



# COMAL COUNTY

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## ENGINEER'S OFFICE

### **Permit of Authorization to Construct an On-Site Sewage Facility Permit Valid For One Year From Date Issued**

Permit Number: 118602  
Issued This Date: 05/30/2025  
This permit is hereby given to: AARON & KIM CORNELIUS

To start construction of a private, on-site sewage facility located at:

1371 DEEP WATER DR  
SPRING BRANCH, TX 78070

Subdivision: RIVERMONT  
Unit: 3  
Lot: 38 & 39  
Block: 14  
Acreage: 1.0100

#### APPROVED MINIMUM SIZES AS PER ATTACHED DESIGN

Type of System: Aerobic  
Drip Irrigation

This permit gives permission for the construction of the above referenced on-site facility to commence. Installation must be completed by an installer holding a valid registration card from the Texas Commission on Environmental Quality (TCEQ). Installation and inspection must comply with current TCEQ and Comal County requirements.

Call (830) 608-2090 to schedule inspections.



**COMAL COUNTY**  
ENGINEER'S OFFICE

**OSSF DEVELOPMENT APPLICATION  
CHECKLIST**

*Staff will complete shaded items*

|  |  |
|--|--|
|  |  |
|--|--|

*Date Received*

*Initials*

|        |
|--------|
| 118602 |
|--------|

*Permit Number*

**Instructions:**

Place a check mark next to all items that apply. For items that do not apply, place "N/A". This OSSF Development Application Checklist **must** accompany the completed application.

**OSSF Permit**

- ☒ Completed Application for Permit for Authorization to Construct an On-Site Sewage Facility and License to Operate
- ☒ Site/Soil Evaluation Completed by a Certified Site Evaluator or a Professional Engineer
- ☒ Planning Materials of the OSSF as Required by the TCEQ Rules for OSSF Chapter 285. Planning Materials shall consist of a scaled design and all system specifications.
- ☒ Required Permit Fee - See Attached Fee Schedule
- ☒ Copy of Recorded Deed
- ☒ Surface Application/Aerobic Treatment System
  - ☒ Recorded Certification of OSSF Requiring Maintenance/Affidavit to the Public
  - ☒ Signed Maintenance Contract with Effective Date as Issuance of License to Operate

**I affirm that I have provided all information required for my OSSF Development Application and that this application constitutes a completed OSSF Development Application.**

\_\_\_\_\_  
Signature of Applicant

04/28/2025

\_\_\_\_\_  
Date

\_\_\_ COMPLETE APPLICATION

Check No. \_\_\_\_\_ Receipt No. \_\_\_\_\_

INCOMPLETE APPLICATION

\_\_\_ (Missing Items Circled, Application Refused)



COMAL COUNTY  
ENGINEER'S OFFICE

## ON-SITE SEWAGE FACILITY APPLICATION

195 DAVID JONAS DR  
NEW BRAUNFELS, TX 78132  
(830) 608-2090  
[WWW.CCEO.ORG](http://WWW.CCEO.ORG)

Date April 15, 2025Permit Number 118602

## 1. APPLICANT / AGENT INFORMATION

Owner Name AARON CORNELIUS & KIM CORNELIUS  
Mailing Address 1371 DEEP WATER DR  
City, State, Zip SPRING BRANCH, TX 78070  
Phone # 910-229-7105  
Email aaron.cornelius36@yahoo.com

Agent Name GREG W. JOHNSON, P.E.  
Agent Address 170 HOLLOW OAK  
City, State, Zip NEW BRAUNFELS, TX 78132  
Phone # 830-905-2778  
Email gregjohnsonpe@yahoo.com

## 2. LOCATION

Subdivision Name RIVERMONT Unit 3 Lot 38 & 39 Block 14

Survey Name / Abstract Number \_\_\_\_\_ Acreage \_\_\_\_\_

Address 1371 DEEP WATER DRIVE City SPRING BRANCH State TX Zip 78070

## 3. TYPE OF DEVELOPMENT

☒ Single Family ResidentialType of Construction (House, Mobile, RV, Etc.) EXISTING HOUSE & DETACHED LIVINGNumber of Bedrooms 4+2Indicate Sq Ft of Living Area 2950 + 1100☐ Non-Single Family Residential

(Planning materials must show adequate land area for doubling the required land needed for treatment units and disposal area)

Type of Facility \_\_\_\_\_

Offices, Factories, Churches, Schools, Parks, Etc. - Indicate Number Of Occupants \_\_\_\_\_

Restaurants, Lounges, Theaters - Indicate Number of Seats \_\_\_\_\_

Hotel, Motel, Hospital, Nursing Home - Indicate Number of Beds \_\_\_\_\_

Travel Trailer/RV Parks - Indicate Number of Spaces \_\_\_\_\_

Miscellaneous \_\_\_\_\_

Estimated Cost of Construction: \$ 200,000 (Structure Only)

Is any portion of the proposed OSSF located in the United States Army Corps of Engineers (USACE) flowage easement?

☐ Yes ☒ No (If yes, owner must provide approval from USACE for proposed OSSF improvements within the USACE flowage easement)Source of Water ☐ Public ☒ Private Well ☐ Public Well ☐ Rainwater Collection

## 4. SIGNATURE OF OWNER

By signing this application, I certify that:

- The completed application and all additional information submitted does not contain any false information and does not conceal any material facts. I certify that I am the property owner or I possess the appropriate land rights necessary to make the permitted improvements on said property.
- 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 understand that a permit of authorization to construct will not be issued until the Floodplain Administrator has performed the reviews required by the Comal County Flood Damage Prevention Order.
- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

[Signature]  
Signature of Owner

X Kim Cornelius

15 APR 2025  
Date



**COMAL COUNTY**  
ENGINEER'S OFFICE

## ON-SITE SEWAGE FACILITY APPLICATION

RIVERMONT, UNIT 3, BLOCK 14, LOT 38 & 39

195 DAVID JONAS DR  
NEW BRAUNFELS, TX 78132  
(830) 608-2090  
[WWW.CCEO.ORG](http://WWW.CCEO.ORG)

Planning Materials & Site Evaluation as Required Completed By GREG W. JOHNSON, P.E.

System Description PROPRIETARY; AEROBIC TREATMENT AND SURFACE IRRIGATION

Size of Septic System Required Based on Planning Materials & Soil Evaluation

Tank Size(s) (Gallons) AERIES D840 Absorption/Application Area (Sq Ft) 3500

Gallons Per Day (As Per TCEQ Table 111) 420

(Sites generating more than 5000 gallons per day are required to obtain a permit through TCEQ.)

Is the property located over the Edwards Recharge Zone? ☐ Yes ☒ No

(if yes, the planning materials must be completed by a Registered Sanitarian (R.S.) or Professional Engineer (P.E.))

Is there an existing TCEQ approved WPAP for the property? ☐ Yes ☒ No

(if yes, the R.S. or P.E. shall certify that the OSSF design complies with all provisions of the existing WPAP.)

Is there at least one acre per single family dwelling as per 285.40(c)(1)? ☒ Yes ☐ No

If there is no existing WPAP, does the proposed development activity require a TCEQ approved WPAP? ☐ Yes ☒ No

(if yes, the R.S. or P.E. shall certify that the OSSF design will comply with all-provisions of the proposed WPAP. A Permit to Construct will not be issued for the proposed OSSF until the proposed WPAP has been approved by the appropriate regional office.)

Is the property located over the Edwards Contributing Zone? ☒ Yes ☐ No

Is there an existing TCEQ approval CZP for the property? ☐ Yes ☒ No

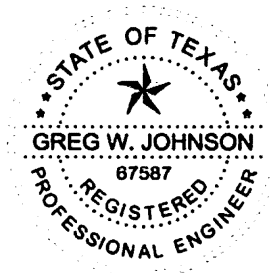
(if yes, the P.E. or R.S. shall certify that the OSSF design complies with all provisions of the existing CZP.)

If there is no existing CZP, does the proposed development activity require a TCEQ approved CZP? ☐ Yes ☒ No

(if yes, the R.S. or P.E. shall certify that the OSSF design will comply with all provisions of the proposed CZP. A Permit to Construct will not be issued for the proposed OSSF until the UP has been approved by the appropriate reg

Is this property within an incorporated city? ☐ Yes ☒ No

If yes, indicate the city: \_\_\_\_\_



**FIRM #2585**

By signing this application, I certify that:

- The information provided above is true and correct to the best of my knowledge.

- I affirmatively consent to the online posting/public release of my e-mail address associated with this permit application, as applicable.

Signature of Designer

April 15, 2025  
Date

**AFFIDAVIT****THE COUNTY OF COMAL  
STATE OF TEXAS****CERTIFICATION OF OSSF REQUIRING MAINTENANCE**

According to Texas Commission on Environmental Quality Rules for On-Site Sewage Facilities (OSSFs), this document is filed in the Deed Records of Comal County, Texas.

**I**

The Texas Health and Safety Code, Chapter 366 authorizes the Texas Commission on Environmental Quality (TCEQ) to regulate on-site sewage facilities (OSSFs). Additionally, the Texas Water Code (TWC), § 5.012 and § 5.013, gives the commission primary responsibility for implementing the laws of the State of Texas relating to water and adopting rules necessary to carry out its powers and duties under the TWC. The commission, under the authority of the TWC and the Texas Health and Safety code, requires owner's to provide notice to the public that certain types of OSSFs are located on specific pieces of property. To achieve this notice, the commission requires a recorded affidavit. Additionally, the owner must provide proof of the recording to the OSSF permitting authority. This recorded affidavit is not a representation or warranty by the commission of the suitability of this OSSF, nor does it constitute any guarantee by the commission that the appropriate OSSF was installed.

**II**

An OSSF requiring a maintenance contract, according to 30 Texas Administrative Code §285.91(12) will be installed on the property described as (insert legal description):

3 UNIT/PHASE/SECTION 14 BLOCK 38 & 39 LOT RIVERMONT SUBDIVISION

IF NOT IN SUBDIVISION: \_\_\_\_\_ ACREAGE \_\_\_\_\_ SURVEY

The property is owned by (insert owner's full name): AARON CORNELIUS & KIM CORNELIUS

This OSSF must be covered by a continuous maintenance contract for the first two years. After the initial two-year service policy, the owner of an aerobic treatment system for a single family residence shall either obtain a maintenance contract within 30 days or maintain the system personally.

Upon sale or transfer of the above-described property, the permit for the OSSF shall be transferred to the buyer or new owner. A copy of the planning materials for the OSSF can be obtained from the Comal County Engineer's Office.

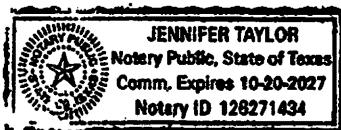
WITNESS BY HAND(S) ON THIS 15<sup>th</sup> DAY OF April, 2025

X [Signature]  
X [Signature]  
Owner(s) signature(s)

AARON CORNELIUS  
KIM CORNELIUS  
Owner (s) Printed name (s)

AARON & KIM CORNELIUS SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 15<sup>th</sup> DAY OF April, 2025

Notary Public Signature



# AFFIDAVIT TO THE PUBLIC

THE COUNTY OF COMAL §  
STATE OF TEXAS §

Before me, the undersigned authority, on this day personally appeared AARON & KIM CORNELIUS, who after being by me duly sworn, upon oath state that they are the owner of record of that certain tract or parcel of land lying and being situated in Comal County, Texas, and being more particularly described as follows:

3 UNIT/HASE/SECTION 14 BLOCK 38 & 39 LOT RIVERMONT SUBDIVISION

IF NOT IN SUBDIVISION: ACREAGE SURVEY

The property is owned by (insert owner's full name): AARON CORNELIUS & KIM CORNELIUS

The undersigned further state that the on-site sewage facility for the referenced properties crosses the boundary between the properties. These properties cannot be sold separately and must be sold as one. Any buyer or transferee is hereby notified of this requirement.

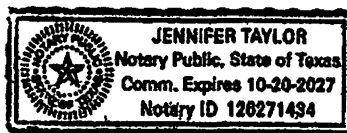
WITNESS MY/OUR HAND(S) on this 15th day of April, 20 25.

x [Signature]  
AARON CORNELIUS

x [Signature]  
KIM CORNELIUS

SWORN TO AND SUBSCRIBED BEFORE ME on this 15th day of April, 20 25.

[Signature]  
Notary Public Signature



Filed and Recorded  
Official Public Records  
Bobbie Koepp, County Clerk  
Comal County, Texas  
04/21/2025 08:20:22 AM  
TAMMY 2 Pages(s)  
202506011148



Bobbie Koepp

**THE COUNTY OF COMAL  
STATE OF TEXAS**

**CERTIFICATION OF SINGLE FAMILY DWELLING**

According to Texas Commission of Environmental Quality Rules for On-Site Sewage Facilities, this document is filed in the Deed Records of COMAL COUNTY, TEXAS.

I

Before me this day appeared AARON & KIM CORNELIUS, being the owners of the referenced property at 1371 DEEP WATER DRIVE. They further state that the Residence and any additional living space on this property will be occupied only by a single family.

An OSSF requiring a Certification of Single Family Dwelling, will be installed on the property described as:

3 UNIT BLOCK 38 & 39 LOT RIVERMONT SUBDIVISION

IF NOT IN SUBDIVISION: ACREAGE SURVEY

The property is owned by AARON CORNELIUS & KIM CORNELIUS

WITNESS MY HAND ON THIS 18 OF DAY OF APRIL, 20 25.

[Signature]  
OWNER (SIGNATURE)

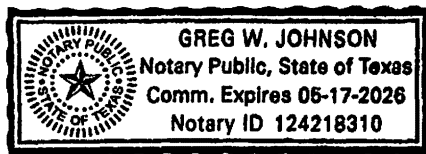
[Signature]  
OWNER (SIGNATURE)

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 18 DAY OF APRIL, 20 25 BY

AARON CORNELIUS  
OWNER NAME (PRINTED)

KIM CORNELIUS  
OWNER NAME (PRINTED)

[Signature]  
Notary Public Signature



# ON-SITE SEWERAGE FACILITY SOIL EVALUATION REPORT INFORMATION

Date Soil Survey Performed: April 14, 2025

Site Location: RIVERMONT, UNIT 3, BLOCK 14, LOTS 38 & 39

Proposed Excavation Depth: N/A

**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.

| SOIL BORING NUMBER <u>          </u> SURFACE EVALUATION |                  |                 |                    |                                       |                        |              |
|---------------------------------------------------------|------------------|-----------------|--------------------|---------------------------------------|------------------------|--------------|
| Depth<br>(Feet)                                         | Texture<br>Class | Soil<br>Texture | Gravel<br>Analysis | Drainage<br>(Mottles/<br>Water Table) | Restrictive<br>Horizon | Observations |
| 0                                                       | III              | CLAY LOAM       | N/A                | NONE<br>OBSERVED                      | LIMESTONE<br>@ 8"      | BROWN        |
| 1                                                       |                  |                 |                    |                                       |                        |              |
| 2                                                       |                  |                 |                    |                                       |                        |              |
| 3                                                       |                  |                 |                    |                                       |                        |              |
| 4                                                       |                  |                 |                    |                                       |                        |              |
| 5                                                       |                  |                 |                    |                                       |                        |              |

| SOIL BORING NUMBER <u>          </u> SURFACE EVALUATION |                  |                 |                    |                                       |                        |              |
|---------------------------------------------------------|------------------|-----------------|--------------------|---------------------------------------|------------------------|--------------|
| Depth<br>(Feet)                                         | Texture<br>Class | Soil<br>Texture | Gravel<br>Analysis | Drainage<br>(Mottles/<br>Water Table) | Restrictive<br>Horizon | Observations |
| 0                                                       | SAME             |                 | AS                 |                                       | ABOVE                  |              |
| 1                                                       |                  |                 |                    |                                       |                        |              |
| 2                                                       |                  |                 |                    |                                       |                        |              |
| 3                                                       |                  |                 |                    |                                       |                        |              |
| 4                                                       |                  |                 |                    |                                       |                        |              |
| 5                                                       |                  |                 |                    |                                       |                        |              |

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

  
Greg W. Johnson, P.E. 67587-F2585, S.E. 11561

04/14/2025  
Date



# OSSF SOIL EVALUATION REPORT INFORMATION

Date: April 15, 2025

## **Applicant Information:**

Name: AARON & KIM CORNELIUS  
Address: 1371 DEEP WATER DRIVE  
City: SPRING BRANCH State: TEXAS  
Zip Code: 78070 Phone: (910) 229-7105

## **Site Evaluator Information:**

Name: Greg W. Johnson, P.E., R.S., S.E. 11561  
Address: 170 Hollow Oak  
City: New Braunfels State: Texas  
Zip Code: 78132 Phone & Fax (830)905-2778

## **Property Location:**

Lot SEE BELOW Unit 3 Blk 14 Subd. RIVERMONT  
Street Address: 1371 DEEP WATER DRIVE  
City: SPRING BRANCH Zip Code: 78070  
Additional Info.: LOTS 38 & 39

## **Installer Information:**

Name: \_\_\_\_\_  
Company: \_\_\_\_\_  
Address: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_  
Zip Code: \_\_\_\_\_ Phone \_\_\_\_\_

**Topography:** Slope within proposed disposal area: 1 %

Presence of 100 yr. Flood Zone:

YES \_\_\_\_\_ NO X

Existing or proposed water well in nearby area.

YES X NO \_\_\_\_\_ >100' (EXISTING)

Presence of adjacent ponds, streams, water impoundments

YES \_\_\_\_\_ NO X

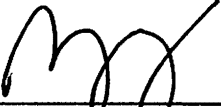
Presence of upper water shed

YES \_\_\_\_\_ NO X

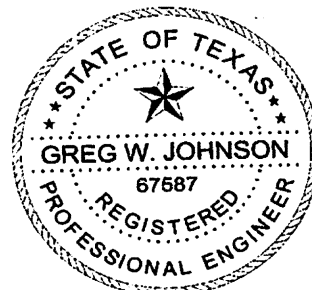
Organized sewage service available to lot

YES \_\_\_\_\_ NO X

I HAVE PERFORMED A THOROUGH INVESTIGATION BEING A REGISTERED PROFESSIONAL ENGINEER AND SITE EVALUATOR IN ACCORDANCE WITH CHAPTER 285, SUBCHAPTER D, §285.30, & §285.40 (REGARDING RECHARGE FEATURES), TEXAS COMMISSION OF ENVIRONMENTAL QUALITY (EFFECTIVE DECEMBER 29, 2016).

  
\_\_\_\_\_  
GREG W. JOHNSON, P.E. 67587 - S.E. 11561

04/15/25  
\_\_\_\_\_  
DATE



**FIRM #2585**

**AEROBIC TREATMENT  
DRIP TUBING SYSTEM  
DESIGNED FOR:  
AARON & KIM CORNELIUS  
1371 DEEP WATER DR  
SPRING BRANCH, TEXAS 78070**

**SITE DESCRIPTION:**

Located in Rivermont Unit 3, 38 & 39, at 1371 Deep Water, the septic system will serve an existing four bedroom residence (2950sf.) & new two bedroom (1100 sf) detached living, situated in an area with shallow Type III soil as described in the Soil Evaluation Report. Native grasses, oak, and Mountain Cedar trees were found throughout this property. An aerobic treatment plant utilizing drip irrigation was chosen as the most appropriate system to serve the conditions on this lot.

**PROPOSED SYSTEM:**

A 3 or 4-inch SCH-40 pipe discharges from the residence into a Aeries Model D-840 gpd aerobic plant containing a 552-gallon pretreatment tank, an aerobic treatment plant, and a 916-gallon pump chamber containing a (0.5 HP FPS E-Series-20FE05P4-2W115) well pump. The well pump is activated by a time controller allowing the distribution ten times per day with an 6 minute run time with float setting at 420 gallons. A high level audible and visual alarm will activate should the pump fail. Distribution is through a self flushing 100 micron disc filter then through a 1" SCH-40 manifold to a 3500 sf. drip tubing field, with *Netifim Bioline* drip lines set approximately two feet apart with *0.61 gph* emitters set every two feet, as per the attached schematic. A pressure regulator Model PMR30MF installed in the pump tank on the manifold to the field will maintain pressure at 30 psi. One inch vacuum breakers will be installed at the highest point in the pressure and return manifold. A 1" SCH-40 return line is installed to continuously flush the system to the pump tank by throttling a 1" ball valve. Solids caught in the disc filter are flushed each cycle back to the trash tank. Vacuum breakers installed at the highest point on each manifold will prevent siphoning of effluent from higher to lower parts of the field. Prior to installing drip tubing the entire field area will be scarified and built up with 4" of a Type II or III soil. Drip tubing laid and be capped with 6" of Type II or Type III soil (**NOT SAND**). The field area will be sodded with a hearty grass prior to system startup.

**Risers are required on tank inspection ports as per 30 TAC 285.38 (9/1/2023). This includes access limitation (<65lbs lid or hardware secured lid), inspection and cleanout ports shall have risers over the port openings which extend to a minimum of two inches above grade. A secondary plug, cap, or other suitable restraint system shall be provided below the riser cap to prevent tank entry if the cap is unknowingly damaged or removed.**

**DESIGN SPECIFICATIONS:**

Daily waste flow: 420 gpd (Table III)

Pretreatment tank size: 552 Gal

Plant Size: Aeries D840 gpd (TCEQ Approved)

Pump tank size: 916 Gal

Reserve capacity after High Level: 140 Gal (1/3 day Req'd)

Application Rate:  $R_a = 0.2 \text{ gal/sf}$

Total absorption area:  $Q/R_a = 420 \text{ GPD}/0.20 = 2100 \text{ sf.}$  (Actual 3500 sf.)

Total linear feet drip tubing: 1750' *Netifim Bioline* drip tubing .61 GPH

Pump requirement: 875 emitters @ .61 gph @ 20 psi = 8.896 gpm

Pump Requirement (cont.): (0.5 HP FPS E-Series-20FE05P4-2W115)

MINIMUM SCOUR VELOCITY (MSV) > 2 FPS

IN DRIP TUBING W/ NOM. DIA. 0.55" ID

$$\text{MSV} = 2 \text{ FPS } (\Pi d^{1/2})/4 * 7.48 \text{ gal/cf} * 60 \text{ sec/min}$$

$$\text{MSV} = 2(3.14159((.55/12)^{1/2})/4) * 7.48 * 60$$

$$\text{MSV} = 1.5 \text{ gpm PER LINE} * 5 \text{ LINES} = 7.5 \text{ GPM MIN FLOW RATE}$$

IN RETURN MANIFOLD W/ NOM. DIA 1.049" ID

$$\text{MSV} = 2 \text{ FPS } (\Pi d^{1/2})/4 * 7.48 \text{ gal/cf} * 60 \text{ sec/min}$$

$$\text{MSV} = 2(3.14159((1.049/12)^{1/2})/4) * 7.48 * 60$$

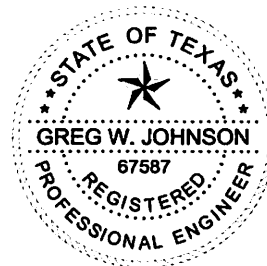
$$\text{MSV} = 5.4 \text{ GPM}$$

**PIPE AND FITTINGS:**

All pipes and fittings in this drip tubing system shall be 1" schedule 40 PVC. All joints shall be sealed with approved solvent-type PVC cement. Clipper type cutters are recommended to prevent PVC burrs during cutting of pipes causing possible plugging.

Designed in accordance with Chapter 285, Subchapter D, §285.30 and §285.40 Texas Commission On Environmental Quality. (Effective December 29, 2016)

 04/15/25  
Greg W. Johnson, P.E. No. 67587 F# 2585  
170 Hollow Oak  
New Braunfels, Texas 78132  
830/905-2778



#118602

Received

Brandon Mark Olvera

10/27/2025 12:09:46 PM



INSTALL 3500sf OF FIELD USING 1750' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEAN OUTS

\*\*USE SCH-40 OR SDR-26 TO TANK

NOTE:  
EXISTING SEPTIC TANK TO BE PUMPED, CRUSHED AND BACK FILLED.  
EXISTING SEPTIC SYSTEM TO BE ABANDONED

X= TEST HOLE

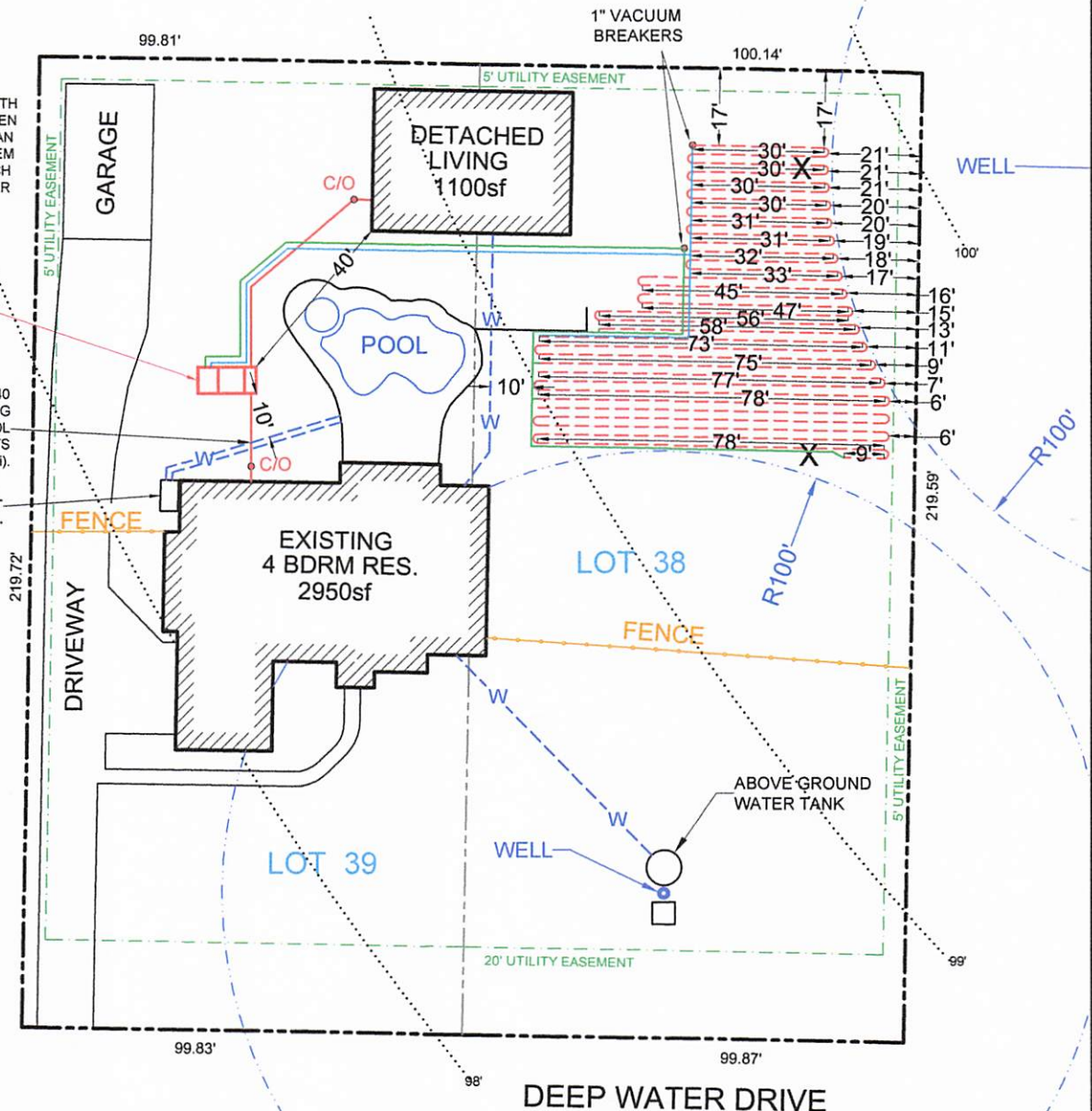
NOTE:  
SLEEVE WATER LINE WITH 2"-SCH-40 PVC PIPE WHEN ENTERING CLOSER THAN 10' FROM SEPTIC SYSTEM OR SEPTIC FIELD WHICH MEETS TAC 30 CHAPTER 290.44(e)(B)(i).

AERIS D-840  
AEROBIC  
TREATMENT  
PLANT

SLEEVE SEPTIC TITE WITH SCH-40 PVC PIPE WHEN ENTERING CLOSER THAN 10' FROM POOL WATER LINES WHICH MEETS TAC 30 CHAPTER 290.44(e)(B)(i).

POOL  
EQUIP.

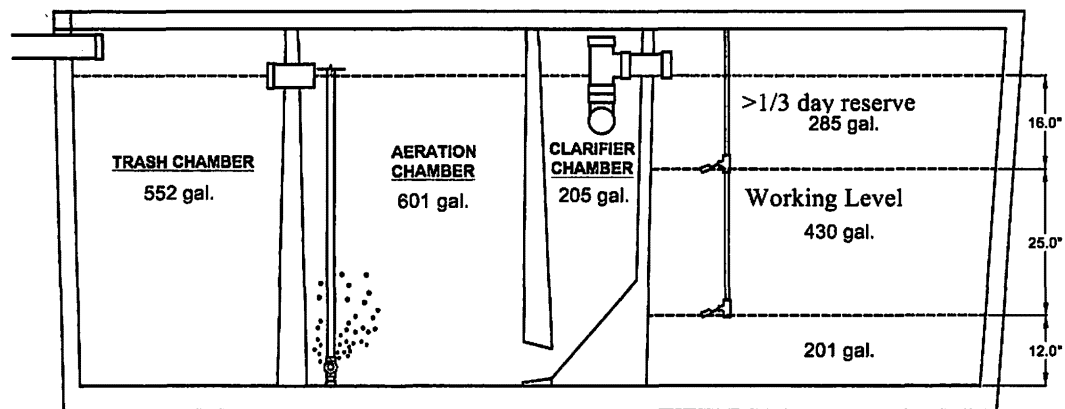
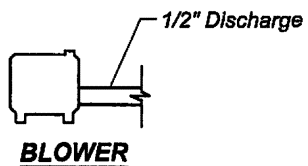
NOTE:  
NO OSSF SYSTEM  
CAN BE INSTALLED  
ON THE SAME  
PROPERTY AS THE  
SINGLE FAMILY  
DWELLING, DUE TO  
PLACEMENT OF  
HOUSE AND SIZE OF  
LOT. AARON & KIM  
CORNELIUS OWNS  
BOTH PROPERTIES.



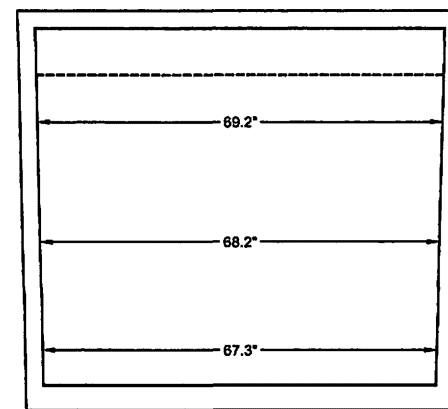
DEEP WATER DRIVE



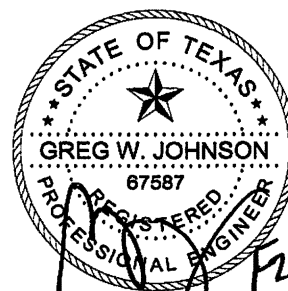
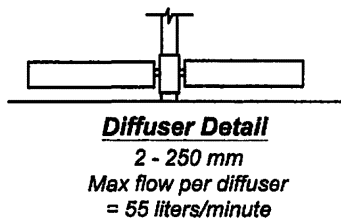
|                                             |  |  |                       |                 |                          |              |
|---------------------------------------------|--|--|-----------------------|-----------------|--------------------------|--------------|
| OWNER: AARON & KIM CORNELIUS                |  |  |                       |                 | DRAWN BY: EJS III        |              |
| STREET ADDRESS: 1371 DEEP WATER DRIVE       |  |  |                       |                 |                          |              |
| LEGAL DESC: RIVERMONT                       |  |  | UNIT/SECTION/PHASE: 3 |                 | BLOCK: 14                | LOT: 38 & 39 |
| PREPARED BY: GREG W. JOHNSON, P.E. F#002585 |  |  | SCALE: 1"=40'         | DATE: 4/15/2025 | 3rd REVISION: 10/23/2025 |              |



**SIDE SECTION VIEW**  
SCALE: 1' = 3/8"



**END SECTION VIEW**  
SCALE: 1' = 3/8"



*67587  
04/15/25*

Title:

Model D-840  
Night Time Pumping

Company Name:

Aeris Aerobics

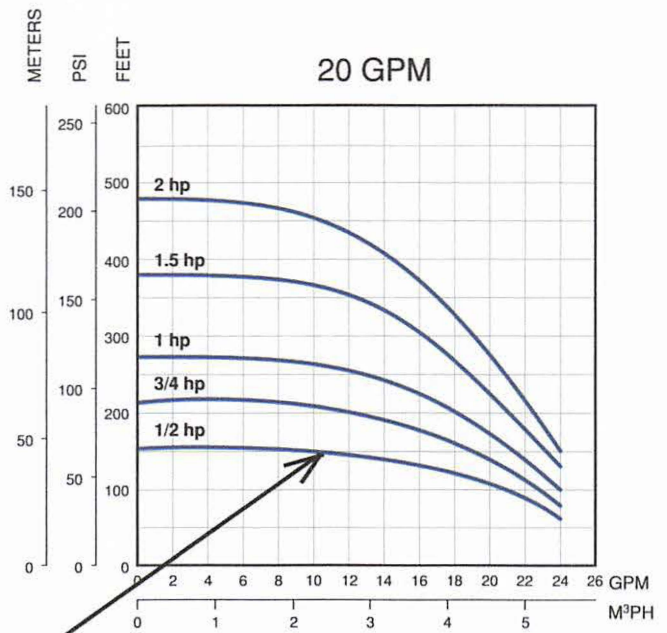
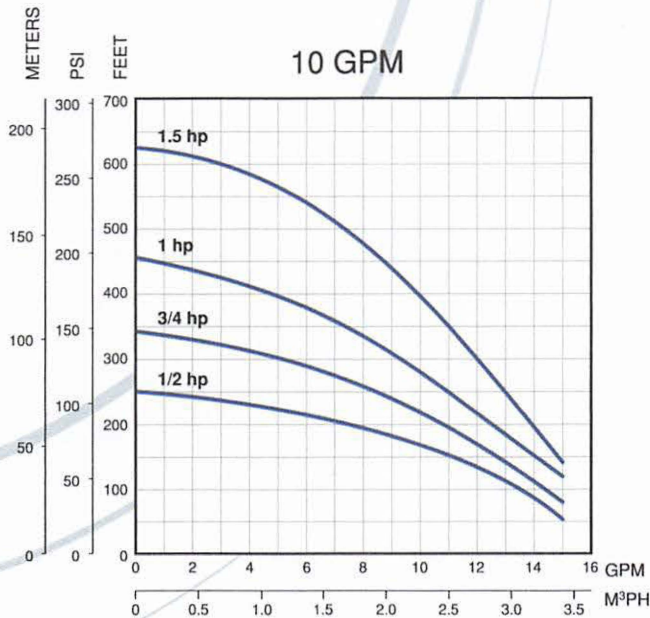
Date:

5-8-2014



# Environmental Series Pumps

## Thermoplastic Performance



## Thermoplastic Units Ordering Information

### 1/2 - 1.5 HP Single-Phase Units

| Order No. | Model          | GPM | HP  | Volt | Wire | Wt. |
|-----------|----------------|-----|-----|------|------|-----|
| 94741005  | 10FE05P4-2W115 | 10  | 1/2 | 115  | 2    | 24  |
| 94741010  | 10FE05P4-2W230 | 10  | 1/2 | 230  | 2    | 24  |
| 94741015  | 10FE07P4-2W230 | 10  | 3/4 | 230  | 2    | 28  |
| 94741020  | 10FE1P4-2W230  | 10  | 1   | 230  | 2    | 31  |
| 94741025  | 10FE15P4-2W230 | 10  | 1.5 | 230  | 2    | 46  |
| 94742005  | 20FE05P4-2W115 | 20  | 1/2 | 115  | 2    | 25  |
| 94742010  | 20FE05P4-2W230 | 20  | 1/2 | 230  | 2    | 25  |
| 94742015  | 20FE07P4-2W230 | 20  | 3/4 | 230  | 2    | 28  |
| 94742020  | 20FE1P4-2W230  | 20  | 1   | 230  | 2    | 31  |
| 94742025  | 20FE15P4-2W230 | 20  | 1.5 | 230  | 2    | 40  |

### Thermoplastic 1/2 - 2 HP Pump Ends

| Order No. | Model       | GPM | HP  | Volt | Wire | Wt. |
|-----------|-------------|-----|-----|------|------|-----|
| 94751005  | 10FE05P4-PE | 10  | 1/2 | N/A  | N/A  | 6   |
| 94751010  | 10FE07P4-PE | 10  | 3/4 | N/A  | N/A  | 7   |
| 94751015  | 10FE1P4-PE  | 10  | 1   | N/A  | N/A  | 8   |
| 94751020  | 10FE15P4-PE | 10  | 1.5 | N/A  | N/A  | 12  |
| 94752005  | 20FE05P4-PE | 20  | 1/2 | N/A  | N/A  | 6   |
| 94752010  | 20FE07P4-PE | 20  | 3/4 | N/A  | N/A  | 7   |
| 94752015  | 20FE1P4-PE  | 20  | 1   | N/A  | N/A  | 8   |
| 94752020  | 20FE15P4-PE | 20  | 1.5 | N/A  | N/A  | 10  |
| 94752025  | 20FE2P4-PE  | 20  | 2   | N/A  | N/A  | 11  |

# Arkal 1" Super Filter

Catalog No. 1102 0 \_ \_ \_

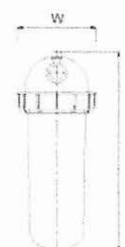
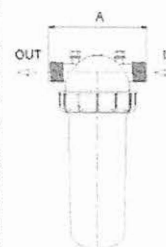
## Features

- ♦ A "T" shaped filter with two 1" male threads.
- ♦ A "T" volume filter for in-line installation on 1" pipelines.
- ♦ The filter prevents clogging due to its enlarged filtering area that collects sediments and particles.
- ♦ Manufactured entirely from fiber reinforced plastic.
- ♦ A cylindrical column of grooved discs constitutes the filter element.
- ♦ Spring keeps the discs compressed.
- ♦ Screw-on filter cover.
- ♦ Filter discs are available in various filtration grades.



## Technical Data

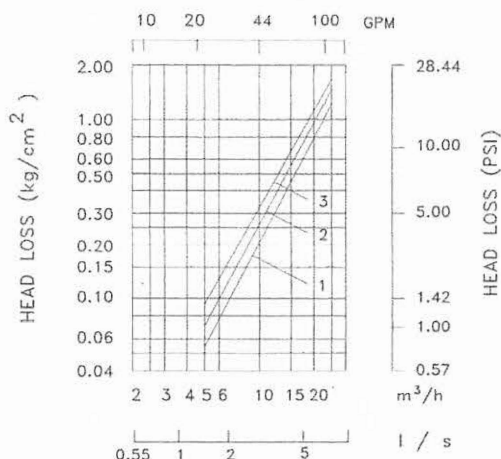
| Inlet/outlet diameter              | 1" BSPT (male)                  | 1" NPT (male)        |
|------------------------------------|---------------------------------|----------------------|
|                                    | 25.0 mm – nominal diameter      |                      |
|                                    | 33.6 mm – pipe diameter (O. D.) |                      |
| Maximum pressure                   | 10 atm                          | 145 psi              |
| Maximum flow rate                  | 8 m <sup>3</sup> /h (1.7 l/sec) | 35 gpm               |
| General filtration area            | 500 cm <sup>2</sup>             | 77.5 in <sup>2</sup> |
| Filtration volume                  | 600 cm <sup>3</sup>             | 37 in <sup>3</sup>   |
| Filter length L                    | 340 mm                          | 13 13/32"            |
| Filter width W                     | 130 mm                          | 5 3/32"              |
| Distance between end connections A | 158 mm                          | 6 7/32"              |
| Weight                             | 1.420 kg                        | 3.13 lbs.            |
| Maximum temperature                | 70° C                           | 158 °F               |
| pH                                 | 5-11                            | 5-11                 |



## Filtration Grades

- Blue (400 micron / 40 mesh)
- Yellow (200 micron / 80 mesh)
- Red (130 micron / 120 mesh)
- Black (100 micron / 140 mesh)
- Green (55 micron)

## Head Loss Chart



# PMR-MF

## PRESSURE-MASTER REGULATOR - MEDIUM FLOW

### Specifications

The pressure regulator shall be capable of operating at a constant, factory preset, non-adjustable outlet pressure of 6, 10, 12, 15, 20, 25, 30, 35, 40, 50, or 60 PSI (0.41, 0.69, 0.83, 1.03, 1.38, 1.72, 2.07, 2.41, 2.76, 3.45, or 4.14 bar) with a flow range between:

- 4 - 16 GPM (909 - 3634 L/hr) for 6 - 10 PSI models or
- 2 - 20 GPM (454 - 4542 L/hr) for 12 - 60 PSI models.

The pressure regulator shall maintain the nominal pressure at a minimum of 5 PSI (0.34 bar) above model inlet pressure and a maximum of 80 PSI (5.52 bar) above nominal model pressure\*. Refer to the PRU performance curve to establish specific outlet pressures based on relative inlet pressure and flow rate. Always install downstream from all shut off valves. Recommended for outdoor use only. Not NSF certified.

All pressure regulator models shall be equipped with one of these inlet-x-outlet configurations:

#### Inlet

- ¾-inch Female National Pipe Thread (FNPT)
- 1-inch Female National Pipe Thread (FNPT)
- 1-inch Female British Standard Pipe Thread (FBSPT)

#### Outlet

- ¾-inch Female National Pipe Thread (FNPT)
- 1-inch Female National Pipe Thread (FNPT)
- 1-inch Female British Standard Pipe Thread (FBSPT)

The upper housing, lower housing, and internal molded parts shall be of engineering-grade thermoplastics with internal elastomeric seals and a reinforced elastomeric diaphragm. Regulation shall be accomplished by a fixed stainless steel compression spring, which shall be enclosed in a chamber isolated from the normal water passage.

Outlet pressure and flow shall be clearly marked on each regulator.

The pressure regulator shall carry a two-year manufacturer's warranty on materials, workmanship, and performance. Each pressure regulator shall be water tested for accuracy before departing the manufacturing facility.

The pressure regulator shall be manufactured by Senninger Irrigation in Clermont, Florida. Senninger is a Hunter Industries Company.

### Physical

#### ¾" FNPT x ¾" FNPT model (shown on right)

- Overall Length 5.2 inches (13.1 cm)
- Overall Width 2.5 inches (6.4 cm)

#### 1" FNPT x 1" FNPT model

#### 1" FBSPT x 1" FBSPT model

- Overall Length 5.8 inches (14.6 cm)
- Overall Width 2.5 inches (6.4 cm)



\* Please consult factory for applications outside of recommended guidelines.





# PMR-MF

## PRESSURE-MASTER REGULATOR - MEDIUM FLOW

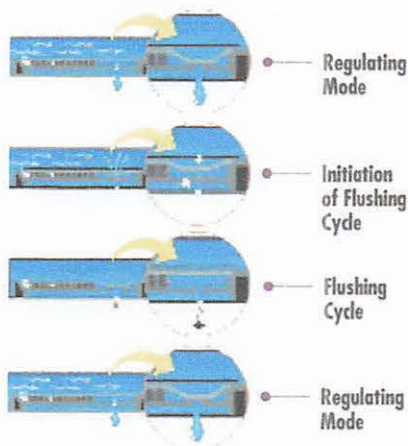
### Model Numbers

| Model #   | Flow Range                      | Preset Operating Pressure | Maximum Inlet Pressure |
|-----------|---------------------------------|---------------------------|------------------------|
| PMR-6 MF  | 4 - 16 GPM<br>(909 - 3634 L/hr) | 6 PSI<br>(0.41 bar)       | 80 psi<br>(5.51 bar)   |
| PMR-10 MF | 4 - 16 GPM<br>(909 - 3634 L/hr) | 10 PSI<br>(0.69 bar)      | 90 psi<br>(6.20 bar)   |
| PMR-12 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 12 PSI<br>(0.83 bar)      | 90 psi<br>(6.20 bar)   |
| PMR-15 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 15 PSI<br>(1.03 bar)      | 95 psi<br>(6.55 bar)   |
| PMR-20 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 20 PSI<br>(1.38 bar)      | 100 psi<br>(6.89 bar)  |
| PMR-25 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 25 PSI<br>(1.72 bar)      | 105 psi<br>(7.24 bar)  |
| PMR-30 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 30 PSI<br>(2.07 bar)      | 110 psi<br>(7.58 bar)  |
| PMR-35 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 35 PSI<br>(2.41 bar)      | 115 psi<br>(7.93 bar)  |
| PMR-40 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 40 PSI<br>(2.76 bar)      | 120 psi<br>(8.27 bar)  |
| PMR-50 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 50 PSI<br>(3.45 bar)      | 130 psi<br>(8.96 bar)  |
| PMR-60 MF | 2 - 20 GPM<br>(454 - 4542 L/hr) | 60 PSI<br>(4.14 bar)      | 140 psi<br>(9.65 bar)  |



## Bioline® Dripperline

### Pressure Compensating Dripperline for Wastewater



Bioline's Self-Cleaning, Pressure Compensating Dripper is a fully self-contained unit molded to the interior wall of the dripper tubing.

As shown at left, Bioline is continuously self-cleaning during operation, not just at the beginning and end of a cycle. The result is dependable, clog free operation, year after year.



### Product Advantages

#### The Proven Performer

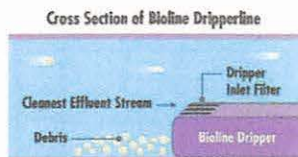
- Tens of millions of feet used in wastewater today.
- Bioline is permitted in every state allowing drip disposal.
- Backed by the largest, most quality-driven manufacturer of drip products in the U.S.
- Preferred choice of major wastewater designers and regulators.
- Proven track record of success for many years of hard use in wastewater applications.

#### Quality Manufacturing with Specifications Designed to Meet Your Needs

- Pressure compensating drippers assure the highest application uniformity - even on sloped or rolling terrain.
- Excellent uniformity with runs of 400 feet or more - reducing installation costs.
- Highest quality-control standards in the industry: Cv of 0.25 (coefficient of manufacturer's variation).
- A selection of flows and spacings to satisfy the designer's demand for almost any application rate.

#### Long-Term Reliability

- Protection against plugging:
  - Dripper inlet raised 0.27" above wall of tubing to prevent sediment from entering dripper.
  - Drippers impregnated with Vinyzene to prevent buildup of microbial slime.
  - Unique self-flushing mechanism passes small particles before they can build up.



#### Root Safe

- A physical barrier on each Bioline dripper helps prevent root intrusion.
- Protection never wears out - never depletes - releases nothing to the environment.
- Working reliably for up to 15 years in subsurface wastewater installations.
- Additional security of chemical root inhibition with Techfilter - supplies Trifluralin to the entire system, effectively inhibiting root growth to the dripper outlets.



### Applications

- For domestic strength wastewater disposal.
- Installed following a treatment process.
- Can be successfully used on straight septic effluent with proper design, filtration and operation.
- Suitable for reuse applications using municipally treated effluent designated for irrigation water.

### Specifications

Wall thickness (mil): 45\*

Nominal flow rates (GPH): .4, .6, .9\*

Common spacings: 12", 18", 24"\*

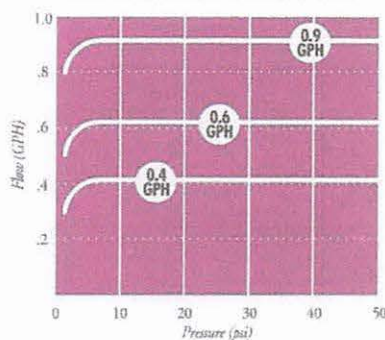
Recommended filtration: 120 mesh

Inside diameter: .570\*

Color: Purple tubing indicates non-potable source

\*Additional flows, spacings, and pipe sizes available by request. Please contact Netafim USA Customer Service for details.

BIOLINE Flow Rate vs. Pressure



**NETAFIM USA**  
 5470 E. Home Ave. • Fresno, CA 93727  
 888.638.2346 • 559.453.6800  
 FAX 800.695.4753  
[www.netafimusa.com](http://www.netafimusa.com)

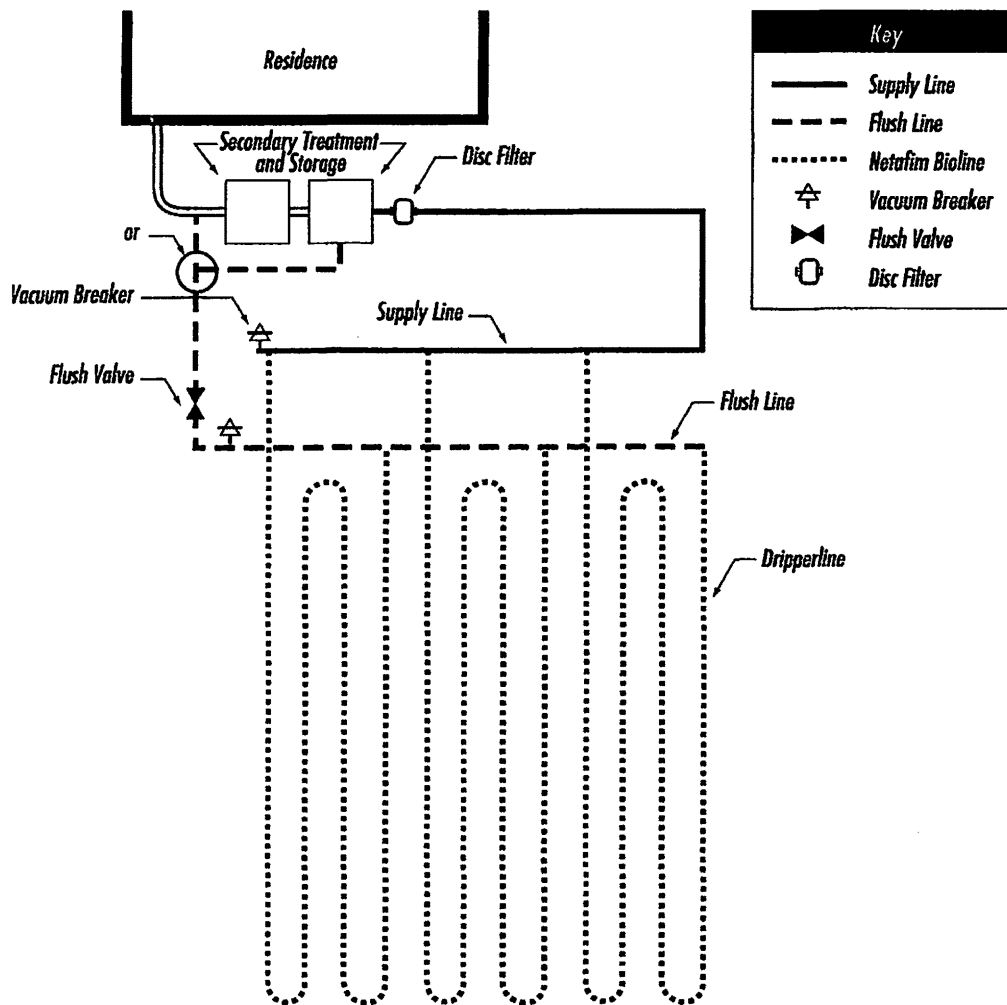
# NETAFIM WASTEWATER DISPERSAL SYSTEM DESIGN GUIDE

## SAMPLE DESIGNS

### SINGLE TRENCH LAYOUT

Rectangular field with supply and flush manifold on same side and in same trench;

- Locate supply and flush manifold in same trench
- Dripperlines are looped at the end opposite the supply and flush manifolds
- The longest Bioline length should not exceed 400 ft. Drip fields 200 ft. in length might loop the Bioline once; drip dispersal fields under 100 ft. might be looped twice, as illustrated



Neighbor - Rt

## STATE OF TEXAS WELL REPORT for Tracking #360418

|                |                                                    |               |                          |
|----------------|----------------------------------------------------|---------------|--------------------------|
| Owner:         | Boots Field c/o Field Construction                 | Owner Well #: | No Data                  |
| Address:       | 1411 Deep Water<br>Spring Branch, TX 78070         | Grid #:       | 68-13-2                  |
| Well Location: | 1411 Deep Water<br>Spring Branch, TX 78070 Lot 15R | Latitude:     | 29° 51' 35" N            |
|                |                                                    | Longitude:    | 098° 27' 14" W           |
| Well County:   | Comal                                              | Elevation:    | 1135 ft. above sea level |
| Type of Work:  | New Well                                           | Proposed Use: | Domestic                 |

Drilling Start Date: 4/15/2014      Drilling End Date: 4/15/2014

|           | Diameter (in.) | Top Depth (ft.) | Bottom Depth (ft.) |
|-----------|----------------|-----------------|--------------------|
| Borehole: | 9              | 0               | 560                |

Drilling Method: Air Rotary

Borehole Completion: Open Hole

|                    | Top Depth (ft.) | Bottom Depth (ft.) | Description (number of sacks & material) |
|--------------------|-----------------|--------------------|------------------------------------------|
| Annular Seal Data: | 0               | 300                | 32 sacks cement                          |

Seal Method: Pressure

Sealed By: Driller

Distance to Property Line (ft.): No Data

Distance to Septic Field or other  
concentrated contamination (ft.): 150

Distance to Septic Tank (ft.): No Data

Method of Verification: Estimated

Surface Completion: Surface Slab Installed

|               |                                     |                     |         |
|---------------|-------------------------------------|---------------------|---------|
| Water Level:  | 390 GPM artesian flow on 2014-04-15 | Measurement Method: | Unknown |
| Packers:      | 1 packer = 0 - 300'                 |                     |         |
| Type of Pump: | Submersible                         |                     |         |
| Well Tests:   | Estimated                           | Yield:              | 2-4 GPM |

|                |                                                                                                   |                   |
|----------------|---------------------------------------------------------------------------------------------------|-------------------|
|                | <i>Strata Depth (ft.)</i>                                                                         | <i>Water Type</i> |
| Water Quality: | <b>No Data</b>                                                                                    | <b>No Data</b>    |
|                | Chemical Analysis Made: <b>No</b>                                                                 |                   |
|                | Did the driller knowingly penetrate any strata which contained injurious constituents?: <b>No</b> |                   |

Certification Data: The driller certified that the driller drilled this well (or the well was drilled under the driller's direct supervision) and that each and all of the statements herein are true and correct. The driller understood that failure to complete the required items will result in the report(s) being returned for completion and resubmittal.

Company Information: **TR Drilling & Service LLC**  
**PO Box 733**  
**Boerne, TX 78006**

Driller Name: **Billy Todd Moore** License Number: **2901**

Comments: **No Data**

**Lithology:**  
**DESCRIPTION & COLOR OF FORMATION MATERIAL**

**Casing:**  
**BLANK PIPE & WELL SCREEN DATA**

| <i>Top (ft.)</i> | <i>Bottom (ft.)</i> | <i>Description</i>                        |
|------------------|---------------------|-------------------------------------------|
| <b>0</b>         | <b>80</b>           | <b>White &amp; Orange Rock</b>            |
| <b>80</b>        | <b>100</b>          | <b>Grey Shale</b>                         |
| <b>100</b>       | <b>120</b>          | <b>Orange Clay</b>                        |
| <b>120</b>       | <b>140</b>          | <b>Grey Shale</b>                         |
| <b>140</b>       | <b>170</b>          | <b>White Limestone</b>                    |
| <b>170</b>       | <b>300</b>          | <b>Grey w/Shale</b>                       |
| <b>300</b>       | <b>340</b>          | <b>Grey</b>                               |
| <b>340</b>       | <b>380</b>          | <b>Light Grey Limestone w/Tan</b>         |
| <b>380</b>       | <b>400</b>          | <b>Grey w/Red Specks</b>                  |
| <b>400</b>       | <b>420</b>          | <b>Light Grey with Pink Rocks</b>         |
| <b>420</b>       | <b>440</b>          | <b>Pink, Grey, White, Green, Red</b>      |
| <b>440</b>       | <b>480</b>          | <b>Pink &amp; White</b>                   |
| <b>480</b>       | <b>545</b>          | <b>Pink, Purple, Gold, White</b>          |
| <b>545</b>       | <b>560</b>          | <b>Gold, Yellow, Orange, Brown w/Clay</b> |

| <i>Dia. (in.)</i> | <i>New/Used</i> | <i>Type</i>              | <i>Setting From/To (ft.)</i> |
|-------------------|-----------------|--------------------------|------------------------------|
| <b>4.5</b>        | <b>N</b>        | <b>SDR 17 PVC</b>        | <b>0 - 480</b>               |
| <b>4.5</b>        | <b>N</b>        | <b>SDR 17 PVC Screen</b> | <b>480-540 .032</b>          |
| <b>4.5</b>        | <b>N</b>        | <b>SDR 17 PVC</b>        | <b>540 - 560</b>             |

---

**IMPORTANT NOTICE FOR PERSONS HAVING WELLS DRILLED CONCERNING CONFIDENTIALITY**

TEX. OCC. CODE Title 12, Chapter 1901.251, authorizes the owner (owner or the person for whom the well was drilled) to keep information in Well Reports confidential. The Department shall hold the contents of the well log confidential and not a matter of public record if it receives, by certified mail, a written request to do so from the owner.

Please include the report's Tracking Number on your written request.

**Texas Department of Licensing and Regulation  
P.O. Box 12157  
Austin, TX 78711  
(512) 334-5540**



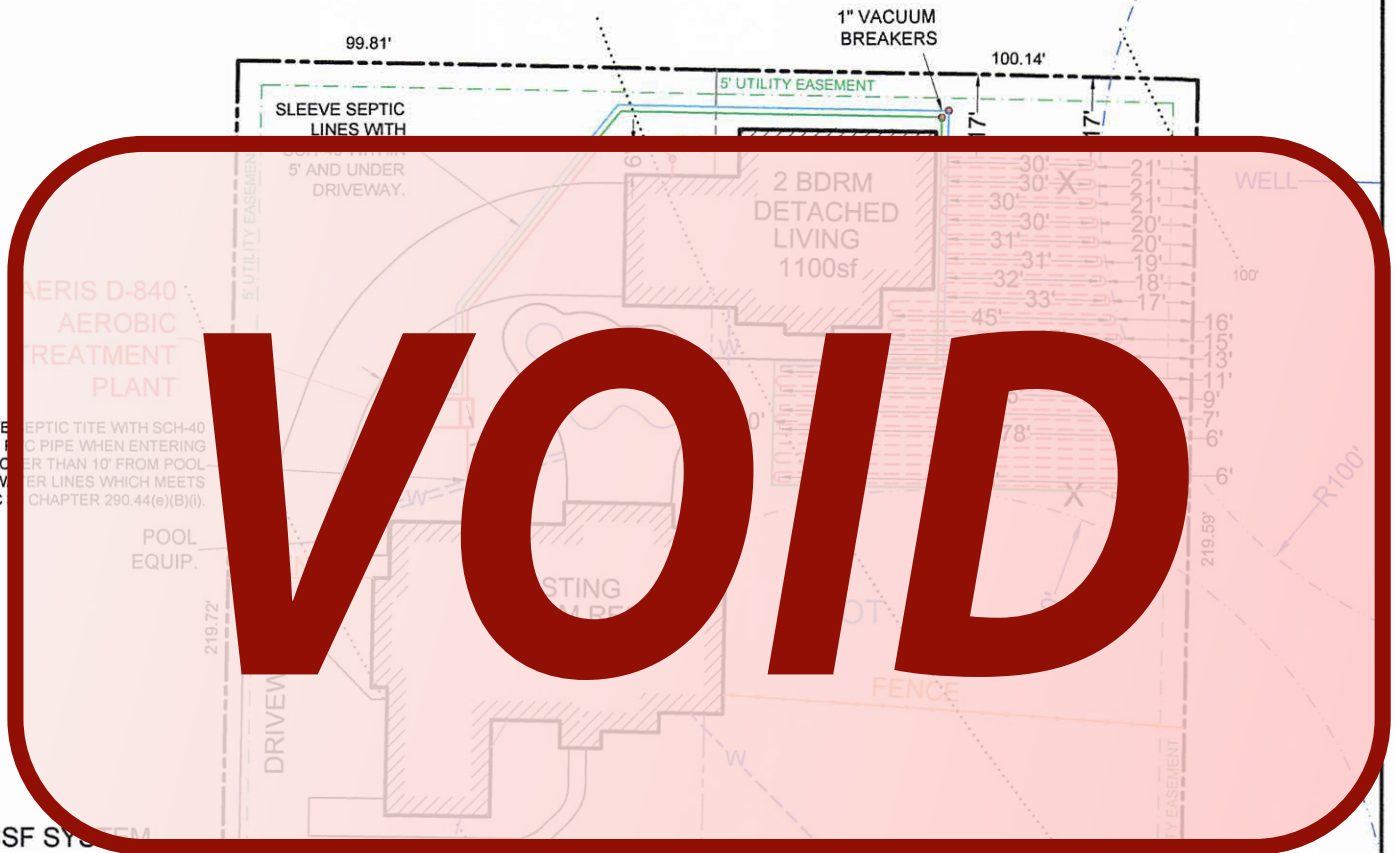
INSTALL 3500sf OF FIELD USING 1750' OF DRIP TUBING. THERE SHALL BE NO PARKING, DRIVING OR STORAGE ON THE SEPTIC FIELD AT ANY TIME FOR ANY REASON.

\*USE TWO WAY CLEAN OUTS

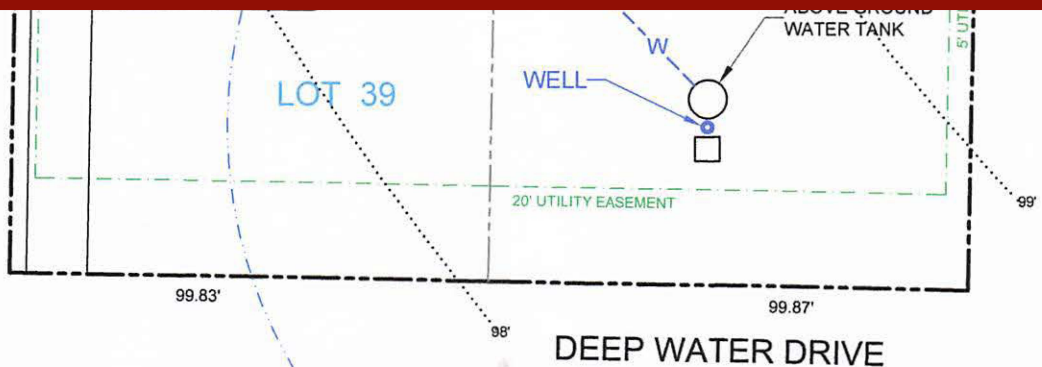
\*\*USE SCH-40 OR SDR-26 TO TANK

X= TEST HOLE

NOTE:  
EXISTING SEPTIC TANK TO BE PUMPED, CRUSHED AND BACK FILLED.  
EXISTING SEPTIC SYSTEM TO BE ABANDONED



NOTE:  
NO OSSF SYSTEM CAN BE INSTALLED ON THE SAME PROPERTY AS THE SINGLE FAMILY DWELLING, DUE TO PLACEMENT OF HOUSE AND SIZE OF LOT. AARON & KIM CORNELIUS OWNS BOTH PROPERTIES.



|                                             |                       |                   |                         |
|---------------------------------------------|-----------------------|-------------------|-------------------------|
| OWNER: AARON & KIM CORNELIUS                |                       | DRAWN BY: EJS III |                         |
| STREET ADDRESS: 1371 DEEP WATER DRIVE       |                       |                   |                         |
| LEGAL DESC: RIVERMONT                       | UNIT/SECTION/PHASE: 3 | BLOCK: 14         | LOT: 38 & 39            |
| PREPARED BY: GREG W. JOHNSON, P.E. F#002585 | SCALE: 1"=40'         | DATE: 4/15/2025   | 2nd REVISION: 4/28/2025 |

CCEO  
COPY



## Comal County

OFFICE OF COMAL COUNTY ENGINEER

### License to Operate

### On-site Sewage Treatment and Disposal Facility

Date Issued: 9/3/2004

Permit Number: 85807

Location Description: Deep Water, Lot # 38 & 39, Spring Branch, TX 78070  
Lot 38/39, Block 14, Rivermont Unit 3 Subdivision

Type of System: Aerobic Treatment with Surface Irrigation Discharge

License issued to: Chris & Angela Gilbert

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.

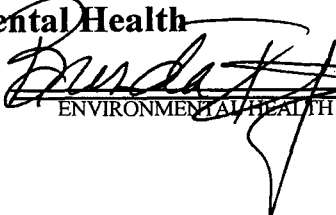
The license grants permission to operate the facility. It does not guarantee successful operation. It is the responsibility of the owner to maintain and operate the facility in a satisfactory manner.

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

  
**OS1722**  
ENVIRONMENTAL HEALTH COORDINATOR

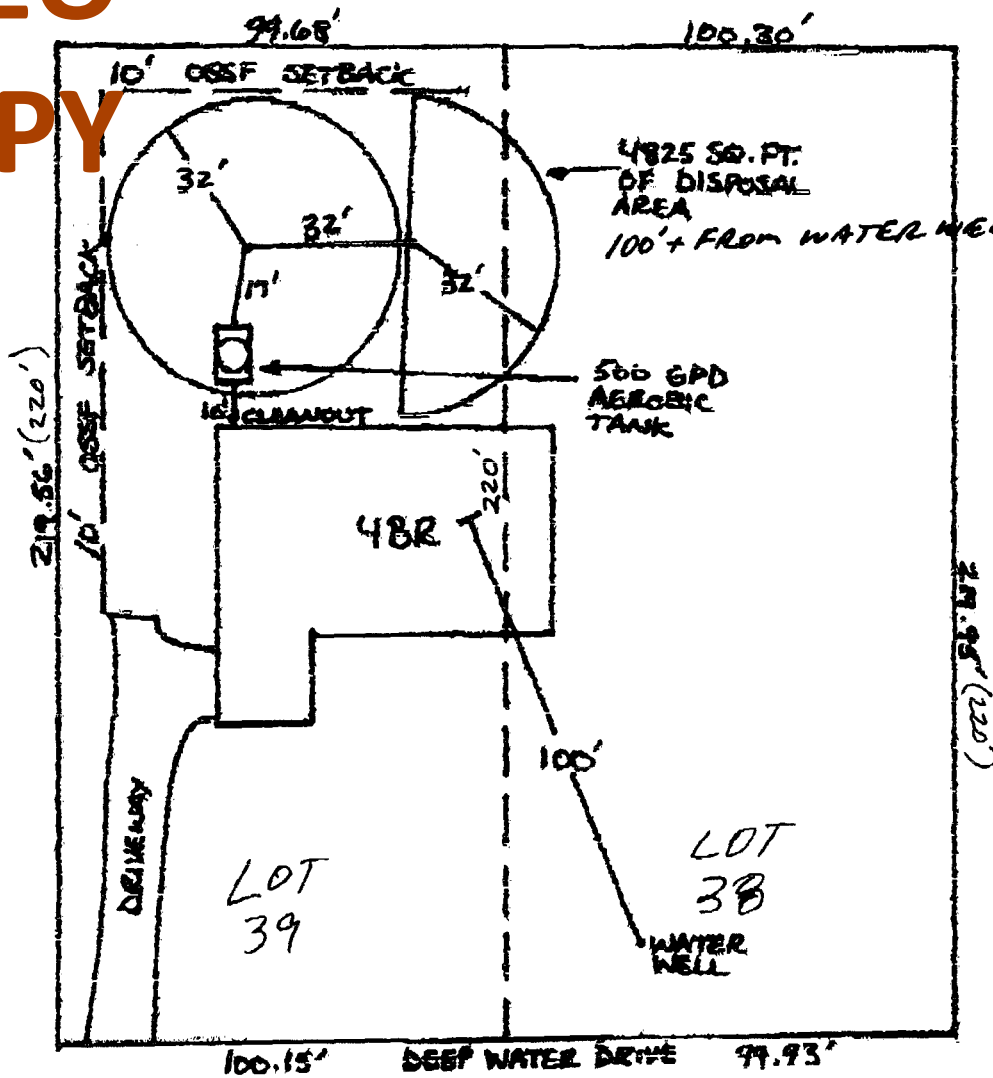
# CCEO COPY

## REVISED #85807

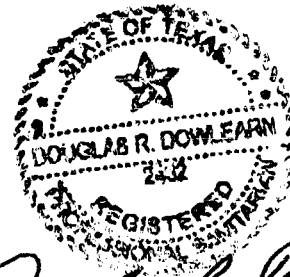
### RECEIVED

### AUG 24 2004

### ENVIRONMENTAL HEALTH



M & R FRAMING INC.  
RIVERMONT  
UNIT 3  
LOT 38 & 39  
1"=40'



*Douglas R. Dowle R.S.*

WARRANTY DEED WITH  
VENDOR'S LIEN



201208027078 08/13/2012 02:56:14 PM 1/2

Independence Title Company  
GF# 1213443-1148A

2/17/12  
NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

LOAN NO. 0341924165

Grantor: CHRIS M. GILBERT AND SPOUSE, ANGELA D. GILBERT

Grantor's Mailing Address:

Grantee: AARON R. CORNELIUS AND SPOUSE, KIMBERLY CORNELIUS

Grantee's Mailing Address: 1371 DEEP WATER DRIVE, SPRING BRANCH, TEXAS 78070

Consideration: TEN AND NO/100—(\$10.00)—DOLLARS and other good and valuable consideration, the receipt of which is hereby acknowledged and confessed;

AND THE FURTHER CONSIDERATION AND DELIVERY of a Note of even date that is in the principal amount of \$300,600.00, and is executed by Grantee, payable to the order of MILITARY FAMILY HOME LOANS, LLC. The Note is secured by a Vendor's Lien (to the extent of \$291,000.00), retained in favor of MILITARY FAMILY HOME LOANS, LLC in this Deed and by a Deed of Trust of even date from AARON R. CORNELIUS AND SPOUSE, KIMBERLY CORNELIUS to CHARLES H. NEWMAN, TRUSTEE(S).

Property (including any improvements):

LOTS 38 AND 39, BLOCK 14, RIVERMONT UNIT NO. 3, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 5, PAGES 67-70, MAP AND PLAT RECORDS, COMAL COUNTY, TEXAS.

Reservations from Conveyance: NONE

Exceptions to Conveyance and Warranty:

THIS CONVEYANCE IS EXECUTED, DELIVERED AND ACCEPTED SUBJECT TO AD VALOREM TAXES FOR THE CURRENT YEAR, ROLLBACK TAXES DUE TO THIS CONVEYANCE OR GRANTEE'S USE OF THE SUBJECT PROPERTY, MAINTENANCE FUND LIENS, ZONING ORDINANCES, UTILITY DISTRICT ASSESSMENTS AND STANDBY FEES, IF ANY, ANY AND ALL VALID UTILITY EASEMENTS CREATED BY THE DEDICATION DEED OR PLAT OF THE SUBDIVISION IN WHICH SAID REAL PROPERTY IS LOCATED, RECORDED EASEMENTS, MINERAL RESERVATIONS AND LEASES, RESTRICTIONS, COVENANTS, CONDITIONS, RIGHTS OF WAY EASEMENTS, IF ANY, AFFECTING THE HEREIN DESCRIBED PROPERTY BUT ONLY TO THE EXTENT THE SAME ARE VALID AND SUBSISTING.

Grantor, for the consideration and subject to the Reservations from Conveyance and Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor hereby binds Grantor and Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and Exceptions to Conveyance and Warranty.

The Vendor's Lien (to the extent of \$291,000.00), against and Superior Title to the property are retained until each note described is fully paid according to its terms, at which time this deed shall become absolute.

The said Vendor's Lien (to the extent of \$291,000.00), and Superior Title herein retained are hereby transferred, assigned, sold and conveyed to MILITARY FAMILY HOME LOANS, LLC, its successors and assigns, the Payee named in said Note, without recourse on Grantor.

When the context requires, singular nouns and pronouns include the plural.

Dated the 10<sup>th</sup> day of August, 2012

[Signature]  
CHRIS M. GILBERT

[Signature]  
ANGELA D. GILBERT

(Acknowledgment)

THE STATE OF TEXAS }  
COUNTY OF SEYD }

This instrument was acknowledged before me on the 10<sup>th</sup> day of August, 2012, by  
CHRIS M. GILBERT AND SPOUSE, ANGELA D. GILBERT.

[Signature]  
Notary Public, State of Texas

Notary's Name (printed):

Notary's commission expires:



(Acknowledgment)

THE STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ }

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_,  
by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public, State of \_\_\_\_\_

Notary's Name (printed):

Notary's commission expires:

**NOTICE:** This document affects your legal rights. Read it carefully before signing.

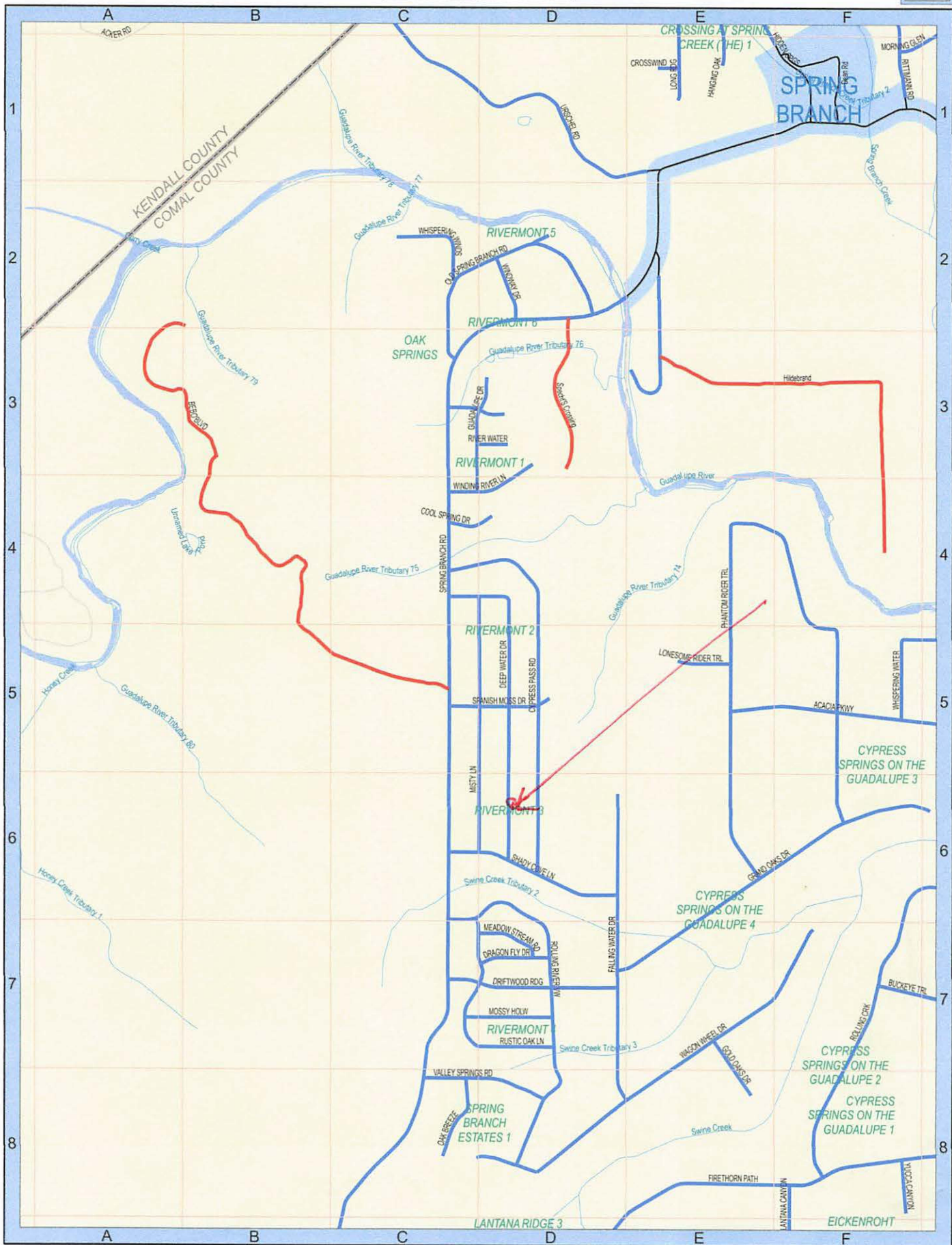
**AFTER RECORDING RETURN TO:**  
AARON R. CORNELIUS  
1371 DEEP WATER DRIVE  
SPRING BRANCH, TEXAS 78070

Filed and Recorded  
Official Public Records  
Joy Streater, County Clerk  
Coral County, Texas  
08/13/2012 02:58:14 PM  
TAMMY 2 Page(s)  
201208027076



[Signature]





SEE PAGE 26



0 1,250 2,500  
Feet

0 0.25 0.5  
Miles