

## **METES AND BOUNDS DESCRIPTION**

**October 2, 2018**

Being a 0.0904 acre tract of land out of Lots 1 and 2, Block 31, New City Block 8663, in the City of San Antonio, Bexar County, Texas, Harlandale Gardens, Second Filing Subdivision recorded in Volume 642, Page 123, Deed and Plat Records, Bexar County, Texas, consisting of a portion of Tract I and all of Tract II recorded in Volume 16106, Page 2193, Real Property Records, Bexar County, Texas, said 0.0904 acre tract being more particularly described as follows:

BEGINNING at a 2" metal post found in the east line of said Lot 2 for the southeast corner of said Tract II and the southeast corner of the herein described tract;

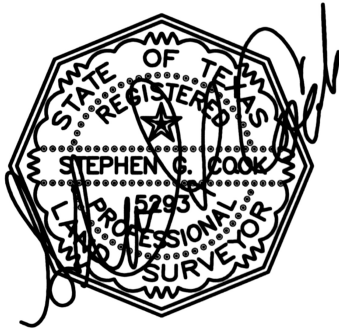
THENCE, South 90° 00'00" West, 36.78 feet along the south line of said Tract II to a point in the easterly Right-of-way line of S. Flores Street for the southwest corner of said Tract II and the southwest corner of the herein described tract;

THENCE, North 20°39'45" West, 82.33 feet along the easterly Right-of-way line of said S. Flores Street to a point for the northwest corner of the herein described tract;

THENCE, North 89° 45'20" East, 65.18 feet across said Tract I to a point in the east line of said Lot 2 for the northeast corner of the herein described tract;

THENCE, South 00°28'51" East, 77.32 feet along the east line of said Lot 2 to the POINT OF BEGINNING.

Stephen G. Cook



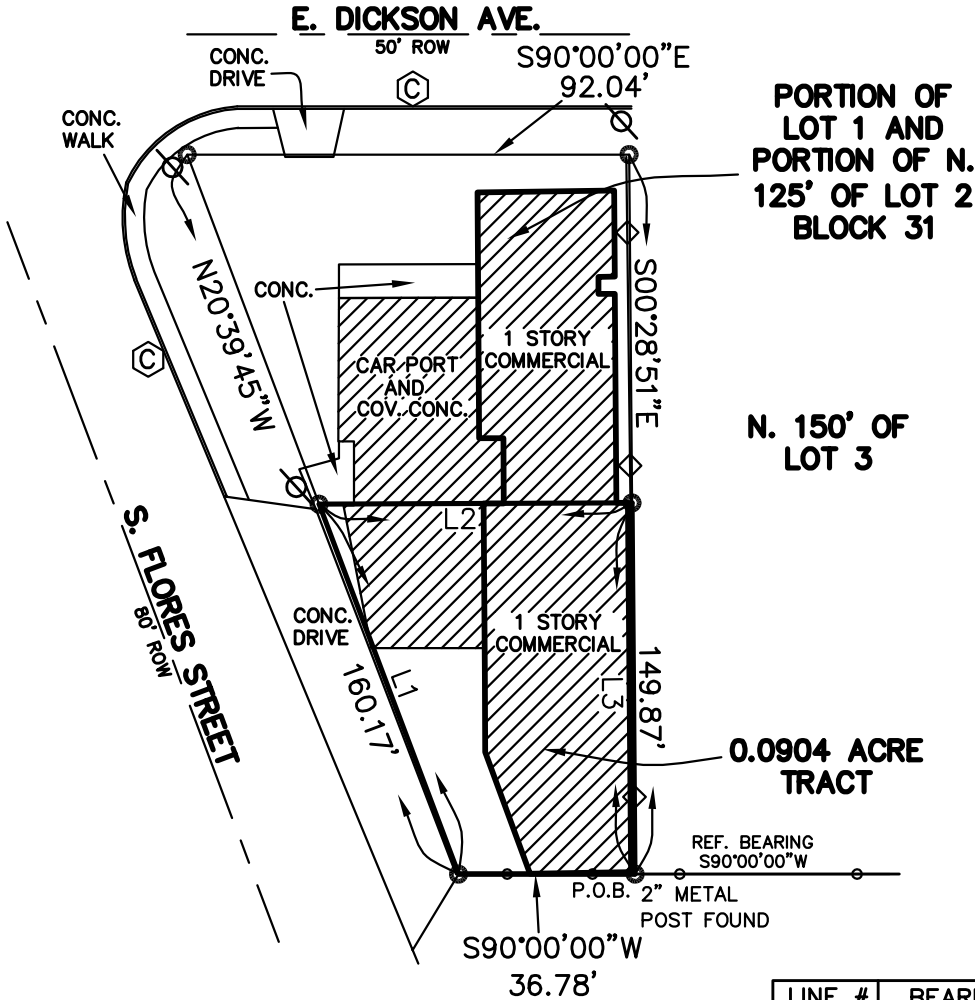
Registered Professional Land Surveyor  
TBPLS Firm # 10005400  
TBPE Firm # F-184

SGCE # 999-778-423

SUBJECT TO RECORDED RESTRICTIVE COVENANTS AND/OR EASEMENTS AS FOLLOWS:

VOL. —, PAGE —, RECORDS VOL. —, PAGE —, RECORDS  
VOL. —, PAGE —, RECORDS VOL. —, PAGE —, RECORDS  
VOL. —, PAGE —, RECORDS VOL. —, PAGE —, RECORDS

<b>LEGEND</b>	N45°00'00"E 100.00'	RECORD INFORMATION	S45°00'00"W 100.00'	AS MEASURED IN FIELD	— WOOD FENCE	— WIRE FENCE	— CHAIN LINK FENCE		
					— IRON FENCE	X100.00	100.00 — ELEVATION DATA		
○ PROPERTY CORNER MONUMENTATION	○ GUARD SET	⊕ CONCRETE CURB	⊕ FIRE HYDRANT	⬡ TRANSFORMER	⬢ ELECTRIC BOX	⬢ TELEPHONE PEDESTAL	⬢ CABLE TV BOX	⊗ POWER POLE	
Ⓜ RETAINING WALL	A.C. AC	🌳 TREE	Ⓜ WATER METER	⊗ WATER VALVE	Ⓢ SAN. SEWER MANHOLE	● CLEAN OUT	⊗ LIGHT POST	— OHE OVERHEAD ELECTRIC LINE	← WATER FLOW



LINE #	BEARING	DISTANCE
L1	N20°39'45"W	82.33'
L2	N89°45'20"E	65.18'
L3	S00°28'51"E	77.32'

BEING A 0.0904 ACRE TRACT OUT OF LOTS 1 AND 2, BLOCK 31 N.C.B. 8663  
SUBDIVISION HARLANDALE GARDENS, SECOND FILING SUBDIVISION  
VOLUME 642 PAGE 123 DOC# — OF THE DEED & PLAT RECORDS OF BEXAR COUNTY.  
WITNESS MY HAND AND SEAL THIS 3RD DAY OF OCTOBER, 2018  
ADDRESS: 6640 SOUTH FLORES STREET  
BUYER: — GF# —

I, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE ABOVE PLAT IS TRUE AND CORRECT ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, OF THE PROPERTY DESCRIBED HEREON. I FURTHER CERTIFY THAT ENCROACHMENTS, EASEMENTS AND RIGHT-OF-WAYS VISIBLE ON SITE ARE SHOWN HEREON. SETBACKS AND EASEMENTS SHOWN ARE FROM RECORDED COUNTY DOCUMENT RECORDS. MUNICIPAL RESTRICTIONS ARE NOT SHOWN.

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*Stephen G. Cook*  
STEPHEN G. COOK, R.P.L.S.



999-778-423  
SGCE JOB NO#  
ASC SGC/ASC  
DRAWN BY SURV. BY  
DISK CADD/W



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