

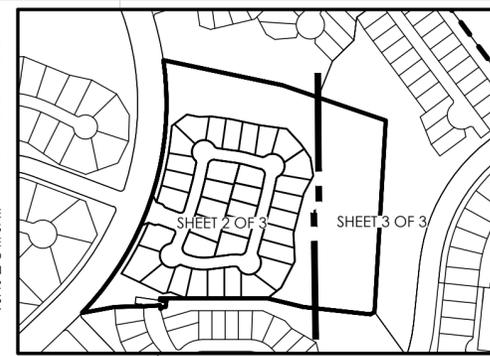
# PLAT NUMBER 160481

## REPLAT, VACATING & RE-SUBDIVISION

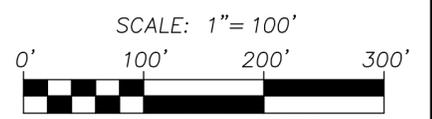
### ESTABLISHING

# ALAMO RANCH UNIT 52B-1, ENCLAVE

BEING A TOTAL 20.542 ACRE TRACT OF LAND ESTABLISHING LOTS 57-81, 904, 905, 999 BLK 136, CB 4400, LOT 999 BLK 135 CB 4400 & LOTS 14-23, BLK 137, CB 4400, OUT OF A 20.53 ACRE TRACT OF LAND RECORDED IN VOLUME 14178, PAGES 1471-1475 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE THOMAS YORK SURVEY NUMBER 201 1/2, ABSTRACT 825, COUNTY BLOCK 4400, IN BEXAR COUNTY, TEXAS AND A 0.0164 OF AN ACRE PORTION OF LOT 14, BLOCK 135 OF THE ALAMO RANCH UNIT 52A ENCLAVE RECORDED IN VOLUME 9573, PAGE 137 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.



INDEX MAP  
SCALE: 1" = 500'



SCALE: 1" = 100'

### PAPE-DAWSON ENGINEERS

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TSPS FIRM REGISTRATION #470 | TPLS FIRM REGISTRATION #10028800  
DATE OF PREPARATION: July 6, 2017

STATE OF TEXAS  
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: BLAKE HARRINGTON  
PULTE HOMES OF TEXAS, L.P.  
1718 DRY CREEK WAY, STE 120  
SAN ANTONIO, TEXAS 78259  
(210) 496-1985

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BLAKE HARRINGTON KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

\_\_\_\_\_  
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THIS PLAT OF ALAMO RANCH UNIT 52B-1, ENCLAVE HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

BY: \_\_\_\_\_ CHAIRMAN

BY: \_\_\_\_\_ SECRETARY

CERTIFICATE OF APPROVAL  
THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS ON \_\_\_\_\_ AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

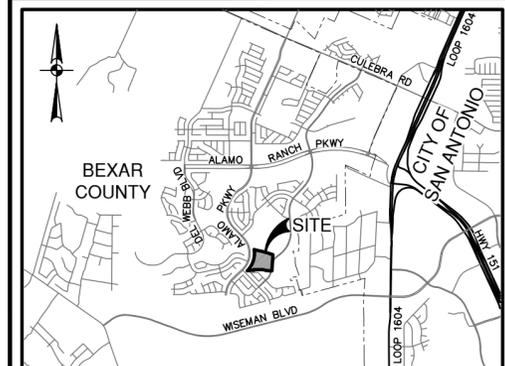
COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS  
STATE OF TEXAS  
COUNTY OF BEXAR

I, \_\_\_\_\_, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ M. AND DULY RECORDED THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK / VOLUME \_\_\_\_\_ ON PAGE \_\_\_\_\_ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

\_\_\_\_\_  
COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: \_\_\_\_\_, DEPUTY



LOCATION MAP  
NOT-TO-SCALE  
LEGEND

AC	ACRE(S)	PG	PAGE(S)
BLK	BLOCK	RB	RADIAL BEARING
CB	COUNTY BLOCK	ROW	RIGHT-OF-WAY
DPR	DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	VAR WID	VARIABLE WIDTH
DR	DEED RECORDS OF BEXAR COUNTY, TEXAS	VOL	VOLUME
OPR	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS	"	REPETITIVE BEARING AND/OR DISTANCE
—	CENTERLINE	●	FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE)
- - -	EXISTING CONTOURS	○	NAIL WITH WASHER STAMPED (PD)
- - -	PROPOSED CONTOURS	○	SET 1/2" IRON ROD (PD)
- - -	EFFECTIVE FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN	○	SET 1/2" IRON ROD (PD)-ROW
①	14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	②	VARIABLE WIDTH DRAINAGE, GAS, ELECTRIC, TELEPHONE, WATER AND CABLE TV EASEMENT (VOL 9580, PG 42, DPR)
③	10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	③	14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL 9573, PG 137, DPR)
④	5' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	④	20' SETBACK LINE (VOL 9573, PG 137, DPR)
⑤	16' SANITARY SEWER EASEMENT	⑤	16' SANITARY SEWER EASEMENT (VOL 9643, PGS. 95-96, DPR)
⑥	15' BUILDING SETBACK	⑥	15' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CATV EASEMENT (VOL. 9580, PG 42, DPR)
⑦	15' PRIVATE DRAINAGE EASEMENT (0.034 ACRES)	⑦	20' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CABLE TV EASEMENT (VOL. 9580, PG 42, DPR)
⑧	25' PRIVATE DRAINAGE AND SANITARY SEWER EASEMENT (0.069 ACRES)	⑧	16' SANITARY SEWER EASEMENT (VOL. 9658, PGS. 13-14, DPR)
⑨	10' BUILDING SETBACK LINE	⑨	ENTIRE TEMPORARY VARIABLE WIDTH DRAINAGE, WATER, PEDESTRIAN, AND ACCESS EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED PUBLIC STREET OR EASEMENT (VOL. 9573, PG 137, DPR)
⑩	20' BUILDING SETBACK LINE	⑩	10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 9543, PG 96-99, DPR)
⑪	VARIABLE WIDTH PUBLIC DRAINAGE EASEMENT (8.368 ACRES)	⑪	DRAINAGE AND MAINTENANCE EASEMENT (VOL. 18422, PG 305-308, DPR)
⑫	20' PERMANENT SANITARY SEWER EASEMENT (VOL. 12838, PG 2222-2229, OPR)	⑫	

**SURVEYOR'S NOTES:**  
1. PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.  
2. COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1996) FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORS NETWORK.  
3. DIMENSIONS SHOWN ARE SURFACE.  
4. BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1996), FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

\_\_\_\_\_  
LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

\_\_\_\_\_  
REGISTERED PROFESSIONAL LAND SURVEYOR

**C.P.S. NOTES:**  
1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "GAS EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "UTILITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES; TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREON. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.  
2. ANY CFS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CFS EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.  
3. THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.  
4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY REAR LOT UNDERGROUND ELECTRIC AND GAS FACILITIES.  
5. ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS, TELEPHONE AND CABLE T.V. EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE T.V. FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

**WASTEWATER EDU NOTE:**  
THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE DEVELOPMENT SERVICES DEPARTMENT.

**SAWS DEDICATION NOTE:**  
THE DEVELOPER DEDICATES THE SANITARY SEWER AND/OR WATER MAINS TO THE SAN ANTONIO WATER SYSTEM UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM.

**FINISHED FLOOR-FOR FLOODPLAIN NOTE:**  
MINIMUM FINISHED FLOOR ELEVATIONS FOR RESIDENTIAL AND COMMERCIAL LOTS ADJACENT TO THE FLOODPLAIN SHALL BE ELEVATED AT LEAST 1 FOOT HIGHER THAN THE COMPUTED WATER SURFACE ELEVATION FOR THE 1% ANNUAL CHANCE (100-YR) STORM EVENT FOR THE ULTIMATE DEVELOPMENT CONDITION.

**SETBACK NOTE:**  
SETBACKS IMPOSED ON THE PLAT ARE AT THE DISCRETION OF THE DEVELOPER OR BEXAR COUNTY AND ARE NOT SUBJECT TO ENFORCEMENT BY THE CITY OF SAN ANTONIO.

**TREE NOTE:**  
THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PERMIT (AP # 1052162) WHICH REQUIRES COMPLIANCE BY THE DEVELOPER AND/OR BUILDER. THE MASTER TREE PERMIT IS ON FILE AT THE CITY OF SAN ANTONIO ARBORISTS OFFICE. PRIOR TO THE COMMENCEMENT OF ANY ACTIVITIES REQUIRING A TREE PERMIT, THE APPLICANT SHALL REQUEST A PRE-CONSTRUCTION MEETING WITH THE CITY ARBORIST TO REVIEW THE APPROVED TREE PRESERVATION PLAN AND PROCEDURES FOR PROTECTION AND MANAGEMENT OF PROTECTED SIGNIFICANT, HERITAGE OR MITIGATION TREES 35-477(D)(5)(C).

**PRIVATE STREET DESIGNATION NOTE:**  
LOT 999, CB 4400 IS A PRIVATE STREET AND IS DESIGNATED AS AN UNDERGROUND EASEMENT FOR PUBLIC WATER AND PUBLIC WASTE WATER MAINS. LOT 999 BLOCK 135 IS A PRIVATE STREET AND IS DESIGNATED AS AN EASEMENT FOR PUBLIC WATER MAINS, PUBLIC WASTE WATER MAINS, DRAINAGE AND MAINTENANCE ACCESS.

**FLOOD ZONE NOTE:**  
THE VARIABLE WIDTH DRAINAGE RIGHT-OF-WAYS AND EASEMENTS WERE DELINEATED TO CONTAIN THE BOUNDARIES OF THE 1% ANNUAL CHANCE (100-YEAR) FLOOD ZONE ESTABLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) IN ACCORDANCE WITH DFIRM PANEL 48029C0355G, DATED SEPTEMBER 29, 2010, AND THE HIGHER OF THE 4% ANNUAL CHANCE (25-YEAR) ULTIMATE DEVELOPMENT PLUS REQUIRED FREEBOARD OR THE 1% ANNUAL CHANCE (100-YEAR) ULTIMATE DEVELOPMENT CONDITION WATER SURFACE ELEVATION. CONSTRUCTION WITHIN THESE EASEMENTS IS PROHIBITED WITHOUT PRIOR WRITTEN APPROVAL OF THE BEXAR COUNTY OR CITY OF SAN ANTONIO FLOODPLAIN ADMINISTRATOR, BEXAR COUNTY OR THE CITY OF SAN ANTONIO PUBLIC WORKS. SHALL HAVE ACCESS TO THESE DRAINAGE EASEMENTS AS NECESSARY.

**DRAINAGE EASEMENT NOTE:**  
NO STRUCTURE, FENCES, WALLS OR OTHER OBSTRUCTIONS THAT IMPEDE DRAINAGE SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT. NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS. THE CITY OF SAN ANTONIO AND BEXAR COUNTY SHALL HAVE THE RIGHT TO INGRESS AND EGRESS OVER THE GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENTS.

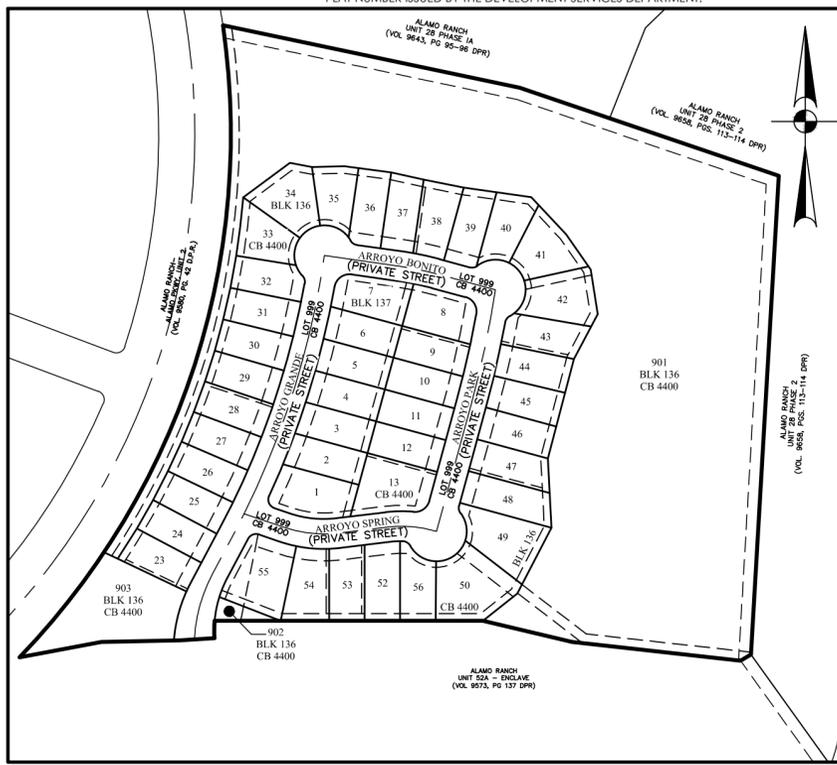
**MAINTENANCE NOTE:**  
THE MAINTENANCE OF ALL PRIVATE STREETS DRAINAGE EASEMENTS, ACCESS EASEMENTS, GREENBELTS, AND OPEN PERMEABLE SPACES SHOWN HEREON SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER OR HOMEOWNERS ASSOCIATION AND THEIR SUCCESSORS OR ASSIGNEES AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO AND/OR BEXAR COUNTY.

**OPEN SPACE NOTE:**  
LOT 904 BLOCK 136, CB 4400 IS DESIGNATED AS OPEN SPACE AND AS A PRIVATE PERMEABLE DRAINAGE, SEWER, GAS, ELECTRIC, TELEPHONE AND CABLE T.V. EASEMENT. LOT 905 BLOCK 136, CB 4400 IS DESIGNATED AS OPEN SPACE AND AS A PERMEABLE PRIVATE DRAINAGE, SEWER, GAS, ELECTRIC, TELEPHONE, CABLE TV, PEDESTRIAN AND ACCESS EASEMENT.

**SAWS HIGH PRESSURE NOTE:**  
A PORTION OF THE TRACT IS BELOW THE GROUND ELEVATION OF 985 FEET WHERE THE STATIC PRESSURE WILL NORMALLY EXCEED 80 PSI. AT ALL SUCH LOCATIONS, THE DEVELOPER OR BUILDER SHALL INSTALL AT EACH LOT, ON THE CUSTOMER'S SIDE OF METER, AN APPROVED TYPE PRESSURE REGULATOR IN CONFORMANCE WITH THE PLUMBING CODE OF THE CITY OF SAN ANTONIO.

**IMPACT FEE NOTE:**  
WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR PRIOR TO THE WASTEWATER SERVICE CONNECTION.

**WASTEWATER EDU NOTE:**  
THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE DEVELOPMENT SERVICES DEPARTMENT.



AREA BEING VACATED THROUGH A VACATING DECLARATION  
SCALE: 1" = 200'

THE 20.526 ACRE AREA BEING VACATED WAS PREVIOUSLY PLATTED AS A 20.526 ACRE TRACT OF LAND OF THE ALAMO RANCH UNIT 52B, ENCLAVE PLAT NUMBER 100302, RECORDED IN VOLUME 9682, PAGES 196-198, OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND WAS VACATED THROUGH A VACATING DECLARATION BEING RECORDED ON THE SAME DATE AS THIS RESUBDIVISION PLAT.

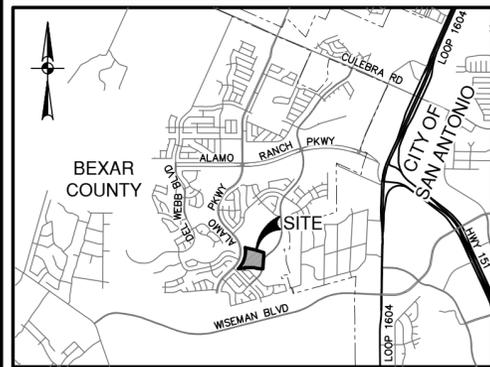
PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

# SEE SHEET

## 4 OF 4

### FOR LINE & CURVE TABLES

SHEET 1 OF 4



**LOCATION MAP**

**NOT-TO-SCALE LEGEND**

AC	ACRE(S)	PG	PAGE(S)
BLK	BLOCK	RB	RADIAL BEARING
CB	COUNTY BLOCK	ROW	RIGHT-OF-WAY
DPR	DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	VAR	VARIABLE WIDTH
DR	DEED RECORDS OF BEXAR COUNTY, TEXAS	VOL	VOLUME
OPR	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS	(SURVEYOR)	REPETITIVE BEARING AND/OR DISTANCE FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE) NAIL WITH WASHER STAMPED (PD)
—	CENTERLINE	(N/W)	SET 1/2" IRON ROD (PD)
—1140—	EXISTING CONTOURS	(SURVEYOR)	SET 1/2" IRON ROD (PD)-ROW
—1140—	PROPOSED CONTOURS	2	VARIABLE WIDTH DRAINAGE, GAS, ELECTRIC, TELEPHONE, WATER AND CABLE TV EASEMENT (VOL 9580, PG 42, DPR)
—1140—	EFFECTIVE FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN	3	14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL 9573, PG 137, DPR)
1	14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	4	20' SETBACK LINE (VOL 9573, PG 137, DPR)
3	10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	5	16' SANITARY SEWER EASEMENT (VOL 9643, PGS. 95-96, DPR)
4	5' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	6	15' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CATV EASEMENT (VOL. 9580, PG 42, DPR)
9	16' SANITARY SEWER EASEMENT	7	20' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CABLE TV EASEMENT (VOL. 9580, PG 42, DPR)
11	15' BUILDING SETBACK	8	16' SANITARY SEWER EASEMENT (VOL. 9658, PGS. 13-14, DPR)
12	15' PRIVATE DRAINAGE EASEMENT (0.034 ACRES)	9	ENTIRE TEMPORARY VARIABLE WIDTH DRAINAGE, WATER, PEDESTRIAN, AND ACCESS EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED PUBLIC STREET OR EASEMENT (VOL. 9573, PG 137, DPR)
13	25' PRIVATE DRAINAGE AND SANITARY SEWER EASEMENT (0.069 ACRES)	10	10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL 9543, PG 96-99, DPR)
14	10' BUILDING SETBACK LINE	11	DRAINAGE AND MAINTENANCE EASEMENT (VOL 18422, PG 305-308, DPR)
15	20' BUILDING SETBACK LINE		
16	VARIABLE WIDTH PUBLIC DRAINAGE EASEMENT (8.368 ACRES)		
1	20' PERMANENT SANITARY SEWER EASEMENT (VOL 12838, PG 2222-2229, OPR)		

**SURVEYOR'S NOTES:**

- PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.
- COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1996) FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORS NETWORK.
- DIMENSIONS SHOWN ARE SURFACE.
- BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1996), FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

STATE OF TEXAS  
COUNTY OF BEXAR

THE AREA BEING REPLATTED WAS PREVIOUSLY PLATTED ON PLAT ALAMO RANCH UNIT 52A, ENCLAVE WHICH IS RECORDED IN VOLUME 9573, PAGE 137 COUNTY PLAT AND DEED RECORDS. THE SAN ANTONIO PLANNING COMMISSION AT ITS MEETING OF ( ) HELD A PUBLIC HEARING WHICH INVOLVED NOTIFICATION ON THE PROPOSED REPLATTING OF THIS PROPERTY.

[(WE), THE OWNER(S) OF THE PROPERTY SHOWN ON THIS REPLAT HEREBY CERTIFY THAT THIS REPLAT DOES NOT AMEND OR REMOVE ANY COVENANTS OR RESTRICTIONS.

OWNER/DEVELOPER: BLAKE HARRINGTON  
PULTE HOMES OF TEXAS, L.P.  
1718 DRY CREEK WAY, STE 120  
SAN ANTONIO, TX 78259  
(210) 496-1985

STATE OF TEXAS  
COUNTY OF BEXAR

SWORN AND SUBSCRIBED BEFORE ME THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF BEXAR

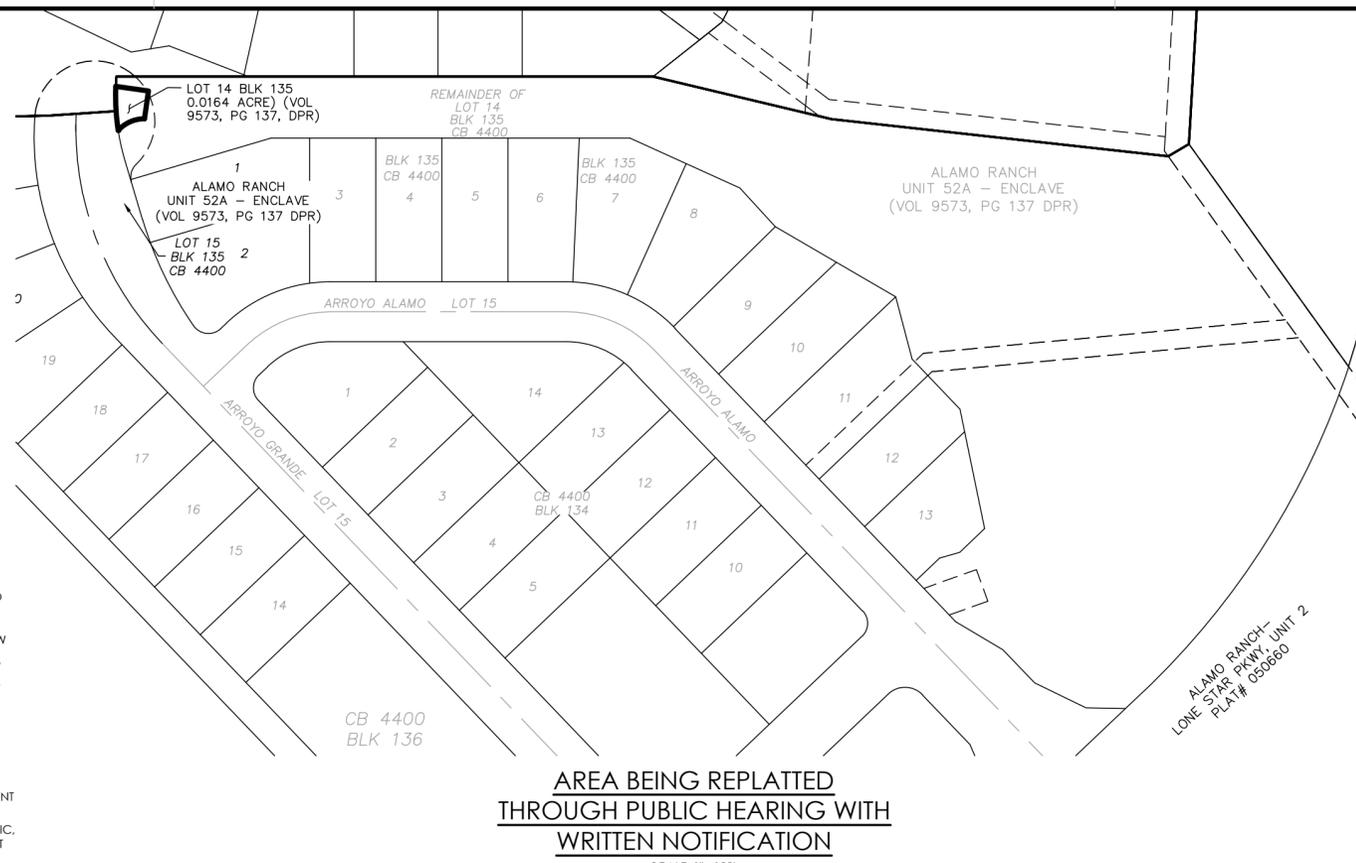
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

\_\_\_\_\_  
LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

\_\_\_\_\_  
REGISTERED PROFESSIONAL LAND SURVEYOR



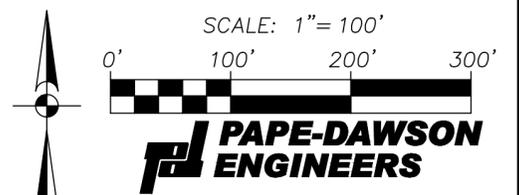
THE 0.0164 ACRE OUT OF 4.36 ACRES BEING REPLATTED WAS PREVIOUSLY PLATTED AS LOT 14, BLK 135 OF THE ALAMO RANCH UNIT 52A, ENCLAVE RECORDED IN VOLUME 9573, PAGE 137 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

**SEE SHEET  
4 OF 4  
FOR LINE &  
CURVE TABLES**

**PLAT NUMBER 160481**  
**REPLAT, VACATING & RE-SUBDIVISION**  
**ESTABLISHING**  
**ALAMO RANCH UNIT 52B-1,**  
**ENCLAVE**

BEING A TOTAL 20.542 ACRE TRACT OF LAND ESTABLISHING LOTS 57-81, 904, 905, 999 BLK 136, CB 4400, LOT 999 BLK 135 CB 4400 & LOTS 14-23, BLK 137, CB 4400, OUT OF A 20.53 ACRE TRACT OF LAND RECORDED IN VOLUME 14178, PAGES 1471-1475 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE THOMAS YORK SURVEY NUMBER 201 1/2, ABSTRACT 825, COUNTY BLOCK 4400, IN BEXAR COUNTY, TEXAS AND A 0.0164 OF AN ACRE PORTION OF LOT 14, BLOCK 135 OF THE ALAMO RANCH UNIT 52A ENCLAVE RECORDED IN VOLUME 9573, PAGE 137 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.



SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800  
DATE OF PREPARATION: July 6, 2017

STATE OF TEXAS  
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: BLAKE HARRINGTON  
PULTE HOMES OF TEXAS, L.P.  
1718 DRY CREEK WAY, STE 120  
SAN ANTONIO, TEXAS 78259  
(210) 496-1985

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BLAKE HARRINGTON KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_.

\_\_\_\_\_  
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THIS PLAT OF ALAMO RANCH UNIT 52B-1, ENCLAVE HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_.

BY: \_\_\_\_\_  
CHAIRMAN

BY: \_\_\_\_\_  
SECRETARY

**CERTIFICATE OF APPROVAL**

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS ON \_\_\_\_\_ AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_.

\_\_\_\_\_  
COUNTY JUDGE, BEXAR COUNTY, TEXAS

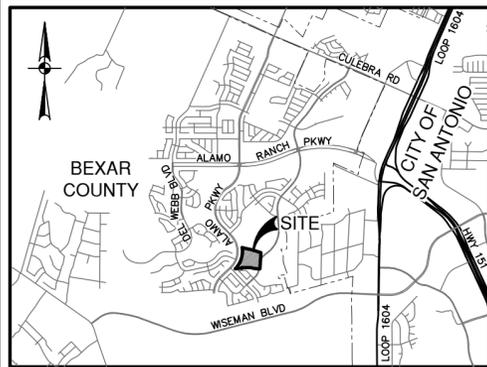
\_\_\_\_\_  
COUNTY CLERK, BEXAR COUNTY, TEXAS  
STATE OF TEXAS  
COUNTY OF BEXAR

I, \_\_\_\_\_, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_ AT \_\_\_\_ M. AND DULY RECORDED THE \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_ AT \_\_\_\_ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME \_\_\_\_\_ ON PAGE \_\_\_\_\_ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_.

\_\_\_\_\_  
COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: \_\_\_\_\_, DEPUTY

ALAMO RANCH UNIT 52B-1, ENCLAVE  
Civil Job No. 8461-17; Survey Job No. 9147-09  
DATE: 7/6/2017 10:26 AM USER: ID: ManualHernandez  
FILE: P:\8461\17\Design\Civil\Plat\PEP1648117-170816.dwg



LOCATION MAP

NOT-TO-SCALE  
LEGEND

AC	ACRE(S)	PG	PAGE(S)
BLK	BLOCK	RB	RADIAL BEARING
CB	COUNTY BLOCK	ROW	RIGHT-OF-WAY
DPR	DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	VAR	VARIABLE WIDTH
DR	DEED RECORDS OF BEXAR COUNTY, TEXAS	VOL	VOLUME
OPR	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS	(SURVEYOR)	REPETITIVE BEARING AND/OR DISTANCE FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE) NAIL WITH WASHER STAMPED (FD)
---	CENTERLINE	(N/W)	SET 1/2" IRON ROD (PD)
---	EXISTING CONTOURS	(S/W)	SET 1/2" IRON ROD (PD)-ROW
---	PROPOSED CONTOURS	◇	VARIABLE WIDTH DRAINAGE, GAS, ELECTRIC, TELEPHONE, WATER AND CABLE TV EASEMENT (VOL 9580, PG 42, DPR)
---	EFFECTIVE FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN	◇	10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL 9573, PG 137, DPR)
1	14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	◇	20' SETBACK LINE (VOL 9573, PG 137, DPR)
2	10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	◇	16' SANITARY SEWER EASEMENT (VOL 9643, PGS. 95-96, DPR)
3	5' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT	◇	15' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CATV EASEMENT (VOL 9580, PG 42, DPR)
4	16' SANITARY SEWER EASEMENT	◇	20' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CABLE TV EASEMENT (VOL 9580, PG 42, DPR)
5	15' BUILDING SETBACK	◇	16' SANITARY SEWER EASEMENT (VOL 9643, PGS. 95-96, DPR)
6	15' PRIVATE DRAINAGE EASEMENT (0.034 ACRES)	◇	15' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CATV EASEMENT (VOL 9580, PG 42, DPR)
7	25' PRIVATE DRAINAGE AND SANITARY SEWER EASEMENT (0.069 ACRES)	◇	20' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CABLE TV EASEMENT (VOL 9580, PG 42, DPR)
8	10' BUILDING SETBACK LINE	◇	16' SANITARY SEWER EASEMENT (VOL 9643, PGS. 95-96, DPR)
9	20' BUILDING SETBACK LINE	◇	15' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CATV EASEMENT (VOL 9580, PG 42, DPR)
10	VARIABLE WIDTH PUBLIC DRAINAGE EASEMENT (8.368 ACRES)	◇	20' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CABLE TV EASEMENT (VOL 9580, PG 42, DPR)
11	20' PERMANENT SANITARY SEWER EASEMENT (VOL 12838, PG 2222-2229, OPR)	◇	16' SANITARY SEWER EASEMENT (VOL 9643, PGS. 95-96, DPR)
12		◇	ENTIRE TEMPORARY VARIABLE WIDTH DRAINAGE, WATER, PEDESTRIAN, AND ACCESS EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED PUBLIC STREET OR EASEMENT (VOL 9573, PG 137, DPR)
13		◇	14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL 9543, PG 96-99, DPR)
14		◇	DRAINAGE AND MAINTENANCE EASEMENT (VOL 18422, PG 305-308, DPR)

**SURVEYOR'S NOTES:**

- PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.
- COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD 83) FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE COORDINATE SYSTEM.
- DIMENSIONS SHOWN ARE SURFACE.
- BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD 83), FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

**WASTEWATER EDU NOTE:**

THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE DEVELOPMENT SERVICES DEPARTMENT.

**IMPACT FEE NOTE:**

WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR PRIOR TO THE WASTEWATER SERVICE CONNECTION.

**C.P.S. NOTES:**

- THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "GAS EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "UTILITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREOF. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.
- ANY C.P.S. MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF C.P.S. EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.
- THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.
- CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY REAR LOT UNDERGROUND ELECTRIC AND GAS FACILITIES.
- ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS, TELEPHONE AND CABLE T.V. EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE T.V. FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

STATE OF TEXAS  
COUNTY OF BEXAR

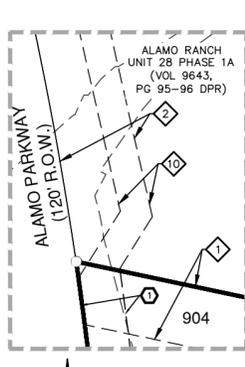
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT, TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS  
COUNTY OF BEXAR

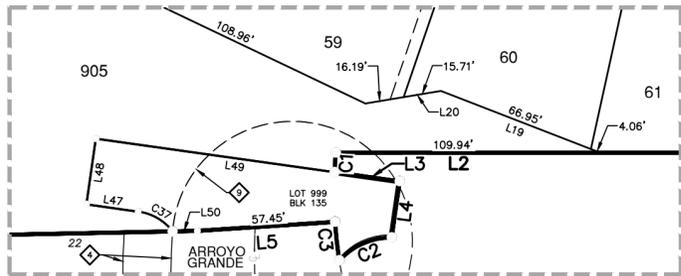
I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

REGISTERED PROFESSIONAL LAND SURVEYOR



DETAIL "A"

SCALE: 1" = 40'



DETAIL "B"

SCALE: 1" = 50'

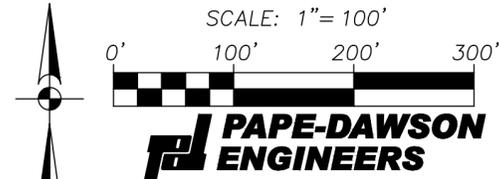


SEE SHEET  
4 OF 4  
FOR LINE &  
CURVE TABLES

**PLAT NUMBER 160481**

REPLAT, VACATING & RE-SUBDIVISION  
ESTABLISHING  
**ALAMO RANCH UNIT 52B-1,  
ENCLAVE**

BEING A TOTAL 20.542 ACRE TRACT OF LAND ESTABLISHING LOTS 57-81, 904, 905, 999 BLK 136, CB 4400, LOT 999 BLK 135 CB 4400 & LOTS 14-23, BLK 137, CB 4400, OUT OF A 20.53 ACRE TRACT OF LAND RECORDED IN VOLUME 14178, PAGES 1471-1475 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE THOMAS YORK SURVEY NUMBER 201 1/2, ABSTRACT 825, COUNTY BLOCK 4400, IN BEXAR COUNTY, TEXAS AND A 0.0164 OF AN ACRE PORTION OF LOT 14, BLOCK 135 OF THE ALAMO RANCH UNIT 52A ENCLAVE RECORDED IN VOLUME 9573, PAGE 137 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.



SCALE: 1" = 100'  
PAPE-DAWSON ENGINEERS  
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TBPPE FIRM REGISTRATION #470 | TBPPLS FIRM REGISTRATION #10028800  
DATE OF PREPARATION: July 6, 2017

STATE OF TEXAS  
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: BLAKE HARRINGTON  
PULTE HOMES OF TEXAS, L.P.  
1718 DRY CREEK WAY, STE 120  
SAN ANTONIO, TEXAS 78259  
(210) 496-1985

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BLAKE HARRINGTON KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THIS PLAT OF ALAMO RANCH UNIT 52B-1, ENCLAVE HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.  
BY: \_\_\_\_\_ CHAIRMAN  
BY: \_\_\_\_\_ SECRETARY

**CERTIFICATE OF APPROVAL**

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS ON \_\_\_\_\_ AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

STATE OF TEXAS

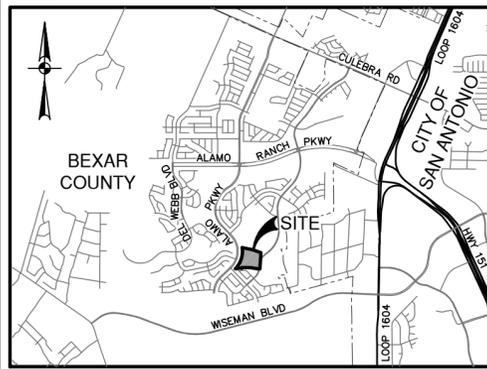
COUNTY OF BEXAR

I, \_\_\_\_\_, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ M. AND DULY RECORDED THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK / VOLUME \_\_\_\_\_ ON PAGE \_\_\_\_\_ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

COUNTY CLERK, BEXAR COUNTY, TEXAS

ALAMO RANCH UNIT 52B-1, ENCLAVE  
Civil Job No. 8461-17; Survey Job No. 9147-09

DATE: 7/6/2017 10:26 AM USER: ID: Manual/Instruments  
FILE: P:\8461\17\Design\Civil\PAPE-DAWSON\160481-17-09.dwg



LOCATION MAP

NOT-TO-SCALE

LEGEND

- |     |  |         |   |
|-----|--|---------|---|
| AC  | ACRE(S)  | PG      | PAGE(S)   |
| BLK | BLOCK  | RB      | RADIAL BEARING  |
| CB  | COUNTY BLOCK   | ROW     | RIGHT-OF-WAY  |
| DPR | DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS   | VAR WID | VARIABLE WIDTH  |
| DR  | DEED RECORDS OF BEXAR COUNTY, TEXAS  | VOL     | VOLUME  |
| OPR | OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS              | "       | REPETITIVE BEARING AND/OR DISTANCE FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE) NAIL WITH WASHER STAMPED (PD)   |
| --- | CENTERLINE   | ○       | SET 1/2" IRON ROD (PD)  |
| --- | EXISTING CONTOURS  | ○       | SET 1/2" IRON ROD (PD)-ROW  |
| --- | PROPOSED CONTOURS  |         |   |
| --- | EFFECTIVE FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN  |         |   |
| ①   | 14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT   | ③       | 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 9573, PG 137, DPR)   |
| ②   | 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT   | ④       | 20' SETBACK LINE (VOL. 9573, PG 137, DPR)   |
| ③   | 5' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT  | ⑤       | 16' SANITARY SEWER EASEMENT (VOL. 9643, PGS. 95-96, DPR)  |
| ④   | 16' SANITARY SEWER EASEMENT  | ⑥       | 15' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CATV EASEMENT (VOL. 9580, PG 42, DPR)   |
| ⑤   | 15' BUILDING SETBACK   | ⑦       | 20' DRAINAGE, GAS, ELECTRIC, TELEPHONE, CABLE TV EASEMENT (VOL. 9580, PG 42, DPR)   |
| ⑥   | 15' PRIVATE DRAINAGE EASEMENT (0.034 ACRES)  | ⑧       | 16' SANITARY SEWER EASEMENT (VOL. 9658, PGS. 13-14, DPR)  |
| ⑦   | 25' PRIVATE DRAINAGE AND SANITARY SEWER EASEMENT (0.069 ACRES)   | ⑨       | ENTIRE TEMPORARY VARIABLE WIDTH DRAINAGE, WATER, PEDESTRIAN, AND ACCESS EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED PUBLIC STREET OR EASEMENT (VOL. 9573, PG 137, DPR) |
| ⑧   | 10' BUILDING SETBACK LINE  | ⑩       | 14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 9543, PG 96-99, DPR)   |
| ⑨   | 20' BUILDING SETBACK LINE  | ⑪       | DRAINAGE AND MAINTENANCE EASEMENT (VOL. 18422, PG 305-308, DPR)   |
| ⑩   | VARIABLE WIDTH PUBLIC DRAINAGE EASEMENT (8.368 ACRES)  |         |   |
| ⑪   | 20' PERMANENT SANITARY SEWER EASEMENT (VOL. 12838, PG 2222-2229, OPR)                                  |         |   |
| ⑫   | VARIABLE WIDTH DRAINAGE, GAS, ELECTRIC, TELEPHONE, WATER AND CABLE TV EASEMENT (VOL. 9580, PG 42, DPR) |         |   |

SURVEYOR'S NOTES:

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- DIMENSIONS SHOWN ARE SURFACE.
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WASTEWATER EDU NOTE:

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IMPACT FEE NOTE:

WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR PRIOR TO THE WASTEWATER SERVICE CONNECTION.

C.P.S. NOTES:

- THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "GAS EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "UTILITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURNING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND. THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREON, IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.
- ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENTS, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.
- THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.
- CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY BEAR LOT UNDERGROUND ELECTRIC AND GAS FACILITIES.
- ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS TELEPHONE AND CABLE TV EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE TV FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS  
COUNTY OF BEXAR

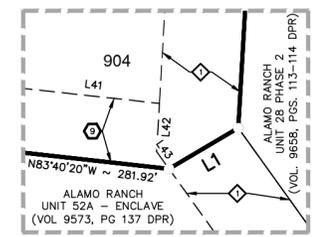
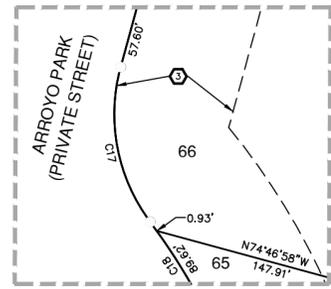
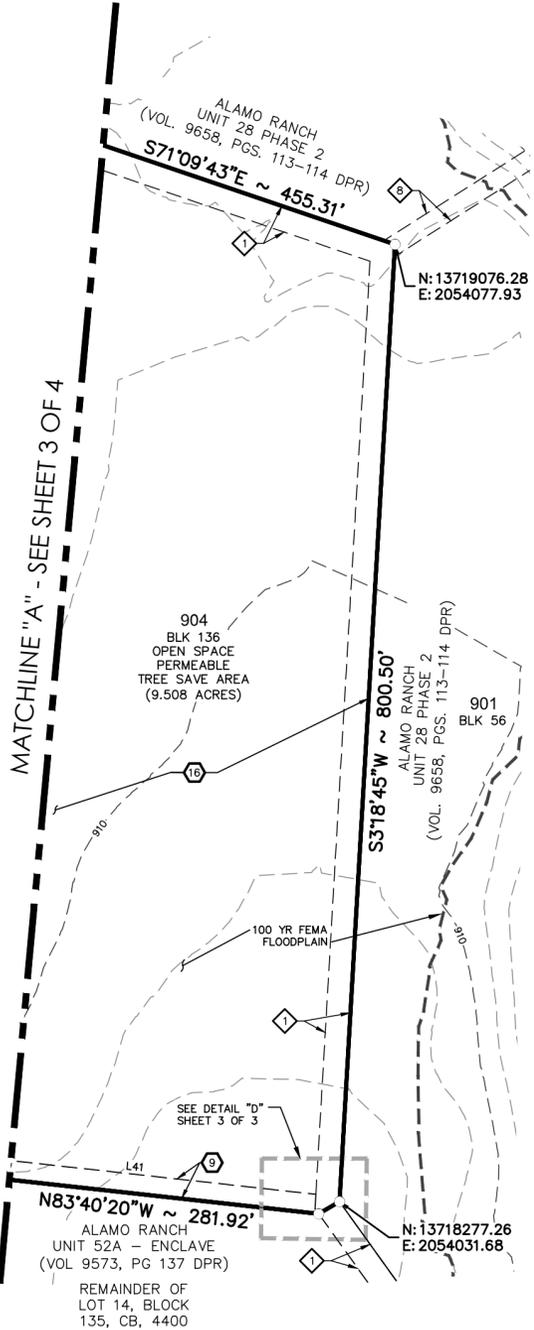
I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

REGISTERED PROFESSIONAL LAND SURVEYOR

CURVE TABLE				
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	189.00'	002°28'13"	S03°46'03"W	8.15'
C2	29.51'	047°31'54"	S66°15'14"W	23.79'
C3	189.00'	004°53'23"	N06°12'38"E	16.12'
C4	1260.00'	052°10'19"	N17°47'11"E	1108.09'
C5	1285.00'	010°45'20"	N28°06'16"E	240.87'
C6	1285.00'	005°05'15"	N06°39'17"E	114.06'
C7	15.00'	092°11'07"	N64°34'58"E	21.61'
C8	1405.00'	008°16'01"	N14°21'24"E	202.54'
C9	15.00'	053°04'07"	N16°18'40"W	13.40'
C10	50.00'	193°00'23"	N53°39'28"E	99.36'
C11	15.00'	052°01'12"	S55°50'56"E	13.16'
C12	525.00'	007°04'34"	S78°19'16"E	64.80'
C13	15.00'	052°01'12"	N79°12'25"E	13.16'
C14	50.00'	188°21'43"	S32°37'20"E	99.73'
C15	15.00'	051°10'53"	S35°58'05"W	12.96'
C16	1745.00'	004°50'23"	S12°31'50"W	147.35'
C17	15.00'	052°01'12"	S10°47'35"E	13.16'
C18	50.00'	187°50'43"	S57°10'11"W	99.77'
C19	15.00'	060°36'25"	N59°15'41"W	15.14'

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S59°26'43"W	20.08'
L2	N90°00'00"W	446.50'
L3	S81°59'47"E	27.37'
L4	S08°10'01"W	23.64'
L5	S86°14'04"W	57.45'
L6	S88°50'25"W	130.65'
L7	S79°24'56"W	138.76'
L8	N79°23'34"W	50.99'
L9	S88°32'45"W	54.16'
L10	S82°16'54"E	78.60'
L11	S77°30'49"E	55.16'
L12	S78°32'39"E	66.08'
L13	S81°51'33"E	115.59'
L14	S42°57'50"E	84.73'
L15	S34°48'51"E	71.73'
L16	S08°53'13"E	75.33'
L17	S27°50'05"W	85.23'
L18	S51°35'27"W	72.89'
L19	N68°45'37"W	71.01'
L20	S80°32'11"W	31.90'
L21	S27°55'57"E	34.74'
L22	S69°19'29"E	28.07'
L23	S39°19'29"E	16.00'
L24	S69°19'29"E	62.89'
L25	S81°51'33"E	74.94'
L26	S74°46'58"E	51.70'
L27	S15°13'02"W	168.16'
L28	S83°03'59"W	81.97'
L29	N71°09'48"W	20.42'
L30	N69°19'29"W	62.89'
L31	S80°40'31"W	16.00'
L32	N69°19'29"W	28.07'
L33	S69°16'59"W	34.74'
L34	N81°51'33"W	77.02'
L35	N74°46'58"W	57.73'
L36	N15°13'02"E	173.33'
L37	N83°03'59"E	81.97'
L38	S71°09'48"E	15.78'
L39	N53°02'59"W	119.60'
L40	N53°02'59"W	110.57'
L41	N83°40'20"W	281.41'
L42	S03°18'45"W	12.07'
L43	S35°33'22"E	5.31'
L44	S76°34'17"E	10.26'
L45	S76°34'17"E	12.35'
L46	N53°02'59"W	101.18'
L47	N81°59'47"W	21.69'
L48	N08°09'40"E	27.65'
L49	N81°59'47"W	100.25'
L50	S88°50'25"W	10.33'

CURVE TABLE				
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C20	175.00'	007°22'08"	S86°45'03"W	22.49'
C21	225.00'	025°46'13"	N84°02'54"W	100.35'
C22	15.00'	052°01'12"	S82°49'36"W	13.16'
C23	50.00'	200°28'13"	N22°56'54"W	98.41'
C24	15.00'	053°04'07"	N50°45'09"E	13.40'
C25	1405.00'	001°21'28"	N23°32'22"E	33.29'
C26	15.00'	092°11'07"	N23°13'56"W	21.61'
C27	1260.00'	006°16'34"	N20°40'31"E	137.95'
C28	25.00'	088°03'50"	S54°06'32"W	34.75'
C29	475.00'	007°04'34"	N78°19'16"W	58.63'
C30	25.00'	085°00'05"	N32°16'56"W	33.78'
C31	1695.00'	004°59'55"	N12°43'04"E	147.83'
C32	25.00'	079°48'57"	N55°07'30"E	32.08'
C33	225.00'	011°57'59"	N89°02'59"E	46.91'
C34	175.00'	025°46'13"	S84°02'54"E	78.05'
C35	25.00'	095°15'47"	S23°31'55"E	36.94'
C36	1455.00'	014°01'22"	S17°05'18"W	355.21'
C37	21.42'	045°20'14"	N59°59'32"W	16.51'



PLAT NUMBER 160481  
REPLAT, VACATING & RE-SUBDIVISION  
ESTABLISHING  
ALAMO RANCH UNIT 52B-1,  
ENCLAVE

BEING A TOTAL 20.542 ACRE TRACT OF LAND ESTABLISHING LOTS 57-81, 904, 905, 999 BLK 136, CB 4400, LOT 999 BLK 135 CB 4400 & LOTS 14-23, BLK 137, CB 4400, OUT OF A 20.53 ACRE TRACT OF LAND RECORDED IN VOLUME 14178, PAGES 1471-1475 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE THOMAS YORK SURVEY NUMBER 201 1/2, ABSTRACT 825, COUNTY BLOCK 4400, IN BEXAR COUNTY, TEXAS AND A 0.0164 OF AN ACRE PORTION OF LOT 14, BLOCK 135 OF THE ALAMO RANCH UNIT 52A ENCLAVE RECORDED IN VOLUME 9573, PAGE 137 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

SCALE: 1" = 100'

**PAPE-DAWSON ENGINEERS**

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TBP# FIRM REGISTRATION #470 | TPL# FIRM REGISTRATION #10028800  
DATE OF PREPARATION: July 6, 2017

STATE OF TEXAS  
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: BLAKE HARRINGTON  
PULTE HOMES OF TEXAS, L.P.  
1718 DRY CREEK WAY, STE 120  
SAN ANTONIO, TEXAS 78259  
(210) 496-1985

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BLAKE HARRINGTON KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THIS PLAT OF ALAMO RANCH UNIT 52B-1, ENCLAVE HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS; AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

BY: \_\_\_\_\_ CHAIRMAN  
BY: \_\_\_\_\_ SECRETARY

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS ON \_\_\_\_\_ AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS  
STATE OF TEXAS  
COUNTY OF BEXAR

I, \_\_\_\_\_, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ M. AND DULY RECORDED THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME \_\_\_\_\_ ON PAGE \_\_\_\_\_ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE. THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_.

COUNTY CLERK, BEXAR COUNTY, TEXAS  
BY: \_\_\_\_\_ DEPUTY