

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

Being 2.49 acres of land situated in the M. I. Leal Survey No. 180, Abstract No. 298, Kendall County, Texas, recorded in Volume 1610, Page 1054, Official Records of Kendall County, Texas; said 2.49 acre tract being more particularly described as follows:

**BEGINNING** at a point located on the east right-of-way line of Sharon Drive West; said point being the common most westerly corner of the said 2.49 acre tract and of a 1.281 acre tract recorded in Volume 1320, Page 154, Official Records of Kendall County, Texas; said point also being the southwest corner of the tract herein described;

Thence N 00°42'00" E, 231.60 feet along the said east right-of-way line to a point being the common most westerly corner of the said 2.49 acre tract and of a 2.699 acre tract recorded in Volume 334, Page 125, Official Records of Kendall County, Texas; said point also being the northwest corner of the tract herein described;

Thence S 89°08'51" E, 470.33 feet departing the said east right-of-way line and along the common line between the said 2.49 acre tract and the said 2.699 acre tract to a point being the common corner of the said 2.49 acre tract, of the said 2.699 acre tract, of a 2.670 acre tract recorded in Volume 1225, Page 897, Official Records of Kendall County, Texas, and of a 2.500 acre tract recorded in Volume 1225, Page 901, Official Records of Kendall County, Texas; said point also being the northeast corner of the tract herein described;

Thence S 00°43'56" W, 230.35 feet departing the said common line and along the common line between the said 2.49 acre tract and along the said 2.500 acre tract to a point being the common corner of the said 2.49 acre tract, of the said 2.500 acre tract, of a 2.51 acre tract recorded in Volume 1477, Page 441, Official Records of Kendall County, Texas, and of the said 1.281 acre tract; said point also being the southeast corner of the tract herein described;

Thence N 89°18'00" W, 470.20 feet departing the said common line and along the common line between the said 2.49 acre tract and the said 1.281 acre tract to the **POINT OF BEGINNING** and containing 2.49 acres of land, more or less.

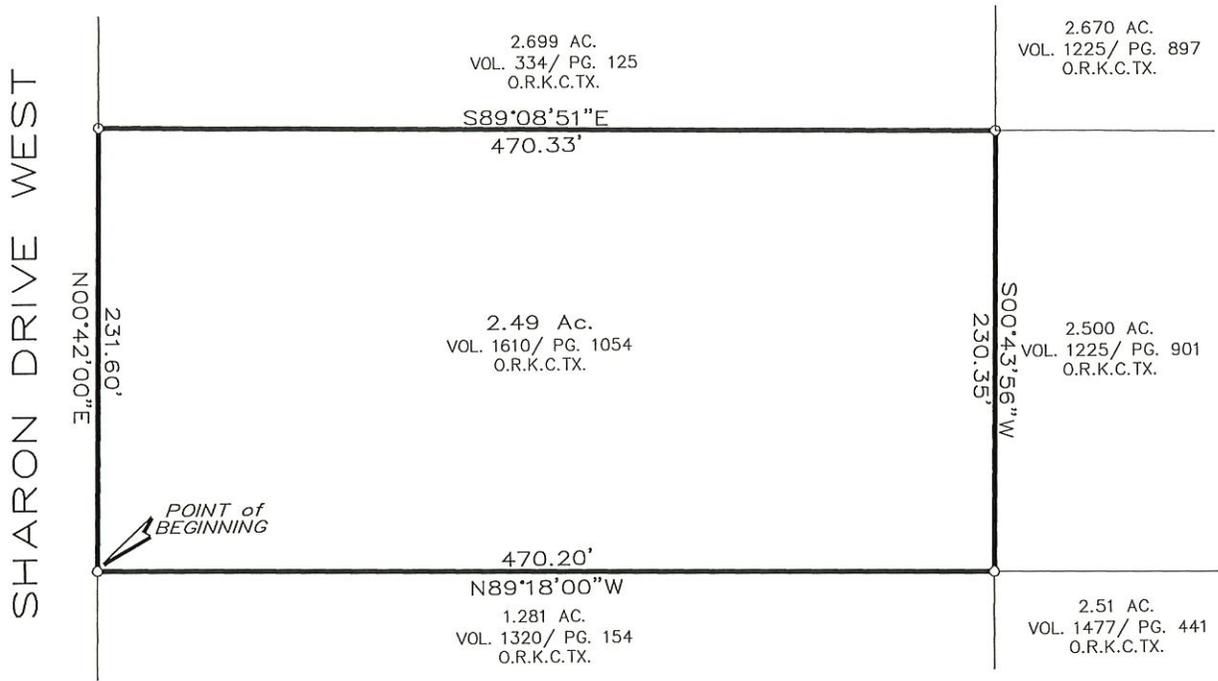
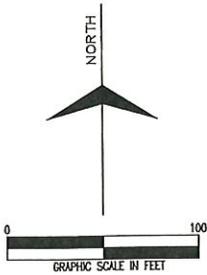
**This Field Note Description is for Annexation Purposes Only.**

**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.**



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



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 2.49 ACRES OF LAND SITUATED IN THE M. I. LEAL SURVEY NO. 180, ABSTRACT NO. 298, KENDALL COUNTY, TEXAS, RECORDED IN VOLUME 1610, PAGE 1054, OFFICIAL RECORDS OF KENDALL COUNTY, TEXAS.



THIS 11th DAY OF JUNE 2019, A.D.

VICTOR MENDEZ, JR., R.P.L.S. NO. 6056  
 SHEET 3 OF 3

ID 21904 LORRIE JEAN HOCKEY.txt

Note: Coordinate system is assumed.

North: 10987.1773 East: 20049.2198

Segment #1 : Line

Course: N00°42'00"E Length: 231.60'

North: 11218.7618 East: 20052.0493

Segment #2 : Line

Course: S89°08'51"E Length: 470.33'

North: 11211.7640 East: 20522.3272

Segment #3 : Line

Course: S00°43'56"W Length: 230.35'

North: 10981.4328 East: 20519.3835

Segment #4 : Line

Course: N89°18'00"W Length: 470.20'

North: 10987.1773 East: 20049.2198

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Perimeter: 1402.48' Area: 108,620 Sq. Ft. 2.49 Ac.