

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

Being 4.02 acres of land; all of the same property identified as Lot 16, Ray Ranch Estates Subdivision, Kendall County, Texas, recorded in Volume 1, Page 88, Plat Records of Kendall County, Texas; said 4.02 acre tract being more particularly described as follows:

BEGINNING at a point located at the intersection of the north right-of-way line of Cascade Caverns Road with the west right-of-way line of Buckskin Drive; said point being the southeast corner of said Lot 16 and of the tract herein described;

Thence N 89°36'00" W, 403.40 feet departing said west right-of-way line and along said north right-of-way line to a point being the common most southerly corner of said Lot 16 and of a 1.518 acre tract recorded in Volume 1378, Page 103, Official Records of Kendall County, Texas; said point also being the southwest corner of said Lot 16 and of the tract herein described;

Thence N 00°26'00" W, 391.80 feet departing said north right-of-way line and partially along the common line between said Lot 16, said 1.518 acre tract, and a 2.665 acre tract recorded in Volume 1417, Page 605, Official Records of Kendall County, Texas to a point being the common corner of said Lot 16, of said 2.665 acre tract, and of Lot 15, said Ray Ranch Estates Subdivision; said point also being the northwest corner of said Lot 16 and of the tract herein described;

Thence S 89°41'00" E, 489.90 feet departing the east line of said 2.665 acre tract along the common line between said Lot 16 and said Lot 15 to a point located on the west right-of-way line of Buckskin Drive; said point being the common most easterly corner of said Lot 16 and said Lot 15, and also being the northeast corner of said Lot 16 and of the tract herein described;

Thence S 12°02'00" W, 400.70 feet departing the south line of said Lot 15 along said west right-of-way line to the **POINT OF BEGINNING** and containing 4.02 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 "KM/6", 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.: 25683

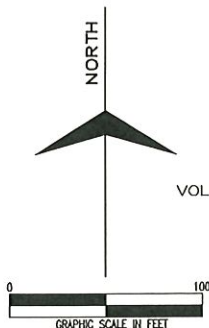
POZNECKI
AMARILLO

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

LOT 15
4.058 AC.
VOL. 663 / PG. 623
O.R.K.C.TX.

S89°41'00"E
489.90'

2.665 AC.
VOL. 1417 / PG. 605
O.R.K.C.TX.



1.518 AC.
VOL. 1378 / PG. 103
O.R.K.C.TX.

N00°26'00"W
391.80'

LOT 16
4.02 AC.
RAY RANCH ESTATES
SUBDIVISION
VOL. 1 / PG. 88
P.R.K.C.TX.

403.40'
N89°36'00"W

CASCADE CAVERNS ROAD

BUCKSKIN DRIVE
S12°02'00"W
400.70'

POINT of
BEGINNING

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 4.02 ACRES OF LAND; ALL OF THE SAME
IDENTIFIED AS LOT 16, RAY RANCH ESTATES SUBDIVISION,
KENDALL COUNTY, TEXAS, RECORDED IN VOLUME 1, PAGE
88, PLAT RECORDS OF KENDALL COUNTY, TEXAS.



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

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

JOB NO.: 19045

SHEET 3 OF 3

Note: Coordinate system is assumed

North: 10000.0000 East: 20000.0000

Segment #1 : Line

Course: N89°36'00"W Length: 403.40'

North: 10002.8162 East: 19596.6094

Segment #2 : Line

Course: N00°26'00"W Length: 391.80'

North: 10394.6050 East: 19593.6462

Segment #3 : Line

Course: S89°41'00"E Length: 489.90'

North: 10391.8974 East: 20083.5387

Segment #4 : Line

Course: S12°02'00"W Length: 400.70'

North: 10000.0000 East: 20000.0000

Perimeter: 1685.80' Area: 175,125 Sq. Ft. 4.02 Ac.