

22018068

DESCRIPTION OF A 0.099-ACRE TRACT OF LAND

BEING ALL OF A 0.099 ACRE TRACT OF LAND BEING ALL OF THAT CERTAIN TRACT OF LAND AS CONVEYED UNTO ISABELLE M. GRAF AS RECORDED IN VOLUME 4043, PAGE 265 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY TEXAS. SAID TRACT BEING THE EAST 50.74 FEET OF THE WEST 182 FEET OF LOT 8 IN THE SUBDIVISION PLAT OF SOUTH PORTION OF SCHUMANN SUBDIVISION NO.3 , AS RECORDED IN VOLUME 105, PAGE 82, OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT COINCIDENT WITH THE SOUTH RIGHT-OF-WAY LINE OF VALERO ST. (WIDTH VARIES), FOR THE NORTHWEST CORNER OF SAID TRACT HEREIN DESCRIBED;

THENCE: SOUTH 66°58'57" EAST COINCIDENT WITH SAID SOUTH RIGHT-OF-WAY, A DISTANCE OF 50.74 FEET POINT FOR THE NORTHEAST CORNER OF SAID TRACT HEREIN DESCRIBED;

THENCE: SOUTH 23°01'03" EAST, A DISTANCE OF 84.75 FEET TO POINT FOR THE SOUTHEAST CORNER OF SAID TRACT HEREIN DESCRIBED;

THENCE: NORTH 66°58'57" WEST, A DISTANCE OF 50.74 FEET TO A POINT FOR THE SOUTHWEST CORNER OF SAID TRACT HEREIN DESCRIBED;

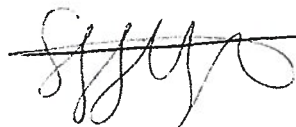

THENCE: NORTH 23°01'03" EAST, A DISTANCE OF 84.75 FEET TO THE POINT OF BEGINNING AND CONTAINING IN ALL 0.099-ACRES OF LAND, MORE OR LESS.

THIS SURVEY REPRESENTS THE FACT FOUND ON THE GROUND PERFORMED DECEMBER 5, 2017. THIS SURVEY SHALL NOT BE USED FOR TITLE CONVEYANCE.

MEASUREMENTS SHOWN AND NOTED HEREON ARE GPS DERIVED NAD 83 (88 ADJUSTMENT).

STEVEN LEE WRIGHT, R.P.L.S., #4823

DECEMBER 5, 2017

VALERO ST.

45' R.O.W.

S 66°58'57" E 50.74'

72018068

AREA TO BE REZONED AS R-4

4300 SQ. FT.
0.099 AC.



N 23°01'03" E 84.75'

S 23°01'03" W 84.75'

S 66°58'57" E 50.74'

N 66°58'57" W 50.74'

S 23°01'03" W 207.13'

N 23°01'03" E 208.68'

ZONING EXHIBIT

BEING THE EAST 50.74 FEET OF THE WEST 182 FEET OF LOT 8, N.C.B. 3053, SCHUMANN SUBDIVISION NO. 3. SEE ATTACHED METES AND BOUNDS FOR COMPLETE PROPERTY DESCRIPTION.

S 23°01'03" W 122.36'

N 23°01'03" E 123.93'



I HEREBY CERTIFY THAT THE ABOVE PLAT IS TRUE, CORRECT AND AN ACCURATE REPRESENTATION OF THE PROPERTY ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION. THIS PLAT IS TO BE USED FOR REZONING PURPOSES ONLY AND NOT TO BE USED FOR TITLE TRANSFER.

S 65°13'57" E 50.76'

THIS 5TH DAY OF DECEMBER, 2017 A.D.

[Signature]

SURVEY ORDER NO. --
SCALE: 1"=20' DWN BY: JMG CHK BY: SLW

E ASHBY

60' R.O.W.

S SOUTH TEXAS ENGINEERING, INC.
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