

Field Notes
For A
1.01 Acre Tract of Land

Being 1.01 acres of land situated in the A. Lockmar Survey No. 177, Abstract No. 310, Kendall County, Texas, recorded in Volume 616, Page 1055, Official Records of Kendall County, Texas; said 1.01 acre tract being more particularly described as follows:

BEGINNING at a point situated on the north right-of-way line of Johns Road; said point being the common south corner of the said 1.01 acre tract and of a 0.98 acre tract recorded in Volume 696, Page 914, Official Records of Kendall County, Texas; said point also being the southeast corner of the tract herein described;

- Thence S 89°45'00" W, 165.90 feet along said north right-of-way line to a point being the common south corner of the said 1.01 acre tract and of a 1.487 acre tract recorded in Volume 1313, Page 636, Official Records of Kendall County, Texas; said point being the southwest corner of the tract herein described;
- Thence N 00°23'00" W, 340.90 feet, departing the said north right-of-way line and along the common line between the said 1.01 acre tract and the said 1.487 acre tract to a point being a common corner of the said 1.01 acre tract, of the said 1.487 acre tract, and of a 5.15 acre tract recorded in Volume 889, Page 437, Official Records of Kendall County, Texas; said point also being the northwest corner of the tract herein described;
- Thence N 89°01'00" E, 57.30 feet departing the said common line and along the common line between the said 1.01 acre tract and the said 5.15 acre tract to an angle point;;
- Thence S 00°42'00" W, 86.00 feet continuing partially along the common line between the said 1.01 acre tract, along the said 5.15 acre tract, and along the said 0.98 acre tract to a point being an interior corner of the tract herein described;
- Thence Continuing along the common line between the said 1.01 acre tract and the said 0.98 acre tract, for the following calls:
- S 85°05'00" E, 29.00 feet to an angle point;
- S 67°10'00" E, 76.90 feet to an angle point;
- Thence S 03°07'35" E, 223.16 feet to the **POINT OF BEGINNING** and containing 1.01 acres of land, more or less.

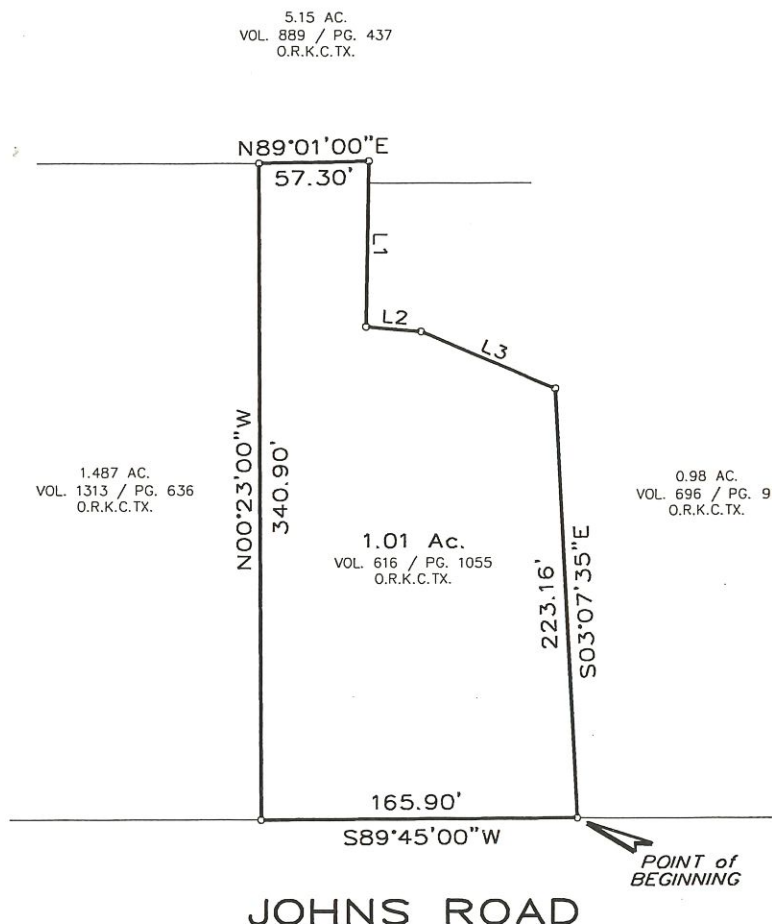
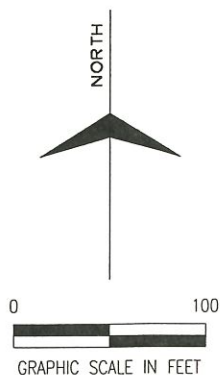
This Field Note Description is for Annexation Purposes Only.

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.



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

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



LINE DATA TABLE		
NO.	BEARING	LENGTH
L1	S00°42'00"W	86.00'
L2	S85°05'00"E	29.00'
L3	S67°10'00"E	76.90'

DIRECTIONAL CONTROL BASIS :

ALL BEARINGS SHOWN ARE REFLECTIVE OF 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 1.01 ACRES OF LAND SITUATED IN THE A. LOCKMAR SURVEY NO. 177, ABSTRACT NO. 310, KENDALL COUNTY, TEXAS, RECORDED IN VOLUME 616, PAGE 1055, OFFICIAL RECORDS OF KENDALL COUNTY, TEXAS.



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

[Signature]

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

Note: Coordinate system is assumed.

North: -968.5341 East: 2261.6229

Segment #1 : Line

Course: S89°45'00"W Length: 165.90'

North: -969.2580 East: 2095.7244

Segment #2 : Line

Course: N00°23'00"W Length: 340.90'

North: -628.3656 East: 2093.4437

Segment #3 : Line

Course: N89°01'00"E Length: 57.30'

North: -627.3822 East: 2150.7353

Segment #4 : Line

Course: S00°42'00"W Length: 86.00'

North: -713.3758 East: 2149.6846

Segment #5 : Line

Course: S85°05'00"E Length: 29.00'

North: -715.8613 East: 2178.5779

Segment #6 : Line

Course: S67°10'00"E Length: 76.90'

North: -745.7025 East: 2249.4518

Segment #7 : Line

Course: S03°07'35"E Length: 223.16'

North: -968.5341 East: 2261.6229

Perimeter: 979.16' Area: 44,420 Sq. Ft. 1.01 Ac.