

DESCRIPTION OF 0.012 ACRE TRACT

Being 0.012 Acres (527 Sq. Ft.) out of that 0.283 Acre tract of land described in a deed recorded in Volume 8235, Page 1020, Official Public Records, Bexar County, Texas, also being out of Lot 11, Block 24, N.C.B. 534 as shown on the City Engineers Map of the City of San Antonio, Bexar, County, Texas and being more particularly described as follows:

COMMENCING at a point at the intersection of the North Right-of-Way of Burnet Street and the East Right-of-Way of Live Oak Street, said point also being the Southwest corner of said 0.283 Acre Tract and the Southwest corner of said Lot 11 for the **POINT OF COMMENCEMENT**;

Thence, N00° 17' 57"W, a distance of 104.96 feet with the east line of Live Oak Street to a ½" iron bar set for the southern most corner and the **POINT OF BEGINNING** of the herein described tract;

Thence, , N00° 17' 57"W, a distance of 35.95 feet continuing with the east line of Live Oak Street to a ½" iron set at the intersection of the East Right-of-Way line of Live Oak with the South Right-of-Way of Brooklyn Avenue, said point also being the northernmost corner of the herein described tract;

Thence, S52° 23' 04"E, a distance of 37.18 feet along the south Right-of-Way line of Brooklyn Avenue to a ½" iron bar set for the eastern most corner of the herein described tract;

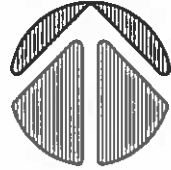
Thence, S65° 37' 49"W, a distance of 32.12 feet, to the **POINT OF BEGINNING** containing 0.012 (4,117.78 square feet) acres of land, more or less.

This description was prepared from a survey made on the ground under my direct supervision by employees of Civil Engineering Consultants. There is a plat of a survey with like job number. Bearings are based on the Texas State Plane, South Central Zone Coordinate System. Surveyed this the 18th day of October, 2017.




Alan D. Lindskog, RPLS # 2845

LAREDO • SAN ANTONIO • BRYAN/COLLEGE STATION



SCALE: 1" = 10'

LIVE OAK STREET
(33.4' R.O.W.)

1/2" IRON BAR SET
(CEC CAP)

N00°17'57"W ~ 35.95'

BROOKLYN AVENUE
(VOL. 5293, PAGE 94 DRBCT)
(80' R.O.W.)
S52°23'04"E ~ 37.18'

0.012 ACRES
(527 SQ. FT)

1/2" IRON BAR SET
(CEC CAP)

S65°37'49"W ~ 32.12'

R.O.W. LINE

1/2" IRON BAR SET
(CEC CAP)

104.96' TO SW COR. OF
0.283 ACRE TRACT AND
SW COR. OF LOT 11

R.O.W. LINE

LOT 11
BLOCK 24
N. C. B. 534



PLAT SHOWING: 527 SQ. FT (0.012 ACRES)
OUT OF THAT 0.283 ACRE TRACT DESCRIBED IN A
DEED RECORDED IN VOL. 18235, PAGE 1020, OFFICIAL
PUBLIC RECORDS OF BEXAR COUNTY, TEXAS AND
BEING OUT OF LOT 11, BLOCK 24, N.C.B. 534 AS
SHOWN ON THE CITY ENGINEERS MAP OF THE CITY OF
SAN ANTONIO, BEXAR COUNTY, TEXAS.

PROFESSIONAL SERVICE CONFORMS TO THE
CURRENT TEXAS SOCIETY OF PROFESSIONAL
SURVEYORS STANDARDS AND SPECIFICATIONS FOR
A CATEGORY 1B, CONDITION 2 SURVEY.
SURVEYED THIS THE 3RD DAY OF OCTOBER, 2017.

Alan D. Lindskog
ALAN D. LINDSKOG
REGISTERED PROFESSIONAL LAND SURVEYOR
2845
TEXAS REGISTRATION NO.



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TEXAS FIRM REGISTRATION NUMBERS:
ENGINEERING: F-2214
SURVEYING: 100410-00
Email: cec@cectexas.com

JOB NO. _F0593600