

# SHARMAIN PLACE

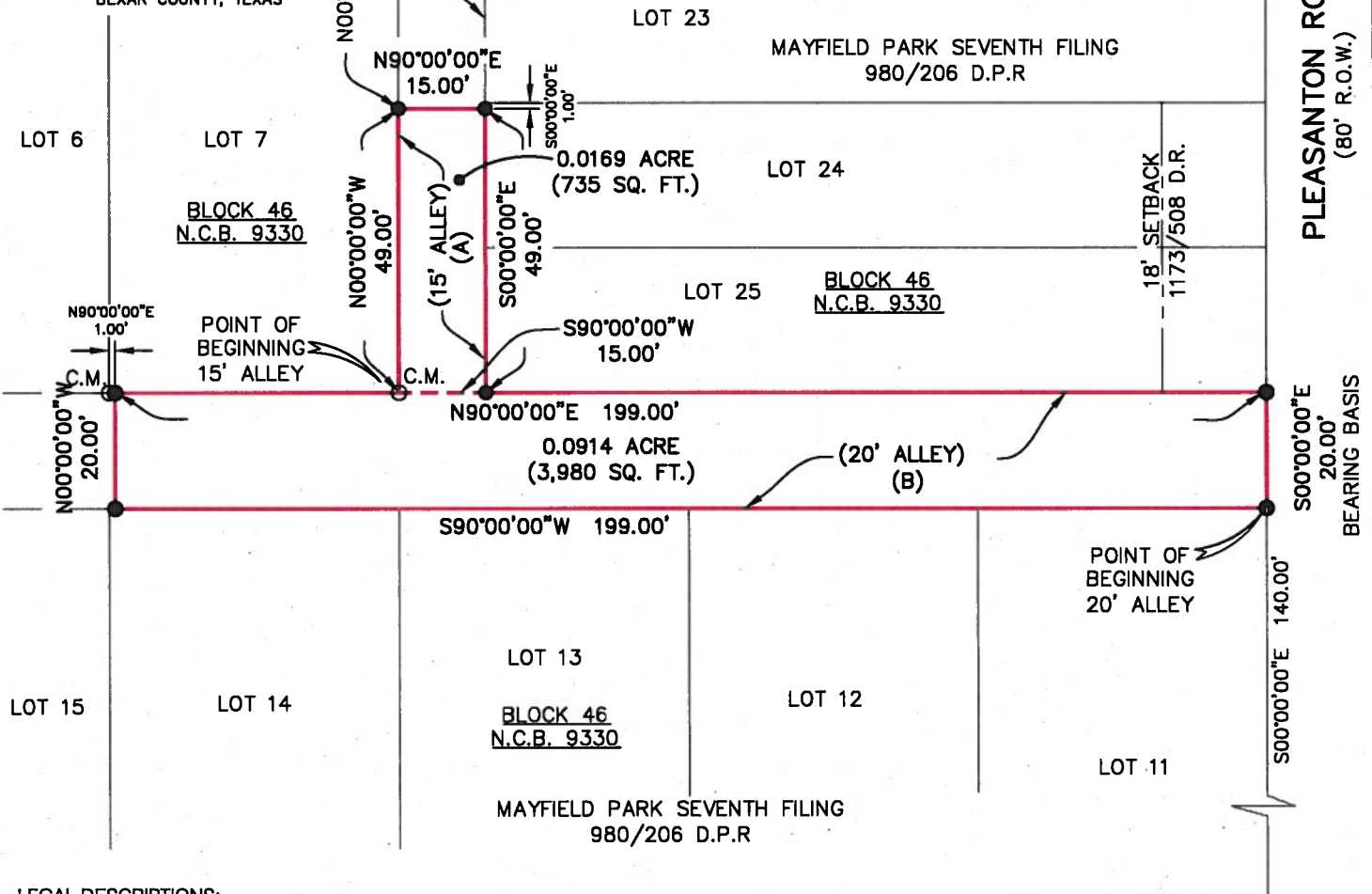
(THIRD STREET PER PLAT)  
(60' R.O.W.)

## LEGEND

- CALCULATED POINT
- FND. 1/2" STEEL REBAR (UNLESS OTHERWISE NOTED)
- C.M. CONTROLLING MONUMENT

980/206 VOLUME/PAGE  
D.P.R. DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS  
D.R. DEED RECORDS OF BEXAR COUNTY, TEXAS

SCALE: 1"=30'



## LEGAL DESCRIPTIONS:

BEING 0.0169 ACRE (735 SQ. FT.) OF LAND OUT OF A 15 FOOT WIDE ALLEY, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, SITUATED IN BLOCK 46, N.C.B. 9330, MAYFIELD PARK, SEVENTH FILING, AS RECORDED IN VOLUME 980, PAGE 206 OF THE DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS.

BEING 0.0914 ACRE (3,980 SQ. FT.) OF LAND OUT OF A 20 FOOT WIDE ALLEY, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, SITUATED IN BLOCK 46, N.C.B. 9330, MAYFIELD PARK, SEVENTH FILING, AS RECORDED IN VOLUME 980, PAGE 206 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

SUNGLO STREET  
(FOURTH STREET PER PLAT)  
(60' R.O.W.)

## NOTES:

1. A LEGAL DESCRIPTION PREPARED THIS SAME DATE IS PROVIDED AND IS PART OF THIS EXHIBIT.
2. THE PLAT OF MAYFIELD PARK, SEVENTH FILING RECORDED IN VOLUME 980, PAGE 206 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS DOES NOT PROVIDE ANY BEARINGS. THEREFORE, BEARINGS FOR THIS SURVEY ARE BASED ON THE ASSUMPTION THAT PLEASANTON ROAD IS RUNNING DUE NORTH AND SOUTH.



STATE OF TEXAS  
COUNTY OF BEXAR

THE ABOVE SURVEY WAS PREPARED FROM AN ACTUAL SURVEY  
MADE ON THE GROUND UNDER MY SUPERVISION.

THIS 1st DAY OF AUGUST 2017, A.D.

*D. Scott Dye*

D. SCOTT DYE R.P.L.S. NO. 5315  
REV. 08-22-17 (LABEL ALLEYS A & B)

## ALLEY ABANDONMENT

**DYE ENTERPRISES**  
ENGINEERS • SURVEYORS • PLANNERS  
TBPE, FIRM REGISTRATION #F-2257  
TBPLS, FIRM REGISTRATION #10087900  
4047 STAHL ROAD, SUITE #3  
SAN ANTONIO, TEXAS 78217  
TEL. (210) 599-4123  
FAX (210) 599-4191

COPYRIGHT © 2017 DYE ENTERPRISES, ALL RIGHTS RESERVED.

# Dye Enterprises

Engineers • Surveyors • Planners  
TBPE, Firm Registration F-2257  
TBPLS, Firm Registration 10087900

D Scott Dye, P.E., R.P.L.S.

## 15' ALLEY ABANDONMENT (A) SAN ANTONIO, BEXAR COUNTY, TEXAS

BEING 0.0169 acre (735 sq. ft.) of land out of a 15 foot wide alley, in the City of San Antonio, Bexar County, Texas, situated in Block 46, N.C.B. 9330, Mayfield Park, Seventh Filing, as recorded in Volume 980, Page 206 of the Deed and Plat Records, Bexar County, Texas; said alley being more particularly described by metes and bounds as follows. The recorded plat of Mayfield Park does not provide any bearings, therefore the bearings for this legal description are based on the assumption that Pleasanton Road is running due north and south:

**BEGINNING:** at a 1/2" steel rebar found for the southeast corner of Lot 7 of said subdivision and the southwest corner of this herein described tract;

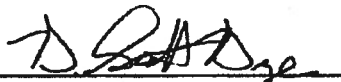
**THENCE:** North 00°00'00" West, along the east line of said lot 7 and the west line of said 15 foot alley, a distance of 49.00 feet to a point for the northwest corner of this herein described tract;

**THENCE:** North 90°00'00" East, upon, over and across said 15 foot alley, a distance of 15.00 feet to a point on the west line of Lot 24 of said subdivision and the northeast corner of this herein described tract;

**THENCE:** South 00°00'00" East, along the east line of said 15 foot alley and the west line of Lots 24 and 25 of said subdivision, a distance of 49.00 feet to a point for the southwest corner of said Lot 25, the southeast corner of this herein described tract, and the north line of a 20 foot alley of said subdivision;

**THENCE:** South 90°00'00" West, along the north line of said 20 foot alley, a distance of 15.00 feet to the **POINT OF BEGINNING** and containing 0.0169 acre (735 square feet) of land.

An Exhibit prepared this same date is attached and is a part of this Legal Description.

  
D. Scott Dye, R.P.L.S. #5315  
Job #060035.01  
Date: July 17, 2017  
Rev. August 22, 2017



# **Dye Enterprises**

Engineers • Surveyors • Planners  
TBPE, Firm Registration F-2257  
TBPLS, Firm Registration 10087900

D Scott Dye, P.E., R.P.L.S.

## **20' ALLEY ABANDONMENT (B) SAN ANTONIO, BEXAR COUNTY, TEXAS**

**BEING** 0.0914 acre (3,980 sq. ft.) of land out of a 20 foot wide alley, in the City of San Antonio, Bexar County, Texas, situated in Block 46, N.C.B. 9330, Mayfield Park, Seventh Filing, as recorded in Volume 980, Page 206 of the Deed and Plat Records of Bexar County, Texas; said alley being more particularly described by metes and bounds as follows. The recorded plat of Mayfield Park does not provide any bearings, therefore the bearings for this legal description are based on the assumption that Pleasanton Road is running due north and south:

**BEGINNING:** at a point on the west right-of-way line of Pleasanton Road (80 feet wide) for the northeast corner of Lot 11 of said subdivision and the southeast corner of this herein described tract;

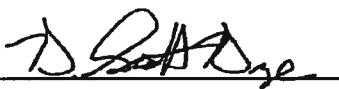
**THENCE:** South 90°00'00" West, departing said west right-of-way line of Pleasanton Road along the north line of Lots 11 through 14 of said subdivision, a distance of 199.00 feet to a point for southwest corner of this herein described tract, and being North 90°00'00" East, a distance of 1.00 feet from the north common corner of Lots 14 and 15 of said subdivision;

**THENCE:** North 00°00'00" West, upon, over, and across said 20 foot alley, a distance of 20.00 feet to a point on the north line of said 20 foot alley and the south line of Lot 7 of said subdivision for the northwest corner of this herein described tract, said point being North 90°00'00" East, a distance of 1.00 feet from a 1/2 inch steel rebar found for the south common corner of Lots 6 and 7 of said subdivision;

**THENCE:** North 90°00'00" East, with the north line of said 20 foot alley, the south line of said Lot 7, the south line of a 15' alley, and Lot 25 of said subdivision, a distance of 199.00 feet to a point on said west right-of-way line of Pleasanton Road for the southeast corner of said Lot 25 and the northeast corner of this herein described tract;

**THENCE:** South 00°00'00" East, along the west right-of-way line of said Pleasanton Road, a distance of 20.00 feet to the POINT OF BEGINNING and containing 0.0914 acre (3,980 square feet) of land.

An Exhibit prepared this same date is attached and is a part of this Legal Description.

  
D. Scott Dye, R.P.L.S. #5315  
Job #060035.01  
Date: July 17, 2017  
Rev.: August 22, 2017



Z:\2016\160035-01 Pleasanton Rd 2627 - Smkhse BBQ (Alleys)\Legal Description\160035-01 Pleasanton Rd 2627 - Smkhse BBQ (20' Alley).doc

4047 Stahl Road, Suite #3 • San Antonio • Texas 78217  
Phone (210) 599-4123 • Fax (210) 599-4191  
[dyeenterprises@satx.tx.com](mailto:dyeenterprises@satx.tx.com)