LOCATION MAP NOT-TO-SCALE

LEGEND AC ACRE(S) VOLUME VOL PAGE(S) BLK BLOCK BUILDING SETBACK LINE SANITARY SEWER CATY CABLE TELEVISION FOUND 1/2" IRON ROD (SURVEYOR) COUNTY BLOCK (UNLESS NOTED OTHERWISE) DPR DEED AND PLAT RECORDS OF SET 1/2" IRON ROD (PD)

GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS

BEXAR COUNTY, TEXAS

EXISTING CONTOURS PROPOSED CONTOURS

EXISTING FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN 1% ANNUAL CHANCE (100-YR) FUTURE CONDITIONS (REGULATORY) **FLOODPLAIN**

19

20

(0.045 ACRES OFF-LOT)

(0.025 ACRES OFF-LOT)

28' ELECTRIC EASEMENT

(0.951 ACRES OFF-LOT)

(0.031 ACRES OFF-LOT)

16' WATER EASEMENT

(VOL 9604, PG 76, OPR)

(22) 15' DRAINAGE EASEMENT

13' CLEAR VISION EASEMENT

(PERMEABLE)

(PERMEARIF)

VARIABLE WIDTH DRAINAGE

EASEMENT (0.020 ACRES OFF-LOT)

30' PRIVATE DRAINAGE EASEMENT

30' PRIVATE DRAINAGE EASEMENT

10' GAS, ELECTRIC, TELEPHONE AND

CABLE TV EASEMENT (PERMEABLE)

12' SANITARY SEWER EASEMENT

14' GAS, ELECTRIC, TELEPHONE

AND CABLE TV EASEMENT

(VOL 4527, PG 1637-1658, OPR)

MINIMUM FINISHED FLOOR FLEVATION 12' SANITARY SEWER EASEMENT

10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT VARIABLE WIDTH CLEAR VISION EASEMENT 20' BUILDING SETBACK LINE

VARIABLE WIDTH PRIVATE DRAINAGE EASEMENT PERMEABLE 10' BUILDING SETBACK LINE

12' SANITARY SEWER EASEMENT TURNAROUND, SANITARY SEWER, (15) WATER, ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE

PLAT (0.824 ACRES OFF-LOT) 50'x50', SANITARY SEWER, WATER, ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE PLAT (0.057 ACRES OFF-LOT) (PERMEABLE) SURVEYOR'S NOTES

(VOL 9604, PG 79 - 83, OPR) 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 NAD83 (NA2011) EPOCH 2010.00 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 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

THE NUMBER OF 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 ENGINEERING SERVICES DIVISION.

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.

1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RICHTS-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 BUPYING 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 OF 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 THERETO, IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.

2. ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, 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

STATE OF TEXAS COUNTY OF BEXAR

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.

Caral Tacket

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.

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.

PUBLIC WORKS STORM WATER:

FINISHED FLOOR ELEVATIONS FOR STRUCTURES ON LOTS CONTAINING FLOODPLAIN OR ADJACENT TO THE FLOODPLAIN SHALL BE NO LESS THAN ONE FOOT ABOVE THE BASE FLOOD ELEVATION (BFE) OF THE REGULATORY FLOODPLAIN. NONRESIDENTIAL STRUCTURES SHALL BE ELEVATED OR FLOOD PROOFED TO NO LESS THAN ONE FOOT ABOVE THE BFE OF THE REGULATORY FLOODPLAIN.

MAINTENANCE NOTE

THE MAINTENANCE OF PRIVATE STREETS, OPEN SPACE, GREENBELTS, PARKS, DRAINAGE EASEMENTS AND EASEMENTS OF ANY NATURE WITHIN LADERA, UNIT-1B (ENCLAVE) SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE LADERA, UNIT-1B (ENCLAVE) HOMEOWNER'S ASSOCIATION OR THEIR SUCCESSORS AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO OR BEXAR COUNTY. TO INCLUDE BUT NOT LIMITED TO: BLOCK 5, LOTS 903, 904, & 999; BLOCK 13, LOT 901, & LOT 902 TREE SAVE AREA

PRIVATE STREET DESIGNATION NOTE:

LOT 999, BLOCK 5 IS A PRIVATE STREET AND IS DESIGNATED AS AN UNDERGROUND ELECTRIC, GAS, TELEPHONE CABLE TELEVISION, DRAINAGE, WATER, PEDESTRIAN, AND SANITARY SEWER EASEMENT.

LOTS 903 & 904, BLOCK 5, & LOTS 901 & 902 BLOCK 13, CB 4347 ARE DESIGNATED AS OPEN SPACE AND AS A LANDSCAPE, DRAINAGE, SEWER, WATER, ELECTRIC, GAS, TELEPHONE, AND CABLE TV EASEMENT

LEGAL INSTRUMENT NOTE

A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

A DIE EA DY D						
LINE TABLE						
LINE #	BEARING	LENGTH				
L1	N28*39'23"W	3.08'				
L2	S61*20'37"W	50.00'				
L3	S28'39'23"E	5.00'				
L4	N28'39'23"W	5.00'				
L5	N42*30'21"W	18.20'				
L6	N72'07'27"W	34.38'				
L7	S68*51'24"W	22.90'				
L8	S46*43'05"W	155.66				
L9	N18'03'13"E	25.02'				
L10	N46'43'05"E	136.06				
L11	N68*56'20"E	10.45				
L12	N72°07'27"W	19.49'				
L13	S72*37'45"W	45.05'				
L14	N17*22'15"W	28.25'				
L15	N44*06'28"E	19.37				
L16	N43*48'51"W	10.52				
L17	N17'53'38"E	101.04				
L18	N05*41'36"W	100.52				
L19	N15*16'50"E	26.27				
L20	N13"12'41"E	63.64				
L21	N02*07'22"E	66.74'				
L22	N04*50'55"W	150.00'				
L23	N85'09'05"E	120.00'				
L24	N04*50'55"W	18.55'				
L25	N85°09'05"E	65.00'				
L26	N72"13'10"E	65.42'				
L27	N28'08'25"E	109.95				
L28	N61°51'35"W	50.00'				
L29	N27*38'11"E	50.00'				
L30	S61*51'35"E	50.00'				
L31	N28°08'25"E	120.00'				
L32	N61°51'35"W	36.00'				
L33	N28'08'25"E	30.00'				
L34	S61*51'35"E	36.00'				
L35	N28'08'33"E	40.10'				
L36	S14*47'09"E	28.96'				
L37	N74*48'35"W	2.56'				
L38	S15*26'22"W	10.00'				
L39	N61°51'35"W	71.86'				
L40	S08'08'00"E	71.24				
L41	S66'22'46"E	70.41				
L42	S71°35'26"E	48.59'				
L43	N85'09'05"E	50.00'				
L44	N27*38'11"E	50.00'				
L45	S15*26'22"W	50.00'				
L46	N25*46'17"E	27.12				
L47	N85*09*05"E	136.96'				
L48	N43°39'42"E	22.64'				
L49	N06'30'10"W	47.63'				
L50	N13°24'31"W	48.51'				
L51	N19*30'55"W	50.62'				
L52	N.31°16'46"W	42 41'				

L52 N31*16'46"W 42.41'

L53 N43*48'51"W 30.47'



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RES	FINISHED FLOOR NOTE: RESIDENTIAL FINISHED FLOOR ELEVATIONS MUST BE A MINIMUM OF EIGHT INCHES ABOVE FINISHED ADJACENT GRADE.													
			ESS NOTE											
THE	E SAN AI	OTV	NIO WATER	SYSTEM IS H	HEREBY GRANTED THE R									
				ior's adja Shown on	CENT PROPERTY TO	ACCESS	THE WATER							
	RE FLOV		***************************************											
					N ANTONIO FIRE FLOW									
					T, THE PUBLIC WATER A V DEMAND OF <u>1750</u> G									
					IENTS FOR INDIVIDUAL									
PRO	OCEDURE	ES S	ET FORTH B	Y THE CITY C	F SAN ANTONIO DIREC	TOR OF DE	EVELOPMENT							
SER	RVICES DI	EPA	RTMENT AN	D THE SAN AI	NTONIO FIRE DEPARTME	NT FIRE MA	RSHAL.							
-			IE NOTE:											
					'S-OF-WAY AND EASEM 1% ANNUAL CHANCE (
					GENCY MANAGEMENT 29C0345F, DATED SEPTE									
HIC	SHER OF	4%	ANNUAL C	CHANCE (25-	YEAR) ULTIMATE PLUS I	REEBOARD	OR THE 1%	•						
					e development cond These easements is pr									
PRI	OR WRIT	TEN	APPROVA	L OF THE	BEXAR COUNTY OR C	ITY OF SA	N ANTONIO							
					COUNTY OR CITY OF DRAINAGE EASEMENTS A									
SE	TBACK	NO	OTE:											
SET	TBACKS I	MP	OSED ON T		E AT THE DISCRETION									
	XAR COI ITONIO.	UNI	Y AND AR	F NOI 2087	ECT TO ENFORCEMENT	BY THE C	CITY OF SAN	1						
-								TREE NOTE:						
			THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PERMIT (A/P#2009486) WHICH											
MA		REQUIRES STRICT COMPLIANCE BY THE DEVELOPER AND PROPERTY OWNERS. THE MASTER TREE PERMIT IS ON FILE AT THE CITY OF SAN ANTONIO ARBORISTS OFFICE. NO												
TREES OR UNDERSTORY SHALL BE REMOVED WITHOUT PRIOR CONSULTATION WITH THE							WNERS. THE OFFICE. NO							
	EES OR U	e pi NDE	CT COMPLIA ERMIT IS ON	ANCE BY TH FILE AT THE (ALL BE REMC	E DEVELOPER AND PR CITY OF SAN ANTONIO	OPERTY O	WNERS. THE OFFICE. NO							
	EES OR U	e pi NDE	CT COMPLIA ERMIT IS ON ERSTORY SHA	ANCE BY TH FILE AT THE (ALL BE REMC	E DEVELOPER AND PR CITY OF SAN ANTONIO	OPERTY O	WNERS. THE OFFICE. NO							
	EES OR U	e pi NDE	CT COMPLIA ERMIT IS ON ERSTORY SHA	ANCE BY TH FILE AT THE (ALL BE REMC 77(H).	E DEVELOPER AND PR CITY OF SAN ANTONIO	OPERTY O	WNERS. THE OFFICE. NO							
CIT	EES OR U	E PI NDE	CT COMPLIA ERMIT IS ON ERSTORY SHA	ANCE BY TH FILE AT THE (ALL BE REMC 77(H).	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C	OPERTY O	WNERS. THE OFFICE. NO							
CIT	ES OR UI	E PI NDE	CT COMPLI, ERMIT IS ON ERSTORY SH. OFFICE 35-4	ANCE BY TH FILE AT THE (ALL BE REMO 77(H).	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE	OPERTY O ARBORISTS ONSULTATI	WNERS. THE OFFICE. NO ON WITH THE							
CIT	EES OR UI Y ARBOR	E PI NDE	CT COMPLI, ERMIT IS ON ERSTORY SH. OFFICE 35-4	ANCE BY TH FILE AT THE (ALL BE REMO 77(H). CUR	E DEVELOPER AND PR CITY OF SAN ANTONIO OVED WITHOUT PRIOR C VE TABLE CHORD BEARING	OPERTY O ARBORISTS ONSULTATION	WNERS. THE OFFICE. NO ON WITH THE							
CIT	CURVE	E PI NDE	CT COMPLI, ERMIT IS ON ERSTORY SH. OFFICE 35-4 RADIUS 10.00'	ANCE BY THE FILE AT THE GALL BE REMCOTORING. CUR DELTA 87'33'18"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62*11'13"W	OPERTY O ARBORISTS ONSULTATION CHORD	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28'							
CIT	CURVE	E PI NDE	RADIUS 1025.00'	ANCE BY TH FILE AT THE GALL BE REMO 77(H). CUR DELTA 87'33'18" 16'20'15"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62"11"13"W N82"12"16"W	OPERTY O ARBORISTS ONSULTATION CHORD 13.84' 291.28'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27'							
CIT	CURVE C1 C2 C3	E PI NDE	RADIUS 10.00' 1025.00' 220.00'	CUR DELTA 87'33'18" 16'20'15" 27'17'43"	E DEVELOPER AND PR CITY OF SAN ANTONIO OVED WITHOUT PRIOR C VE TABLE CHORD BEARING S62'11'13"W N82'12'16"W S75'58'45"W	CHORD 13.84' 103.82'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81'							
CIT	CURVE C1 C2 C3 C4	E PI NDE	RADIUS 10.00' 10.00'	CUR DELTA 87'33'18" 16'20'15" 27'17'43"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62'11'13"W N82'12'16"W S75'58'45"W N73'09'45"W	CHORD 13.84' 291.28' 103.82'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54'							
CIT	CURVE C1 C2 C3 C4 C5	E PI NDE	RADIUS 10.00' 10.00' 14.00'	CUR' DELTA 87'33'18" 16'20'15" 27'17'43" 89'00'43" 50'57'05"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62"11'13"W N82"12'16"W S75"58'45"W N73"09'45"W N30"19'28"W	OPERTY O ARBORISTS ONSULTATION ON SULTATION SU	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45'							
CIT	CURVE C1 C2 C3 C4 C5 C6	E PI NDE	RADIUS 10.00' 1025.00' 220.00' 14.00' 59.00'	CUR DELTA 87'33'18" 16'20'15" 27'17'43" 89'00'43" 50'57'05"	E DEVELOPER AND PR CITY OF SAN ANTONIO OVED WITHOUT PRIOR C VE TABLE CHORD BEARING S62'11'13"W N82'12'16"W S75'58'45"W N73'09'45"W N85'09'05"E	CHORD 13.84' 291.28' 103.82' 14.02' 12.04' 60.36'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45' 307.35'							
CIT	CURVE C1 C2 C3 C4 C5 C6 C7	E PI NDE	RADIUS 10.00' 1025.00' 14.00' 14.00'	ANCE BY TH FILE AT THE GALL BE REMO 77(H). CUR' DELTA 87'33'18" 16'20'15" 27'17'43" 89'00'43" 50'57'05" 298'28'06" 50'57'06"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62'11'13"W N82'12'16"W S75'58'45"W N73'09'45"W N30'19'28"W N85'09'05"E S20'37'38"W	CHORD 13.84' 291.28' 103.82' 14.02' 12.04' 60.36'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45' 307.35' 12.45'							
CIT	CURVE C1 C2 C3 C4 C5 C6 C7 C8	E PI NDE	RADIUS 10.00' 10.00' 14.00' 59.00'	CUR' DELTA 87'33'18" 16'20'15" 27'17'43" 89'00'43" 50'57'05" 298'28'06" 50'57'06" 266'56'41"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62"11'13"W N82"12'16"W S75"58'45"W N73"09'45"W N85"09'05"E S20"37'38"W S29"12'52"W	CHORD 13.84' 291.28' 103.82' 14.02' 12.04' 60.36' 12.04' 85.63'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45' 307.35' 12.45' 274.88'							
CIT	CURVE C1 C2 C3 C4 C5 C6 C7 C8 C9	E PI NDE	RADIUS 10.00' 1025.00' 220.00' 14.00' 59.00' 14.00'	ANCE BY TH FILE AT THE (ALL BE REMONDED TO THE PROPERTY OF THE	E DEVELOPER AND PR CITY OF SAN ANTONIO OVED WITHOUT PRIOR C VE TABLE CHORD BEARING S62'11'13"W N82'12'16"W S75'58'45"W N73'09'45"W N30'19'28"W N85'09'05"E S20'37'38"W S29'12'52"W N50'19'47"W	CHORD 13.84' 291.28' 103.82' 14.02' 12.04' 60.36' 12.04' 85.63' 11.71'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45' 307.35' 12.45' 274.88' 12.08'							
CIT	CURVE C1 C2 C3 C4 C5 C6 C7 C8 C9 C10	E PI NDE	RADIUS 10.00' 1025.00' 14.00' 59.00' 14.00' 305.00'	ANCE BY TH FILE AT THE (ALL BE REMOTO) FILE AT THE (ALL BE ALL BE	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62'11'13"W N82'12'16"W S75'58'45"W N73'09'45"W N85'09'05"E S20'37'38"W S29'12'52"W N50'19'47"W N68'12'37"W	CHORD 13.84' 291.28' 103.82' 14.02' 12.04' 60.36' 12.04' 85.63' 11.71' 67.47'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45' 307.35' 12.45' 274.88' 12.08' 67.61'							
CIT	CURVE C1 C2 C3 C4 C5 C6 C7 C8 C9 C10 C11	E PI NDE	RADIUS 10.00' 1025.00' 14.00' 59.00' 14.00' 305.00' 525.00'	ANCE BY TH FILE AT THE (ALL BE REMOTA) (H). CUR DELTA 87'33'18" 16'20'15" 27'17'43" 89'00'43" 50'57'05" 298'28'06" 50'57'06" 266'56'41" 49'27'26" 12'42'03" 23'48'28"	E DEVELOPER AND PR CITY OF SAN ANTONIO VED WITHOUT PRIOR C VE TABLE CHORD BEARING S62"11'13"W N82"12'16"W S75"58'45"W N73"09'45"W N85"09'05"E S20"37'38"W S29"12'52"W N50"19'47"W N68"12'37"W N16"45'09"W	CHORD 13.84' 291.28' 103.82' 14.02' 12.04' 60.36' 12.04' 85.63' 11.71' 67.47' 216.59'	WNERS. THE OFFICE. NO ON WITH THE LENGTH 15.28' 292.27' 104.81' 15.54' 12.45' 307.35' 12.45' 274.88' 12.08' 67.61' 218.15'							

C15

C16

C17

C18

C19

C20

C21

C22

C23

C24

C25

C26

C27

C28

15.00'

245.00'

295.00'

15.00'

300.00'

190.00'

15.00'

475.00'

59.00'

14.00'

245.00'

55.00'

76.28'

127.00'

90,00,00,

12*42'03"

12"42'03"

90,00,00

13'05'04

43'55'37

90,00,00

23'48'28"

31'29'36'

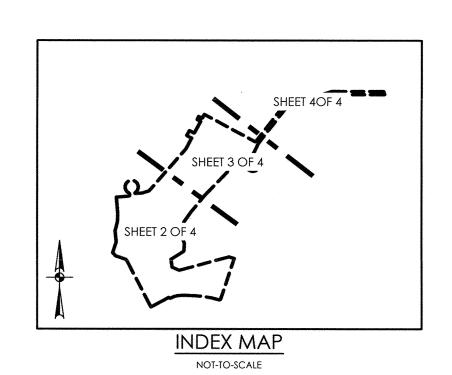
52*54'10"

6*44'38"

54'06'24

64'03'45"

43*55'37"



PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

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: LADERA I, LLC

BY: CIRI LAND DEVELOPMENT COMPANY ITS SOLE MEMBER CHAD NUGENT, VICE PRESIDENT P.O. BOX 93330 ANCHORAGE, ALASKA 99509 (907)274-8638

STATE OF TEXAS (100-YEAR) FLOOD ZONE

23.56

54.31

65.39'

23.56

68.51

145.67

23.56

197.38'

32.43

12.93'

28.84

51.94

85.29'

97.37

21.21

54.20'

65.26'

21.21'

68.36'

142.13

21.21

195.96'

32.02

12.47

28.82

50.03

80.92

95.00'

N16'51'35"W

S6812'37"E

N6812'37"W

S73'08'25"W

S34°40'57"W

S6311'17"W

S40°09'05"W

S16*45'09"E

N59°59'44"E

N78'59'17"E

S77'55'57"E

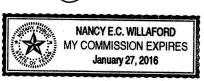
N14"10'16"E

N21°58'17"E

N63"11'17"E

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED CHAD NUGENT 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 10 DAY OF 10 DAY

NDTARY PUBLIC, BEXAR COUNTY, TEXAS



PLAT NUMBER 140493

SUBDIVISION PLAT **ESTABLISHING** LADERA, UNIT-1B (ENCLAVE)

A 24.049 ACRE TRACT OF LAND OUT OF A 320.477 ACRE TRACT RECORDED IN VOLUME 14342, PAGES 1826-1835 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE PRECILLA TARKINGTON SURVEY NUMBER 5, ABSTRACT 1029, COUNTY BLOCK 4347, BEXAR COUNTY, TEXAS.



2000 NW LOOP 410 | SAN ANTONIO, TEXAS 78213 | PHONE: 210.375.9000 FAX: 210.375.9010

DATE OF PRINT: June 16, 2015

THIS PLAT OF LADERA, UNIT-1B 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. , A.D. <u>20</u> _ DAY OF _

DV.	
BY:	CHAIRMAN
BY:	
	SECRETARY

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 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.

ATED THIS	DAY OF	A.D. 20
	•	

COUNTY	CLERK.	BEXAR	COUN	TY. TI	EXAS

STATE OF TEXAS				
COUNTY OF BEXAR				
l,	, COU	NTY CLERK	OF BEXAR COUNT	Y, DO HEREBY
CERTIFY THAT THIS PLAT WAS FILED	FOR REC	ORD IN MY	OFFICE, ON THE	DAY
OF, A	.D. <u>20</u>	_AT	_M. AND DULY RE	ECORDED THE
DAY OF		A.D. <u>20</u>	AT	M. IN THE
DEED AND PLAT RECORDS OF BEX	(AR COUN	TY, IN BOOI	K/ VOLUME	ON

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF_ __, A.D. <u>20</u>

COUNTY	CLERK,	BEXAR	COUNTY,	TEXAS

SHEET 1 OF 4 BY: _____





2000 NW LOOP 410 | SAN ANTONIO, TEXAS 78213 | PHONE: 210.375.9000 FAX: 210.375.9010

DATE OF PRINT: June 16, 2015

PLAT NUMBER 140493

SUBDIVISION PLAT

THIS PLAT OF LADERA, UNIT-1B 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.

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 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.

COUNTY CLERK, BEXAR COUNTY, TEXAS

STATE OF TEXAS

CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE

___ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF

SHEET 2 OF 4 BY:

N41"13'29"E 500.00

S35'35'03"W

UNPLATTED

942.966 ACRES

(VOL 12634, PG 160 OPR)

OWNER: LADERA 1, LLC

104.63

N: 13695069.82

TREE SAVE AREA

(6.493 ACRES)

PRECILLA TARKINGTON

SURVEY NUMBER 5

ABSTRACT NUMBER 1029

COUNTY BLOCK 4347

BANDITOS RIDGE

OPEN SPACE (8.327 ACRES)

BLOCK 13

CB 4347

S5871'00"W

137.60'

TREE SAVE AREA

(6.493 ACRES)

CHANCE (100-YR) FLOODPLAIN

100 YR. ULTIMATE

DEVELOPMENT

FLOOD PLAIN

BASED ON STUDY

-BY PAPE-DAWSON

ENGINEERS

APPROVED

FELDER RANCH, UNIT-1A

(ENCLAVE)

(VOL 9604, PG 79-83 DPR

EASEMENTS ARE DESCRIBED BELOW:

EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

JULY 2014

UNPLATTED 942.966 ACRES (VOL 12634, PG 160 OPR)

OWNER: LADERA 1, LLC

PRECILLA TARKINGTON SURVEY NUMBER 5 abstract number 1029

COUNTY BLOCK 4347

FEMA 1% ANNUAL

VOLUME PG PAGE(S) SANITARY SEWER FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE) SET 1/2" IRON ROD (PD)

GETCTV GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION OPR OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS

DEED AND PLAT RECORDS OF

BEXAR COUNTY, TEXAS

AC ACRE(S)

BSL BUILDING SETBACK LINE

CATV CABLE TELEVISION

CB COUNTY BLOCK

BLK BLOCK

EXISTING CONTOURS PROPOSED CONTOURS

EXISTING FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN 1% ANNUAL CHANCE (100-YR) FUTURE CONDITIONS (REGULATORY) FLOODPLAIN MINIMUM FINISHED FLOOR ELEVATION

(17)

LOCATION MAP

LEGEND

10' GAS, ELECTRIC, TELEPHONE VARIABLE WIDTH CLEAR

VISION EASEMENT (11) 20' BUILDING SETBACK LINE

DRAINAGE EASEMENT PERMEABLE 12 10' BUILDING SETBACK LINE (14)

12' SANITARY SEWER EASEMENT TURNAROUND, SANITARY SEWER, (15) WATER, ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE

PLAT (0.824 ACRES OFF-LOT) 50'x50', SANITARY SEWER, WATER, ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE PLAT (0.057 ACRES OFF-LOT) (PERMEABLE)

(22) 28' ELECTRIC EASEMENT

10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (PERMEABLE) (0.031 ACRES OFF-LOT) 12' SANITARY SEWER EASEMENT (VOL 4527, PG 1637-1658, OPR) 16' WATER EASEMENT

12' SANITARY SEWER EASEMENT

VARIABLE WIDTH DRAINAGE

EASEMENT (0.020 ACRES OFF-LOT)

30' PRIVATE DRAINAGE EASEMENT

30' PRIVATE DRAINAGE EASEMENT

(0.045 ACRES OFF-LOT)

(0.025 ACRES OFF-LOT)

15' DRAINAGE EASEMENT

(0.951 ACRES OFF-LOT)

13' CLEAR VISION EASEMENT

(VOL 9604, PG 76, OPR)

14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT

(VOL 9604, PG 79 - 83, OPR)

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: LADERA I, LLC

BY: CIRI LAND DEVELOPMENT COMPANY ITS SOLE MEMBER CHAD NUGENT, VICE PRESIDENT P.O. BOX 93330 ANCHORAGE, ALASKA 99509 (907)274-8638

STATE OF TEXAS COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED CHAD NUGENT 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 164 DAY OF 2015.

OTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS COUNTY OF BEXAR

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



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.

SURVEYOR'S NOTES:

1. PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.

. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD), IS HEREB DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE

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." "ERPUICE EASEMENT," "OVERHANG EASEMENT," "THILITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND RERECTING 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 THERETO, IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.

PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ATTERATION.

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

4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE FLECTRIC AND GAS FASEMENTS 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

2. ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID

EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR

COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 EDU NOTE NAD83 (NA2011) EPOCH 2010.00 FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER FROM THE NGS COOPERATIVE CORS NETWORK.

3. DIMENSIONS SHOWN ARE SURFACE. 4. BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED OR THE SOUTH CENTRAL ZONE.

CURVE AND LINE TABLE ON SHEET 1 OF 4

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

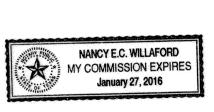
-TREE SAVE AREA

(6.493 ACRES)

THE NUMBER OF EQUIVALENT DWELLING UNITS (EDUS) PAID FOR THIS SUBDIVISION PLAT ISSUED BY THE DEVELOPMENT ENGINEERING SERVICES DIVISION.

EDU PAYMENT 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.





SECRETARY

DATED THIS	_ DAY OF	A.D.	20	

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY OF BEXAR , COUNTY CLERK OF BEXAR COUNTY, DO HEREBY

OF	, A.D. <u>20</u>	AT	M. AND DU	LY RECORDED THE
DAY OF		, A.D. <u>20</u>	AT	M. IN THE
DEED AND PLAT RECO	RDS OF BEXAR CO	UNTY, IN BOO	K/ VOLUME_	ON

, A.D. <u>20</u>

COUNTY CLERK, BEXAR COUNTY, TEXAS

CHAIRMAN SECRETARY

CERTIFICATE OF APPROVAL

DATED THIS

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 BÉXAR COUNTY, TEXAS 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.

PLAT NUMBER 140493

SUBDIVISION PLAT

ESTABLISHING

LADERA, UNIT-1B (ENCLAVE)

A 24.049 ACRE TRACT OF LAND OUT OF A 320.477 ACRE TRACT RECORDED

SCALE: 1"= 100'

DATE OF PRINT: June 16, 2015

THIS PLAT OF LADERA, UNIT-1B 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

DATED THIS _____ DAY OF ____

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

STATE OF TEXAS

N: 13695567.01

N37'53'47"E 399.64

s37°53'47"W

387.90

S25.46'17"W

DETAIL "B" SEE

THIS SHEET

 $\bar{\omega}$

E: 2037429.90

COUNTY OF BEXAR

OFFICE, THIS _____ DAY OF_

CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE , A.D. <u>20</u> AT ____ ____M. AND DULY RECORDED THE ___ DAY OF ___ __, A.D. <u>20</u>___AT___

DEED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUME _ __ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF

COUNTY CLERK, BEXAR COUNTY, TEXAS

SHEET 3 OF 4 BY: _____

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. BLOCK 14 CB 4347 N04'50'55"W

LOCATION MAP

PAGE(S)

SANITARY SEWER

(0.045 ACRES OFF-LOT)

(0.025 ACRES OFF-LOT)

13' CLEAR VISION EASEMENT

15' DRAINAGE EASEMENT

28' ELECTRIC EASEMENT

(0.951 ACRES OFF-LOT)

(0.031 ACRES OFF-LOT)

16' WATER FASEMENT

(VOL 9604, PG 76, OPR)

AND CABLE TV EASEMENT

(PERMEABLE)

VARIABLE WIDTH DRAINAGE

EASEMENT (0.020 ACRES OFF-LOT)

30' PRIVATE DRAINAGE EASEMENT

30' PRIVATE DRAINAGE EASEMENT

10' GAS, ELECTRIC, TELEPHONE AND

CABLE TV EASEMENT (PERMEABLE)

12' SANITARY SEWER EASEMENT

(VOL 4527, PG 1637-1658, OPR)

14' GAS, ELECTRIC, TELEPHONE

FOUND 1/2" IRON ROD

SET 1/2" IRON ROD (PD)

(UNLESS NOTED OTHERWISE)

LEGEND AC ACRE(S) BLK BLOCK BUILDING SETBACK LINE CATV CABLE TELEVISION CB COUNTY BLOCK

BEXAR COUNTY, TEXAS GETCTV GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION OPR OFFICIAL PUBLIC RECORDS

DPR DEED AND PLAT RECORDS OF

(OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS **EXISTING CONTOURS**

PROPOSED CONTOURS EXISTING FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN 1% ANNUAL CHANCE (100-YR) FUTURE CONDITIONS (REGULATORY)

(19)

MINIMUM FINISHED FLOOR ELEVATION 12' SANITARY SEWER EASEMENT 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT VARIABLE WIDTH CLEAR

VISION EASEMENT 20' BUILDING SETBACK LINE VARIABLE WIDTH PRIVATE

10' BUILDING SETBACK LINE 12' SANITARY SEWER EASEMENT TURNAROUND, SANITARY SEWER, WATER, ELECTRIC, GAS, CABLE

DRAINAGE EASEMENT PERMEABLE

TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE PLAT (0.824 ACRES OFF-LOT) 50'x50', SANITARY SEWER, WATER,

ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE PLAT (0.057 ACRES OFF-LOT) (PERMEABLE)

(VOL 9604, PG 79 - 83, OPR) URVEYOR'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 NAD83 (NA2011) EPOCH 2010.00 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 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

THE NUMBER OF 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 ENGINEERING SERVICES DIVISION.

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.

. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE FASEMENTS AND RIGHTS-OF-WAY FOR FLECTRIC 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, RAINTAINING, REMOVING, INSPECTING, PATROLLING, AND FERCTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPLIETENANCES: TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND. THE RIGHT AT DIRECTOR 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 FFICIENCY OF SAID LINES OR APPURTENANCES THERETO, 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 SEMENT, 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 ALIERATION.

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.

ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE ELECTRIC, GAS TELEPHONE AND CABLE T.V. ASEMENTS WHEN ONLY UNDERGROUND ELECTRIC, GAS, TELEPHONE AND CABLE T.V. FACILITIES ARE PROPOSED OR (ISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

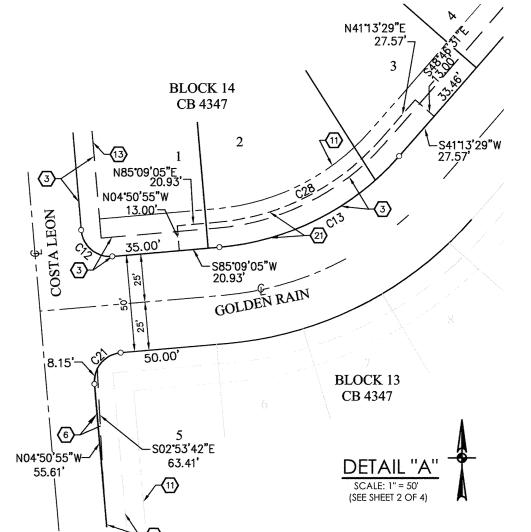
COUNTY OF BEXAR

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.

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.



OWNER/DEVELOPER: LADERA I, LLC BY: CIRI LAND DEVELOPMENT COMPANY ITS SOLE MEMBER CHAD NUGENT, VICE PRESIDENT P.O. BOX 93330 ANCHORAGE, ALASKA 99509 STATE OF TEXAS COUNTY OF BEXAR BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED CHAD NUGENT 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. 2015_. ARY PUBLIC, BEYAR COUNTY, TEXAS NANCY E.C. WILLAFORD MY COMMISSION EXPIRES January 27, 2016

PRECILLA TARKINGTON SURVEY NUMBER 5 abstract number 1029 COUNTY BLOCK 4347 UNPLATTED 942.966 ACRES (VOL 12634, PG 160 OPR) OWNER: LADERA 1, LLC N: 13695504.13 E: 2036805.32 UNPLATTED 100.405 ACRES ₩ N4113'29"E ~ 500.00" (VOL 5089, PG 1178 OPR) OWNER: TEXAS RESEARCH & TECHNOLOGY FOUNDATION

TREE SAVE AREA

UNPLATTED

942.966 ACRES

OWNER: LADERA 1, LLC

(VOL 12634, PG 160 OPR) L37-

PRECILLA TARKINGTON Survey Number 5 ABSTRACT NUMBER 1029 COUNTY BLOCK 4347 -⟨③⟩ -L157

DETAIL "B'

S41"13'29"W 738.92"

S39'20'40"W

187.61

BLOCK 13

CB 4347

RUNNING WOLF

902 - 91 OPEN SPACE (8.327 ACRES)

-S43'53'58"W

CURVE AND LINE TABLE ON SHEET 1 OF 4 PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

C9-

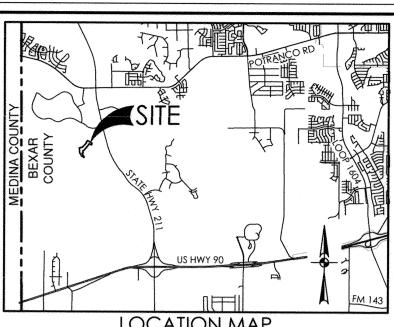
CARA C. TACKET 89491 CENSED.



_, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY

_, DEPUTY

SECRETARY



LOCATION MAP

LEGEND

PAGE(S)

SANITARY SEWER

(0.045 ACRES OFF-LOT)

(0.025 ACRES OFF-LOT)

15' DRAINAGE EASEMENT

28' ELECTRIC EASEMENT

(0.951 ACRES OFF-LOT)

(0.031 ACRES OFF-LOT)

16' WATER EASEMENT

(VOL 9604, PG 76, OPR)

13' CLEAR VISION EASEMENT

(PERMEABLE)

(PERMEABLE)

VARIABLE WIDTH DRAINAGE

EASEMENT (0.020 ACRES OFF-LOT)

30' PRIVATE DRAINAGE EASEMENT

30' PRIVATE DRAINAGE EASEMENT

10' GAS, ELECTRIC, TELEPHONE AND

CABLE TV EASEMENT (PERMEABLE)

12' SANITARY SEWER EASEMENT

(VOL 4527, PG 1637-1658, OPR)

14' GAS, ELECTRIC, TELEPHONE

AND CABLE TV EASEMENT

FOUND 1/2" IRON ROD

SET 1/2" IRON ROD (PD)

(UNLESS NOTED OTHERWISE)

AC ACRE(S) BLK BLOCK BSL BUILDING SETBACK LINE CATY CABLE TELEVISION (SURVEYOR) CB COUNTY BLOCK DPR DEED AND PLAT RECORDS OF

BEXAR COUNTY, TEXAS GETCTV GAS, ELECTRIC, TELEPHONE AND CABLE TELEVISION OPR OFFICIAL PUBLIC RECORDS

(OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS

EXISTING CONTOURS PROPOSED CONTOURS

EXISTING FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN 1% ANNUAL CHANCE (100-YR) FUTURE CONDITIONS (REGULATORY)

(21)

25

MINIMUM FINISHED FLOOR ELEVATION 12' SANITARY SEWER EASEMENT

10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT VARIABLE WIDTH CLEAR

VISION EASEMENT 20' BUILDING SETBACK LINE VARIABLE WIDTH PRIVATE

DRAINAGE EASEMENT PERMEABLE 10' BUILDING SETBACK LINE 12' SANITARY SEWER EASEMENT

TURNAROUND, SANITARY SEWER, WATER, ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE PLAT (0.824 ACRES OFF-LOT)

50'x50', SANITARY SEWER, WATER, ELECTRIC, GAS, CABLE TELEVISION AND DRAINAGE EASEMENT TO EXPIRE UPON INCORPORATION INTO FUTURE PLAT (0.057 ACRES OFF-LOT) (PERMEABLE)

(VOL 9604, PG 79 - 83, OPR) SURVEYOR'S NOTES: (VOL 9604, PG 79 - 83, OPR)

1. 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 NAD83 (NA2011) EPOCH 2010.00 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 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

EDU NOTE:
THE NUMBER OF 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 ENGINEERING SERVICES DIVISION.

EDU PAYMENT 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.

. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREB 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," "AND CHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "ITLITY EASEMENT," AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLING, AND ERECTING POLIS, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH TIS 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 THERETO, IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLASS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREA.

2. ANY OPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID

. ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, 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. FACILITIES ARE PROPOSED OR XISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

STATE OF TEXAS COUNTY OF BEXAR

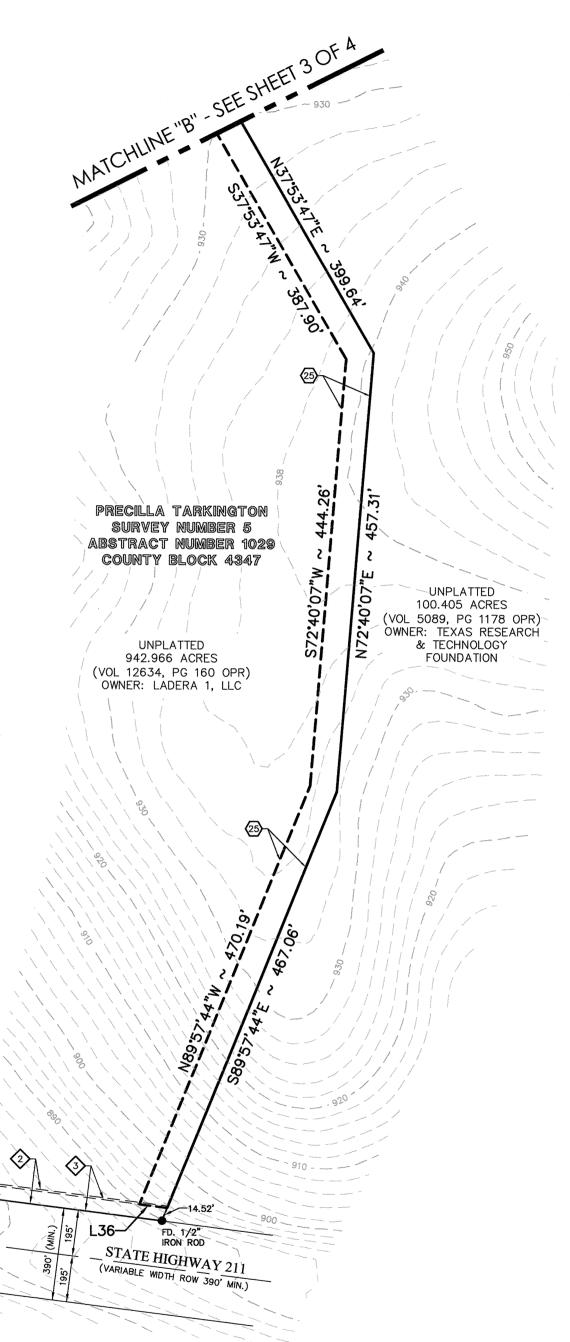
HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

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





STATE OF TEXAS

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: LADERA I, LLC

BY: CIRI LAND DEVELOPMENT COMPANY ITS SOLE MEMBER CHAD NUGENT, VICE PRESIDENT ANCHORAGE, ALASKA 99509 (907)274-8638

STATE OF TEXAS COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED CHAD NUGENT 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 16 THE DAY OF ________, A.D. 20 15___.

TARY PUBLIC, BEXAR COUNTY, TEXAS

NANCY E.C. WILLAFORD

MY COMMISSION EXPIRES

January 27, 2016

PLAT NUMBER 140493

SUBDIVISION PLAT **ESTABLISHING** LADERA, UNIT-1B (ENCLAVE)

A 24.049 ACRE TRACT OF LAND OUT OF A 320.477 ACRE TRACT RECORDED IN VOLUME 14342, PAGES 1826-1835 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE PRECILLA TARKINGTON SURVEY NUMBER 5, ABSTRACT 1029, COUNTY BLOCK 4347, BEXAR COUNTY, TEXAS.



SCALE: 1"= 100' 300' PAPE-DAWSON

2000 NW LOOP 410 SAN ANTONIO, TEXAS 78213 PHONE: 210.375.9000 FAX: 210.375.9010

DATE OF PRINT: June 16, 2015

THIS PLAT OF LADERA, UNIT-1B 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
DV.	

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 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.

0,1100	 	 	A.D. 20	

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

ATE OF TEXAS								
DUNTY OF BEXAR								
	, co	UNTY CLERK	OF BEXAR COUN	ITY, DO HEREBY				
ERTIFY THAT THIS PLAT WAS	FILED FOR RE	CORD IN MY	OFFICE, ON THE	DAY				
=	, A.D. <u>20</u>	AT	_M. AND DULY I	RECORDED THE				
DAY OF	**************************************	_, A.D. <u>20</u>	AT	M. IN THE				
ED AND PLAT RECORDS OF BEXAR COUNTY, IN BOOK/ VOLUMEON								
GEIN TESTIM	ONY WHEREO	F, WITNESS M	Y HAND AND OF	FICIAL SEAL OF				

COUNTY CLERK, BEXAR COUNTY, TEXAS

PLAT NOTES APPLY TO EVERY PAGE

OF THIS MULTIPLE PAGE PLAT

CURVE AND LINE TABLE ON SHEET 1 OF 4

SHEET 4 OF 4 BY: _

__ DAY OF_



