

FIELD NOTES LIVE OAK– NORTH TRACT



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.
SAN ANTONIO • LAREDO

March 5, 2018
Job No.: E0593600

DESCRIPTION OF 0.036 ACRE TRACT

Being 0.036 Acres (1580 Sq. Ft.) out of Live Oak Street, City of San Antonio as shown on the City Engineers Map of the City of San Antonio, Bexar County, Texas and being more particularly described as follows:

Beginning at a point at the north end of a curve return on the south line of Burnet Street with the east line of Live Oak Street as shown on a subdivision plat of Healy-Murphy Center Subdivision recorded in Volume 9603, Page 126, Official Public Records, Bexar County, Texas, said point also being the **POINT OF COMMENCEMENT**;

Thence, South $89^{\circ} 43' 06''$ West, a distance of 15.00 feet in a westerly direction with the extension of the south line of Burnet Street to a point, said point being the point of intersection of the south line of Burnet Street with the east line of Live Oak Street, being the southeast corner and the **POINT OF BEGINNING** of the herein described tract;

Thence, South $89^{\circ} 43' 06''$ East, a distance of 10.09 feet to a point for the southwest corner of the herein described tract;

Thence, North $00^{\circ} 13' 01''$ West, a distance of 156.15 feet to a point for the northwest corner of the herein described tract;

Thence, North $65^{\circ} 38' 21''$ East, a distance of 10.81 feet to a point on the east Right-of-Way line of Live Oak Street, said point also being the northeast corner of the herein described tract,

Thence, South $00^{\circ} 17' 57''$ East, a distance of 160.56 feet, in a southerly direction and with the east Right-of-Way line of Live Oak Street to the **POINT OF BEGINNING** containing 0.036 (1580 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

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TEXAS FIRM REGISTRATION NUMBERS: ENGINEERING F-2214 | SURVEYING 10041000 | WWW.CECTEXAS.COM

FIELD NOTES LIVE OAK– SOUTH TRACT



March 5, 2018
Job No.: E0593600

DESCRIPTION OF 0.041 ACRE TRACT

Being 0.041 Acres (1806 Sq. Ft.) out of Live Oak Street, City of San Antonio as shown on the City Engineers Map of the City of San Antonio, Bexar, County, Texas and being more particularly described as follows:

Beginning at a point at the south end of a curve return on the east line of Live Oak Street with the south line of Burnet Street as shown on a subdivision plat of Healy-Murphy Center Subdivision recorded in Volume 9603, Page 126, Official Public Records, Bexar County, Texas, said point also being the **POINT OF BEGINNING** of the herein described tract;

Thence, South $00^{\circ} 17' 57''$ West, a distance of 177.79 feet in a southerly direction with the east line of Live Oak Street to a $\frac{1}{2}$ " iron set for the southeast corner of the herein described tract;

Thence, North $14^{\circ} 24' 02''$ East, a distance of 36.33 feet to the point of curvature of the herein described tract;

Thence, with the west line of the herein described tract and curve to the right, having a radius of 40.00 feet, an arc length of 11.88 feet, a central angle of $14^{\circ} 11' 01''$, a chord bearing North $07^{\circ} 18' 31''$ West, and chord distance 11.85 feet, to the point of tangency of the herein described tract;

Thence, North $14^{\circ} 24' 02''$ West, a distance of 145.80 feet to a point on an extension line of the South Right-of Way line of Burnet Street, said point also being the northwest corner of the herein described tract,

Thence, North $89^{\circ} 43' 06''$ East, a distance of 25.09 feet to a point on the South Right-of-Way line Burnet Street, said point also being the beginning of a curve and the northeast corner of the herein described tract,

Thence, with the east line of the herein described tract and curve to the left, having a radius of 15.00 feet, an arc length of 23.56 feet, a central angle of $90^{\circ} 04' 56''$, a chord bearing South $44^{\circ} 42' 33''$ West, and chord distance 21.22 feet, to the point of tangency and the **POINT OF BEGINNING** containing 0.041 (1806 square feet) acres of land, more or less.

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