERMIT

PERMIT # 84628

PROJECT LOCATION: LOT 642, River Crossing, Unit 3
(same as application)

FIRM Panel No. 0035C

Dated: September 29, 1986

THIS APPLICATION HAS BEEN REVIEWED BY THE COMAL COUNTY ENGINEERS OFFICE, AND IT IS THEIR DETERMINATION THAT THE PROPOSED DEVELOPMENT IS:

- Located within Zone C, and is NOT located within a Special Flood Hazard Area (SFHA)
- OR
- The property is partially within a special flood hazard area, but buildings/development activity is not. *(See attached drawing for location of SFHA)*

THE COUNTY ADMINISTRATOR HAS REVIEWD THE PLANS AND MAKES THE FOLLOWING COMMENTS:

RECEIVED

AUG 22 2003

ENVIRONMENTAL HEALTH

THIS CERTIFICATE EXEMPTS THE APPLICANT FROM DEVELOPMENT STANDARDS REQUIRED BY THE COMAL COUNTY FLOOD DAMAGE PREVENTION ORDER. WORK IS HEREBY AUTHORIZED TO PROCEED.

SIGNED Jamie E. Ellerton, CFM
Comal County Representative

Date: 8-11-03



Comal County

OFFICE OF COMAL COUNTY ENGINEER

License to Operate

On-site Sewage Treatment and Disposal Facility

Date Issued: 9/3/2003

Permit Number: 84628

Location Description: Copper Rim, Lot # 642, Spring Branch, TX 78070

Lot 642, River Crossing Unit 3 Subdivision

Type of System: Septic Tank Treatment with Std Trenches/Beds Discharge

License issued to: Ode Barnes

This license is authorization for the owner to operate and maintain a private facility at the location described in accordance to the rules and regulations for on-site sewerage facilities of Comal County, Texas, and the Texas Natural Resource Conservation Commission.

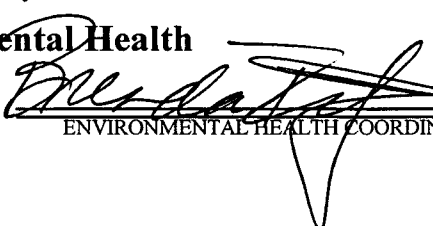
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Licensing Authority


Comal County Environmental Health
OS8083
ENVIRONMENTAL HEALTH INSPECTOR


Comal County Environmental Health
OS7722
ENVIRONMENTAL HEALTH COORDINATOR

System Profile

Printed: Wednesday, August 04, 2004

System is installed at:

Copper Rim, Lot # 642
Spring Branch, TX 78070
Comal County

Permit Number: 84628
System Name: Primary
Brand Name:
Model:
Serial Number:

Owner Information:

Ode, Barnes
P.O. Box 431
Bulverde, TX 78163

The original contract for installation was written on .
This system was installed by: CARMEN MARTINEZ.
The installation date was 9/3/2003.
This system is to be inspected every 4 months.
The most recent inspection for this system occurred on .
The next scheduled inspection for this system is due on .

Permitting Agency:

Comal County Environmental Health
195 David Jonas Drive
New Braunfels, TX 78132-3760
Contact: Kathy Griffin, Secretary
Phone: (830) 608-2090

Installation Company Info:

M&G Excavation Co
1110 Red Cloud
San Antonio, TX 78280
Operator: Carmen Martinez
Phone: (210) 288-8098

Maintenance Company Info:

Most Recent Visits and Results

Date Comp.	Visit Type	Description of Repairs
------------	------------	------------------------

Property Notes:

Pre-08/15/03, S1- 08/29/03, S2- 09/02/03, S3- 09/03/03

System Notes: