

DIS-ANNEXATION PETITION

RECEIVED

MAY 22 2024

TO THE MAYOR AND GOVERNING BODY OF THE CITY OF BOERNE, TEXAS:

The undersigned owner(s) of the hereinafter described tract of land hereby petition your honorable body to dis-annex the following described territory, to-wit: Chad and Keri Properties LP

(Provide physical address, if available) 33565 IH 10 Boerne TX 78006

(Description by metes and bounds attached)

I/We certify that the above described tract of land is signed and duly acknowledged by each and every person or corporation having an interest in said land.

Chad and Keri Properties, LP
33565 IH 10
Boerne TX 78006

[Signature]
Owner's Signature #1

Chad Carpenter
Owner's Printed Name

226 Margaret Rd
Owner's Mailing Address
Boerne TX 78006

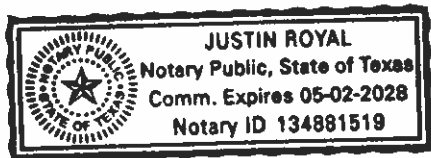
830 456 6993
Owner's Phone No.

THE STATE OF TEXAS #
COUNTY OF KENDALL #

Before me, the undersigned authority, on this day personally appeared Chad Carpenter Known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this 22nd day of May, 2024.

(Seal)



[Signature]
Notary Public in and for the State of Texas
My commission expires: 05-02-2028

Keri Marie Carpenter  
Owner's Signature #2

Keri Marie Carpenter  
Owner's Printed Name

226 Marguardt Rd  
Owner's Mailing Address  
Boerne, TX 78006

830-456-9700  
Owner's Phone No.

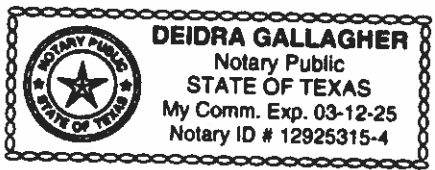
THE STATE OF TEXAS     #  
COUNTY OF KENDALL    #

Before me, the undersigned authority, on this day personally appeared Keri Marie Carpenter  
Known to me to be the person whose name is subscribed to the foregoing instrument and  
acknowledged to me that he/she executed the same for the purposes and consideration therein  
expressed.

Given under my hand and seal of office, this 22nd day of May, 2021

(Seal)

Deidra Gallagher  
Notary Public in and for the State of Texas  
My commission expires: 03-12-2025



**Field Notes  
For A  
0.82 Acre Tract of Land**

Being 0.82 acre of land recorded in Volume 1604, Page 745, Official Records of Kendall County, Texas, and being situated in the John Small Survey No. 183, Abstract No. 441, Kendall County, Texas; said 0.82 acre tract being more particularly described as follows:

**BEGINNING** at a point situated on the southwest right-of-way line of IH-10 West; said point being the common most northerly corner of the said 0.82 acre tract and of a 0.374 acre tract recorded in Volume 1514, Page 146, Official Records of Kendall County, Texas; said point also being the most northerly corner of the tract herein described;

Thence           The following calls along the said southwest right-of-way line:

S 50°58'00" E, 105.80 feet to an angle point;

S 47°05'59" E, 300.55 feet to a point being the common most easterly corner of the said 0.82 acre tract and of an 11.00 acre tract recorded in Volume 411, Page 499, Official Records of Kendall County, Texas; said point also being the most easterly corner of the tract herein described;

Thence           N 89°14'22" W, 42.30 feet departing the said southwest right-of-way line and along the common line between the said 0.82 acre tract and the said 11.00 acre tract to a point being the common corner of the said 0.82 acre tract, of the said 11.00 acre tract, and of a 45.405 acre tract recorded in Volume 415, Page 739, Official Records of Kendall County, Texas;

Thence           The following calls along the common line between the said 0.82 acre tract and of the said 45.405 acre tract:

N 89°52'33" W, 175.22 feet departing the common line between the said 0.82 acre tract and the said 11.00 acre tract to an angle point;

N 34°41'04" W, 136.62 feet to a point being the common most southerly corner of the said 0.82 acre tract and of the said 0.374 acre tract;

Thence           N 02°34'10" W, 158.10 feet departing the said common line and along the common line between the said 0.82 acre tract and the said 0.374 acre tract to the **POINT OF BEGINNING** and containing 0.82 acre of land, more or less.

**This Field Note Description is for Annexation Purposes Only.**

**This document was prepared under 22 TAC 663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared. The bearing and distance data described herein reflect those described in the recorded legal documents found for the subject property(s); said data is not intended to represent, nor to imply, that an actual on the ground boundary survey was made.**

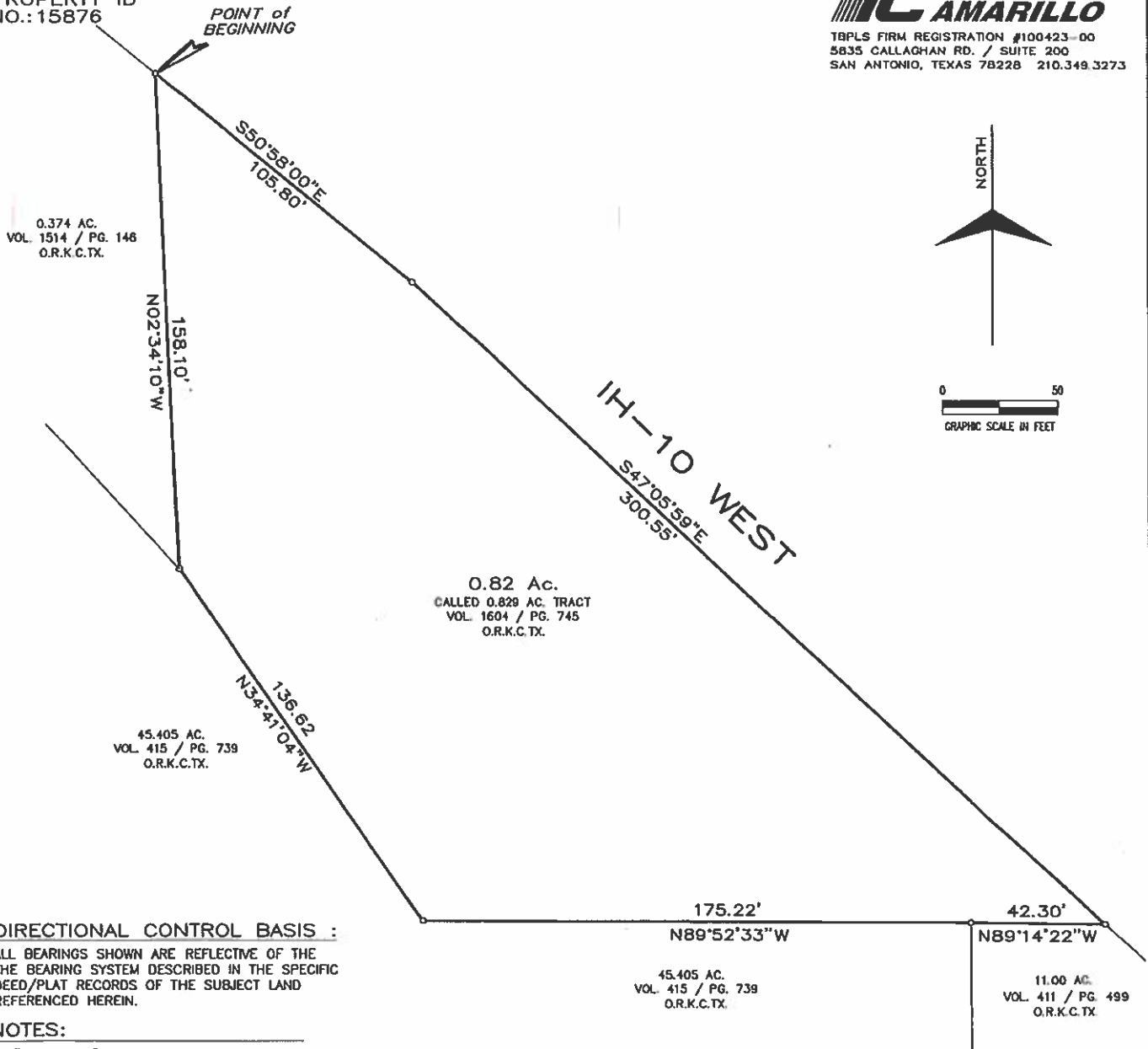


A handwritten signature in blue ink, appearing to read "Victor Mendez, Jr.", is written over a horizontal line.

Victor Mendez, Jr.  
Registered Professional Land Surveyor No. 6056  
TBPLS FIRM #100423-00  
June 11, 2019

KENDALL COUNTY  
 APPRAISAL DISTRICT  
 PROPERTY ID  
 NO.: 15876

**POZNECKI**  
**INC**  
**AMARILLO**  
 TBPLS FIRM REGISTRATION #100423-00  
 5835 CALLAGHAN RD. / SUITE 200  
 SAN ANTONIO, TEXAS 78228 210.349.3273



**DIRECTIONAL CONTROL BASIS :**

ALL BEARINGS SHOWN ARE REFLECTIVE OF THE THE BEARING SYSTEM DESCRIBED IN THE SPECIFIC DEED/PLAT RECORDS OF THE SUBJECT LAND REFERENCED HEREIN.

**NOTES:**

1. "O.R.K.C.TX." - OFFICIAL RECORDS OF KENDALL COUNTY, TEXAS.
2. "P.R.K.C.TX." - PLAT RECORDS OF KENDALL COUNTY, TEXAS.
3. THIS EXHIBIT IS FOR ANNEXATION PURPOSES ONLY.
4. ADJOINING PROPERTY INFORMATION DESCRIBED HEREIN IS FOR INFORMATIONAL PURPOSES ONLY.
5. THIS EXHIBIT WAS PREPARED WITHOUT ANY TITLE ABSTRACT/RESEARCH. EXISTING EASEMENTS, BUILDING SETBACK LINES, DEED RESTRICTIONS, OR OTHER PROPERTY CONSIDERATIONS MAY APPLY.
6. THIS DOCUMENT WAS PREPARED UNDER 22 TAC 663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED. THE BEARING AND DISTANCE DATA DESCRIBED HEREIN REFLECT THOSE DESCRIBED IN THE RECORDED LEGAL DOCUMENTS FOUND FOR THE SUBJECT PROPERTY(S); SAID DATA IS NOT INTENDED TO REPRESENT, NOR TO IMPLY, THAT AN ACTUAL ON THE GROUND BOUNDARY SURVEY WAS MADE.

BEING 0.82 ACRE OF LAND RECORDED IN VOLUME 1604, PAGE 745, OFFICIAL RECORDS OF KENDALL COUNTY, TEXAS, AND BEING SITUATED IN THE JOHN SMALL SURVEY NO. 183, ABSTRACT NO. 441, KENDALL COUNTY, TEXAS.



THIS 11<sup>th</sup> DAY OF JUNE 2019, A.D.

VICTOR MENDEZ, JR., R.P.L.S. NO. 6056

ID 15876 CHAD AND KERRI PROPERTIES,LP.

Coordinate system is assumed.

North: 1071.2650' East: 1584.9926'

Segment #1 : Line

Course: S50°58'00"E Length: 105.80'

North: 1004.6351 East: 1667.1759

Segment #2 : Line

Course: S47°05'59"E Length: 300.55'

North: 800.0434 East: 1887.3407

Segment #3 : Line

Course: N89°14'22"W Length: 42.30'

North: 800.6048 East: 1845.0444

Segment #4 : Line

Course: N89°52'33"W Length: 175.22'

North: 800.9846 East: 1669.8248

Segment #5 : Line

Course: N34°41'04"W Length: 136.62'

North: 913.3270 East: 1592.0803

Segment #6 : Line

Course: N02°34'10"W Length: 158.10'

North: 1071.2650 East: 1584.9926

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Perimeter: 918.59' Area: 36,128 Sq. Ft. 0.82  
Ac.