

LOCATION MAP  
NOT-TO-SCALE

### LEGEND

- |     |   |     |  |
|-----|---|-----|--|
| AC  | ACRE(S)   | VOL | VOLUME                                       |
| BLK | BLOCK   | PG  | PAGE(S)                                      |
| DOC | DOCUMENT NUMBER   | ROW | RIGHT-OF-WAY                                 |
| DPR | PLAT RECORDS OF BEXAR COUNTY, TEXAS                             | ●   | FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE) |
| INT | INTERSECTION  | ○   | SET 1/2" IRON ROD (PD)                       |
| NCB | NEW CITY BLOCK  | c   | SET 1/2" IRON ROD (PD)-ROW                   |
| OPR | OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS |     |  |
- 
- |     |  |
|-----|--|
| --- | EXISTING CONTOURS  |
| --- | PROPOSED CONTOURS  |
| --- | EFFECTIVE (EXISTING) FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN |
| --- | PROPOSED FEMA 1% ANNUAL CHANCE (100-YR) FLOODPLAIN             |
| --- | CITY OF SAN ANTONIO LIMITS                                     |
| --- | CENTERLINE   |
- 
- |   |  |   |  |
|---|--|---|--|
| ③ | 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT   | ① | 30' SANITARY SEWER EASEMENT (DOC 20180099495, OPR)                                     |
| ④ | 5' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT  | ② | 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 20001, PGS. 1738-1743)        |
| ⑤ | VARIABLE WIDTH GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT  | ③ | 5' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 20001, PGS. 1738-1743)         |
| ⑥ | 14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT   | ④ | 14' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 20001, PGS. 1738-1743)        |
| ⑦ | 30' X 50' SANITARY SEWER AND WATER EASEMENT (ENTIRE EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED PUBLIC STREET RIGHT-OF-WAY.) (0.034 AC OFF-LOT TOTAL) | ⑤ | 70' X 100' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT (VOL. 20001, PGS. 1738-1743) |
| ⑧ | VARIABLE WIDTH ENERTEX NB, LLC AND CENTRIC FIBER, LLC EASEMENT   | ⑥ | OFF-LOT OPEN SPACE, COMMON AREA AND DRAINAGE EASEMENT (VOL. 20002, PGS. 151-152, DPR)  |
| ⑨ | ACCESS EASEMENT FOR THE BENEFIT OF ENERTEX NB, LLC AND CENTRIC FIBER, LLC  |   |  |

### CPS/SAWS/COSA UTILITY:

1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC, GAS, WATER, AND WASTEWATER SYSTEMS - CITY PUBLIC SERVICE BOARD (CPS ENERGY) AND SAN ANTONIO WATER SYSTEM (SAWS) - IS HEREBY DEDICATED EASEMENTS AND RIGHTS-OF-WAY FOR UTILITY, TRANSMISSION AND DISTRIBUTION INFRASTRUCTURE AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "UTILITY EASEMENT," "GAS EASEMENT," "TRANSFORMER EASEMENT," "WATER EASEMENT," "SANITARY SEWER EASEMENT" AND/OR "RECYCLED WATER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING UTILITY INFRASTRUCTURE AND SERVICE FACILITIES FOR THE REASONS DESCRIBED ABOVE. CPS ENERGY AND SAWS SHALL ALSO HAVE THE RIGHT TO RELOCATE SAID INFRASTRUCTURE AND SERVICE FACILITIES WITHIN EASEMENT AND RIGHT-OF-WAY AREAS, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE OF ACCESSING SUCH INFRASTRUCTURE AND SERVICE FACILITIES 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 WATER, SEWER, GAS, AND/OR ELECTRIC INFRASTRUCTURE AND SERVICE FACILITIES. NO BUILDING, STRUCTURE, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN EASEMENT AREAS WITHOUT AN ENCROACHMENT AGREEMENT WITH THE RESPECTIVE UTILITY.

2. ANY CPS ENERGY OR SAWS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS ENERGY OR SAWS INFRASTRUCTURE AND SERVICE FACILITIES, LOCATED WITHIN SAID EASEMENTS, 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 ALTERATIONS.

3. THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE TV EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED HEREON.

4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY UNDERGROUND ELECTRIC AND GAS FACILITIES.

5. ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC AND GAS FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) AND TEN (10) FOOT WIDE EASEMENTS.

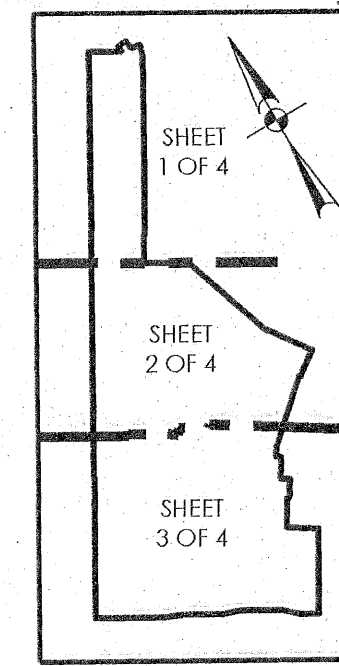
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SAN ANTONIO RIVER AUTHORITY (SARA) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR SANITARY SEWER COLLECTION AND TREATMENT FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "SANITARY SEWER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, OPERATING, MAINTAINING, REMOVING AND INSPECTING SANITARY SEWER PIPELINES AND COLLECTION FACILITIES AND ALL NECESSARY ABOVE-GROUND OR BELOW-GROUND 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 LAND ALL TREES AND VEGETATION OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE FUNCTION OF SAID FACILITIES. NO STRUCTURES, CONCRETE SLABS OR WALLS MAY BE PLACED WITHIN SAID EASEMENT AREAS, AND SAN ANTONIO RIVER AUTHORITY SHALL HAVE THE RIGHT TO ENTER THE EASEMENT AREAS AND REMOVE SUCH STRUCTURES.

THE DEVELOPER DEDICATES THE SANITARY SEWER COLLECTION AND TREATMENT FACILITIES TO SAN ANTONIO RIVER AUTHORITY UPON DEVELOPER'S COMPLETION OF CONSTRUCTION AND ACCEPTANCE BY THE SAN ANTONIO RIVER AUTHORITY. THE SAN ANTONIO RIVER AUTHORITY WILL OWN AND MAINTAIN SAID FACILITIES, WHICH ARE LOCATED WITHIN THE PARTICULAR SUBDIVISION PLAT.

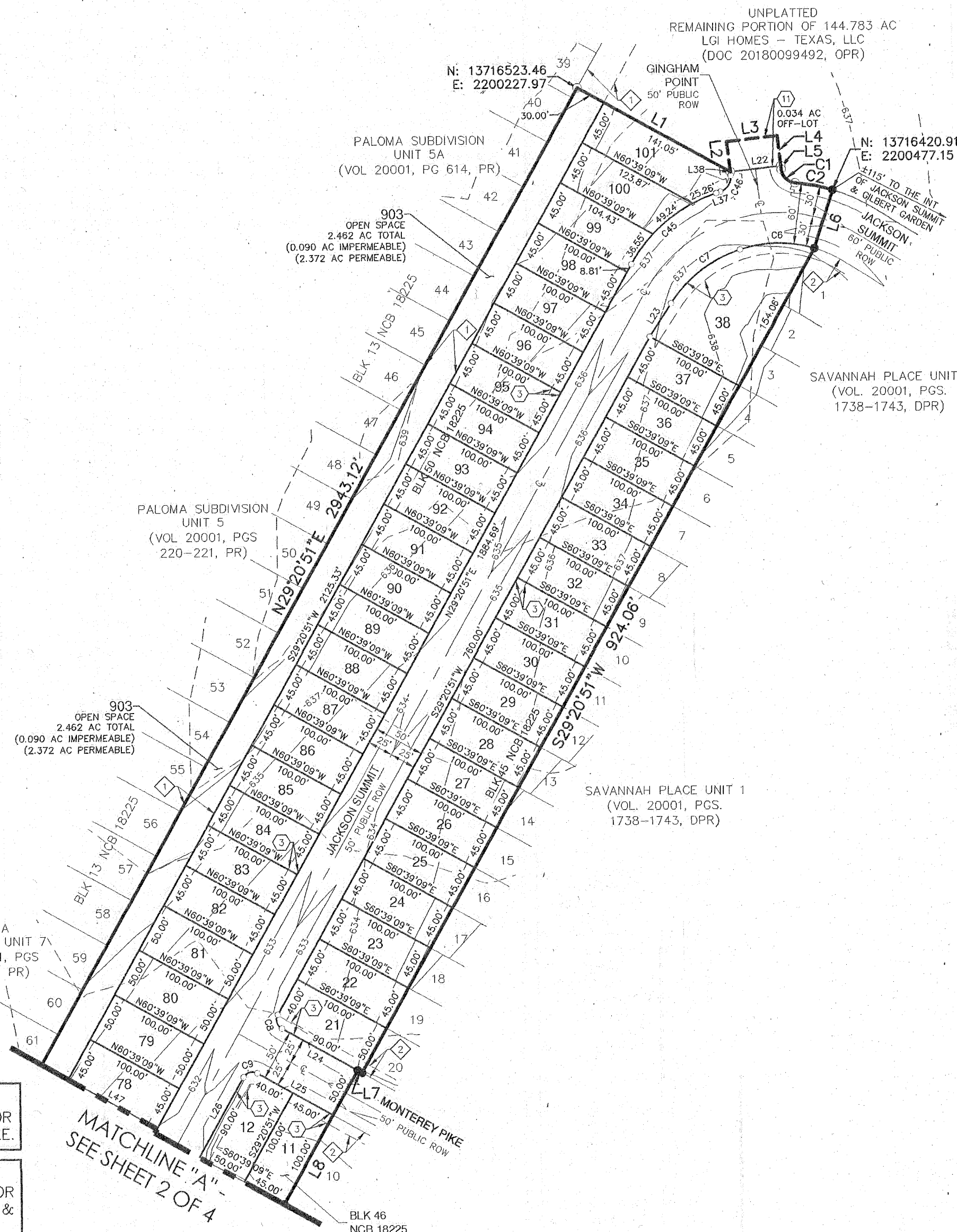
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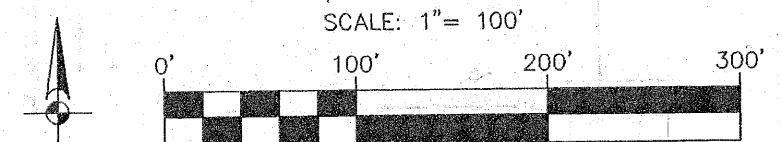
INDEX MAP

SCALE: 1" = 100'



## PLAT NO. 19-11800321 SUBDIVISION PLAT OF SAVANNAH PLACE UNIT 2

BEING A TOTAL OF 48.88 ACRE TRACT OF LAND, ESTABLISHING LOTS 21-38, BLOCK 45, LOTS 11-23, BLOCK 46, LOTS 1-39, BLOCK 47, LOTS 1-17, BLOCK 48, LOTS 9-40, BLOCK 49, LOTS 15-101, BLOCK 50, LOTS 2-14, BLOCK 51 AND LOTS 47-57, BLOCK 52, OUT OF A 144.783 ACRE TRACT OF LAND RECORDED IN DOCUMENT NO. 20180190166 IN THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS, OUT OF THE J.B. HILL SURVEY NUMBER 103, ABSTRACT 308, COUNTY BLOCK 5083, IN NEW CITY BLOCK 18225, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.



**PAPE-DAWSON ENGINEERS**

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TSPE FIRM REGISTRATION #470 | TDBLS FIRM REGISTRATION #10028890

DATE OF PREPARATION: April 26, 2021

STATE OF TEXAS  
COUNTY OF MONTGOMERY

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.

*Shannon Birt*  
OWNER/DEVELOPER: SHANNON BIRT  
LGI HOMES - TEXAS, LLC  
1450 LAKE ROBBINS DRIVE, SUITE 430  
THE WOODLANDS, TEXAS 77380  
(281) 362-8998

STATE OF TEXAS  
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED SHANNON BIRT 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 26th DAY OF April, A.D. 20 21.

*Sandra Lee Byer*  
NOTARY PUBLIC, MONTGOMERY COUNTY, TEXAS  
**SANDRA LEE BYER**  
My Notary ID # 12560523  
Expires April 17, 2022

THIS PLAT OF SAVANNAH PLACE UNIT 2 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

BY: \_\_\_\_\_ SECRETARY

STATE OF TEXAS  
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.

*W.R. Wood*  
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: PAPE-DAWSON ENGINEERS, INC.

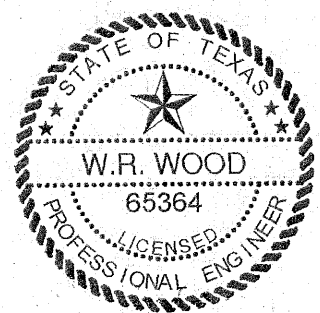
*G.E. Buchanan*  
REGISTERED PROFESSIONAL LAND SURVEYOR

NOTE:  
SEE SHEET 4 OF 4 FOR  
LINE AND CURVE TABLE.

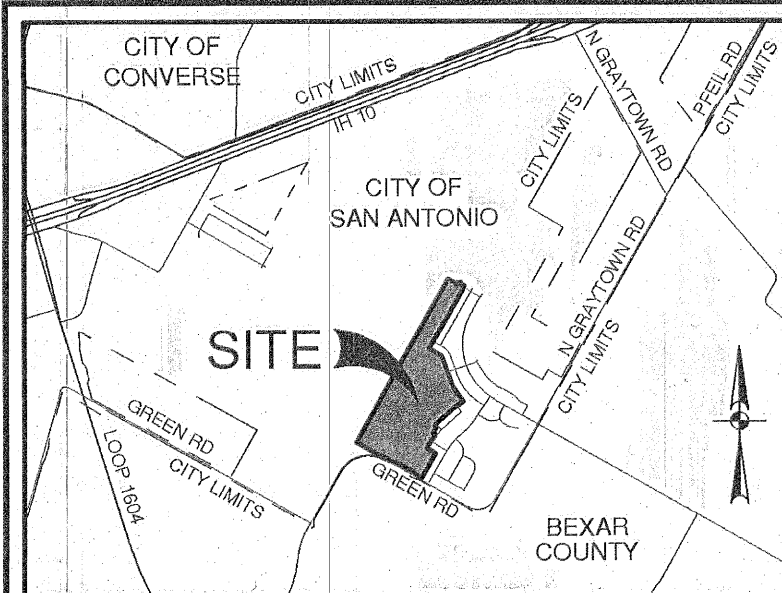
NOTE:  
SEE SHEET 4 OF 4 FOR  
ENGINEER, SURVEYOR &  
EXTRA NOTES.

PLAT NOTES APPLY TO EVERY PAGE  
OF THIS MULTIPLE PAGE PLAT

SHEET 1 OF 4







LOCATION MAP  
NOT-TO-SCALE

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PLAT NO. 19-11800321

SUBDIVISION PLAT

OF  
SAVANNAH PLACE UNIT 2

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**PAPE-DAWSON  
ENGINEERS**

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TAPF FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

DATE OF PREPARATION: April 26, 2021

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*Shannon Birt*  
OWNER/DEVELOPER: SHANNON BIRT  
LGI HOMES - TEXAS, LLC.  
1490 LAKE ROBBINS DRIVE, SUITE 430  
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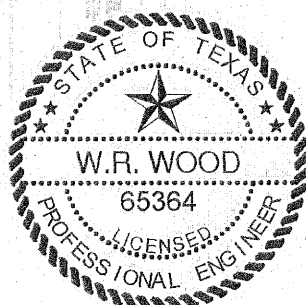
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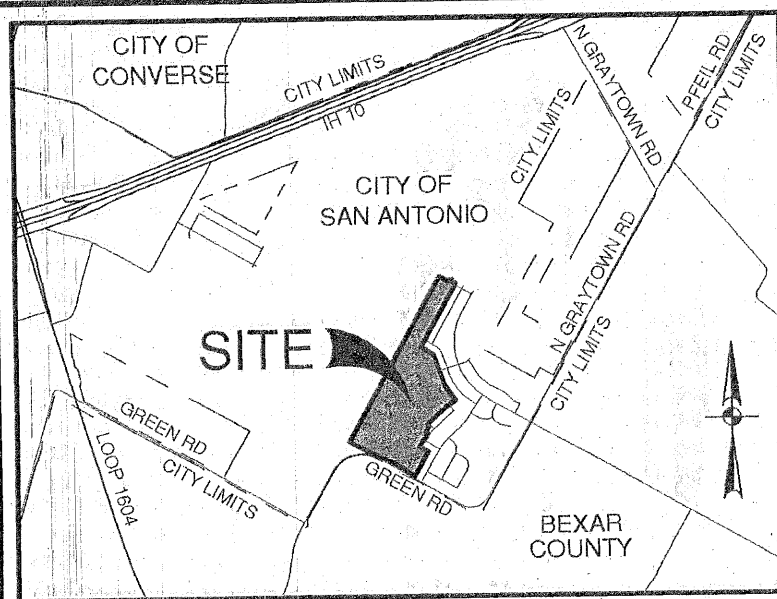
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PLAT NOTES APPLY TO EVERY PAGE  
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SHEET 2 OF 4







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SAN ANTONIO RIVER AUTHORITY (SARA) IS HEREBY DEDICATING THE EASEMENTS AND RIGHTS-OF-WAY FOR SANITARY SEWER COLLECTION AND TREATMENT FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "SANITARY SEWER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, OPERATING, MAINTAINING, REMOVING, AND INSPECTING SANITARY SEWER PIPELINES AND COLLECTION FACILITIES AND ALL NECESSARY ABOVE-GROUND OR BELOW-GROUND 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 LAND ALL TREES AND VEGETATION OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE FUNCTION OF SAID FACILITIES. NO STRUCTURES, CONCRETE SLABS OR WALLS MAY BE PLACED WITHIN SAID EASEMENT AREAS, AND SAN ANTONIO RIVER AUTHORITY SHALL HAVE THE RIGHT TO ENTER THE EASEMENT AREAS AND REMOVE SUCH STRUCTURES.

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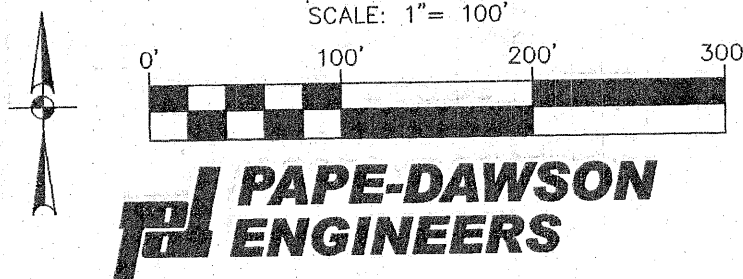
WASTEWATER EDU NOTE:

FOR THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THE SUBDIVISION PLAT IS KEPT ON FILE AT THE SAN ANTONIO RIVER AUTHORITY UNDER THE PLAT NUMBER.

PLAT NO. 19-11800321

SUBDIVISION PLAT  
OF  
SAVANNAH PLACE UNIT 2

BEING A TOTAL OF 48.88 ACRE TRACT OF LAND, ESTABLISHING LOTS 21-38, BLOCK 45, LOTS 11-23, BLOCK 46, LOTS 1-39, BLOCK 47, LOTS 1-17, BLOCK 48, LOTS 9-40, BLOCK 49, LOTS 15-101, BLOCK 50, LOTS 2-14, BLOCK 51 AND LOTS 47-57, BLOCK 52, OUT OF A 144.783 ACRE TRACT OF LAND RECORDED IN DOCUMENT NO. 20180190166, OUT OF THE J.B. HILL SURVEY NUMBER 103, ABSTRACT 308, COUNTY BLOCK 5083, IN NEW CITY BLOCK 18225, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.



Pape-Dawson  
ENGINEERS  
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TBPB FIRM REGISTRATION #470 | TBPB FIRM REGISTRATION #10026800  
DATE OF PREPARATION: April 26, 2021

STATE OF TEXAS  
COUNTY OF MONTGOMERY

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: SHANNON BIRT  
LGI HOMES - TEXAS, LLC.  
1456 LAKE ROBBINS DRIVE, SUITE 430  
THE WOODLANDS, TEXAS 77380  
(281) 382-8998

STATE OF TEXAS  
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED SHANNON BIRT, 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 26 DAY OF April, A.D. 2021.

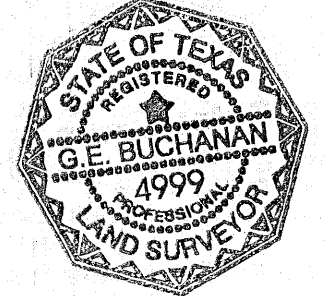
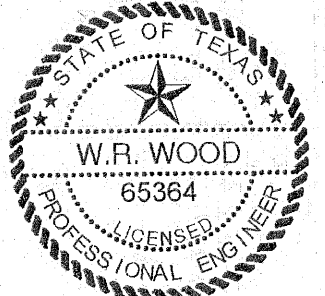
Sandra Lee Byer  
NOTARY PUBLIC, MONTGOMERY COUNTY  
SANDRA LEE BYER  
My Notary ID # 125660523  
Expires April 17, 2022

THIS PLAT OF SAVANNAH PLACE UNIT 2 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

BY: \_\_\_\_\_ SECRETARY



STATE OF TEXAS  
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.

W.R. Wood  
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: PAPE-DAWSON ENGINEERS, INC.

G.E. Buchanan 04/26/2021  
REGISTERED PROFESSIONAL LAND SURVEYOR

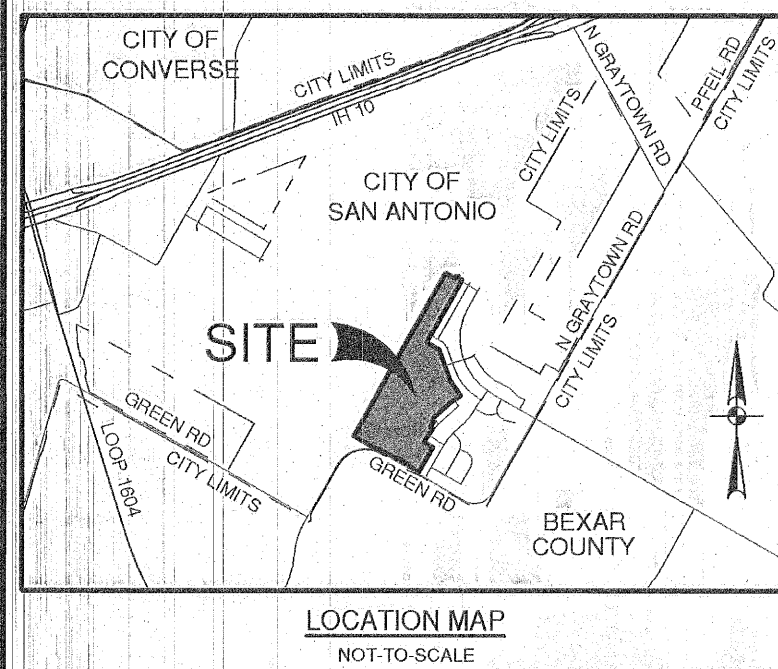
NOTE:  
SEE SHEET 4 OF 4 FOR  
LINE AND CURVE TABLE.

NOTE:  
SEE SHEET 4 OF 4 FOR  
ENGINEER, SURVEYOR &  
EXTRA NOTES.

PLAT NOTES APPLY TO EVERY PAGE  
OF THIS MULTIPLE PAGE PLAT

SHEET 3 OF 4





#### EASEMENTS FOR FLOODPLAINS:

THE DRAINAGE EASEMENTS WERE DELINEATED TO CONTAIN THE LESSER OF THE BOUNDARIES OF THE 1% ANNUAL CHANCE (100-YEAR) FLOOD ZONE ESTABLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) IN ACCORDANCE WITH DEIRM PANEL 48029C0435G, DATED SEPTEMBER 29, 2010, OR THE 1% ANNUAL CHANCE (100-YEAR) ULTIMATE DEVELOPMENT CONDITION WATER SURFACE ELEVATION, OR THE 4% ANNUAL CHANCE (25-YEAR) ULTIMATE DEVELOPMENT FLOODPLAIN PLUS FREEBOARD. CONSTRUCTION, IMPROVEMENTS, OR STRUCTURES WITHIN THE DRAINAGE EASEMENTS AND FLOODPLAIN ARE PROHIBITED WITHOUT PRIOR WRITTEN APPROVAL FROM THE FLOODPLAIN ADMINISTRATOR OF THE CITY OF SAN ANTONIO OR BEXAR COUNTY.

#### LOWR PENDING FEMA APPROVAL:

LOTS 29 THRU 37, BLOCK 50, NCB 18225, LIE WITHIN THE FEMA 1% ANNUAL CHANCE (100-YEAR) FLOODPLAIN AS DEPICTED ON THE FEMA FLOOD INSURANCE RATE MAP OF BEXAR COUNTY, TEXAS, DFIRM PANEL NUMBERS 48029C0435G DATED SEPTEMBER 29, 2010. A LOWR STUDY (CASE NO. 19-06-2010R) WAS PREPARED BY PAPE-DAWSON ENGINEERS, INC AND WAS APPROVED ON AUGUST 26, 2019 BY THE CITY OF SAN ANTONIO, BEXAR COUNTY AND FEMA. A LOWR STUDY IS CURRENTLY PENDING FINAL APPROVAL BY FEMA. FLOODPLAIN INFORMATION IS SUBJECT TO CHANGE AS A RESULT OF FUTURE FEMA MAP REVISIONS AND/OR AMENDMENTS.

#### RESIDENTIAL FINISHED FLOOR

RESIDENTIAL FINISHED FLOOR ELEVATIONS MUST BE A MINIMUM OF EIGHT (8) INCHES ABOVE FINAL ADJACENT GRADE.

#### RESIDENTIAL FINISHED FLOOR ELEVATION - CITY ONLY

RESIDENTIAL STRUCTURES ARE NOT ALLOWED WITHIN THE CITY OF SAN ANTONIO ULTIMATE DEVELOPMENT FLOODPLAIN. FINISHED FLOOR ELEVATIONS FOR RESIDENTIAL STRUCTURES SHALL BE NO LESS THAN ONE FOOT ABOVE THE BASE FLOOD ELEVATION OF THE REGULATORY FLOODPLAIN (CITY OF SAN ANTONIO ULTIMATE DEVELOPMENT FLOODPLAIN). THE LOWEST ADJACENT GRADE SHALL BE AT OR ABOVE THE BASE FLOOD ELEVATION. PRE-CONSTRUCTION ELEVATION CERTIFICATES MAY BE REQUIRED PRIOR TO PERMIT APPROVAL, AND POST-CONSTRUCTION ELEVATION CERTIFICATES MAY BE REQUIRED PRIOR TO OCCUPANCY OF RESIDENTIAL BUILDINGS, AS DETERMINED BY THE FLOODPLAIN ADMINISTRATOR OF THE CITY OF SAN ANTONIO.

#### DRAINAGE EASEMENT ENCROACHMENTS:

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 TCI OR DIRECTOR OF PUBLIC WORKS. THE CITY OF SAN ANTONIO AND BEXAR COUNTY SHALL HAVE THE RIGHT OF INGRESS AND EGRESS OVER THE GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENT AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENTS.

#### STORM WATER DETENTION & MAINTENANCE:

STORM WATER DETENTION IS REQUIRED FOR PROPERTY WITHIN THE BOUNDARY OF THIS PLAT. BUILDING PERMITS SHALL BE ISSUED ONLY IN CONJUNCTION WITH NECESSARY STORM WATER DETENTION APPROVED BY THE CITY OF SAN ANTONIO FLOODPLAIN ADMINISTRATOR. THE PROPERTY MAY BE ELIGIBLE TO POST A FEE IN LIEU OF DETENTION (FLO) IF OFF-SITE DRAINAGE CONDITIONS ALLOW BUT ONLY WHEN APPROVED BY THE CITY OF SAN ANTONIO FLOODPLAIN ADMINISTRATOR. MAINTENANCE OF ON-SITE STORM WATER DETENTION SHALL BE THE SOLE RESPONSIBILITY OF THE PROPERTY OWNERS AND/OR THE PROPERTY OWNERS' ASSOCIATION AND ITS SUCCESSORS OR ASSIGNS AND IS NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO OR BEXAR COUNTY.

#### SURVEYOR'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 (NAD2011) 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 (NAD2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.

STATE OF TEXAS  
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.

#### CPS/SAWS/COSA UTILITY:

1. THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC, GAS, WATER, AND WASTEWATER SYSTEMS - CITY PUBLIC SERVICE BOARD (CPS ENERGY) AND SAN ANTONIO WATER SYSTEM (SAWS) - IS HEREBY DEDICATED EASEMENTS AND RIGHTS-OF-WAY FOR UTILITY, TRANSMISSION AND DISTRIBUTION INFRASTRUCTURE AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "UTILITY EASEMENT," "GAS EASEMENT," "TRANSFORMER EASEMENT," "WATER EASEMENT," "SANITARY SEWER EASEMENT" AND/OR "RECYCLED WATER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING UTILITY INFRASTRUCTURE AND SERVICE FACILITIES FOR THE REASONS DESCRIBED ABOVE. CPS ENERGY AND SAWS SHALL ALSO HAVE THE RIGHT TO RELOCATE SAID INFRASTRUCTURE AND SERVICE FACILITIES WITHIN EASEMENT AND RIGHT-OF-WAY AREAS, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE OF ACCESSING SUCH INFRASTRUCTURE AND SERVICE FACILITIES 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 WATER, SEWER, GAS, AND/OR ELECTRIC INFRASTRUCTURE AND SERVICE FACILITIES. NO BUILDING, STRUCTURE, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN EASEMENT AREAS WITHOUT AN ENCROACHMENT AGREEMENT WITH THE RESPECTIVE UTILITY.

2. ANY CPS ENERGY OR SAWS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS ENERGY OR SAWS INFRASTRUCTURE AND SERVICE FACILITIES, LOCATED WITHIN SAID EASEMENTS, 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 ALTERATIONS.

3. THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE TV EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED HEREON.

4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY BY UNDERGROUND ELECTRIC AND GAS FACILITIES.

5. ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC AND GAS FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) AND TEN (10) FOOT WIDE EASEMENTS.

#### TREE NOTE:

THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PLAN (AP # 2470853) WHICH REQUIRES COMPLIANCE BY THE OWNERS OF ALL PROPERTY WITHIN THE PLAT BOUNDARY, AND THEIR EMPLOYEES AND CONTRACTORS, AND SHALL BE BINDING ON ALL SUCCESSORS IN TITLE EXCEPT FOR OWNERS OF SINGLE-FAMILY RESIDENTIAL LOTS SUBDIVIDED HEREUNDER FOR WHICH CONSTRUCTION OF A RESIDENTIAL STRUCTURE HAS BEEN COMPLETED. THE MASTER TREE PLAN IS ON FILE AT THE CITY OF SAN ANTONIO ARBORISTS OFFICE. NO TREES OR UNDERSTORY SHALL BE REMOVED WITHOUT PRIOR APPROVAL OF THE CITY ARBORIST OFFICE PER 35-477(H).

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S60°39'09"E	171.05'
L2	N6°23'51"W	30.00'
L3	N83°36'09"E	50.00'
L4	S62°31'51"E	30.00'
L5	S6°23'51"E	3.71'
L6	S17°19'22"W	60.00'
L7	N60°39'09"W	5.00'
L8	S29°20'51"W	150.00'
L9	S54°09'44"W	150.00'
L10	N35°50'16"W	7.07'
L11	S33°09'35"W	50.00'
L12	S32°28'55"W	110.80'
L13	S57°31'05"E	50.00'
L14	S32°28'55"W	90.41'
L15	S32°28'55"W	50.00'
L16	S57°31'05"E	2.38'
L17	S32°28'55"W	100.00'
L18	N60°28'06"W	101.50'
L19	N49°27'56"W	101.45'
L20	N71°35'25"W	101.98'
L21	N59°32'50"W	161.69'
L22	N83°36'09"E	50.00'
L23	S33°18'17"W	39.01'
L24	S60°39'09"E	85.00'
L25	N60°39'09"W	85.00'
L26	S29°20'51"W	180.00'
L27	S54°09'44"W	90.25'
L28	N44°45'44"W	59.69'
L29	S39°15'43"E	32.95'
L30	S25°28'22"E	90.41'
L31	N25°28'22"W	90.41'

NOTE:  
SEE SHEET 4 OF 4 FOR  
LINE AND CURVE TABLE.

NOTE:  
SEE SHEET 4 OF 4 FOR  
ENGINEER, SURVEYOR &  
EXTRA NOTES.

PLAT NOTES APPLY TO EVERY PAGE  
OF THIS MULTIPLE PAGE PLAT

#### SAN ANTONIO RIVER AUTHORITY:

SAN ANTONIO RIVER AUTHORITY (SARA) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR SANITARY SEWER COLLECTION AND TREATMENT FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "SANITARY SEWER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, OPERATING, MAINTAINING, REMOVING AND INSPECTING SANITARY SEWER PIPELINES AND COLLECTION FACILITIES AND ALL NECESSARY ABOVE-GROUND OR BELOW-GROUND 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 LAND ALL TREES AND VEGETATION OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE FUNCTION OF SAID FACILITIES, NO STRUCTURES, CONCRETE SLABS OR WALLS MAY BE PLACED WITHIN SAID EASEMENT AREAS, AND SAN ANTONIO RIVER AUTHORITY SHALL HAVE THE RIGHT TO ENTER THE EASEMENT AREAS AND REMOVE SUCH STRUCTURES.

THE DEVELOPER DEDICATES THE SANITARY SEWER COLLECTION AND TREATMENT FACILITIES TO SAN ANTONIO RIVER AUTHORITY UPON DEVELOPER'S COMPLETION OF CONSTRUCTION AND ACCEPTANCE BY THE SAN ANTONIO RIVER AUTHORITY. THE SAN ANTONIO RIVER AUTHORITY WILL OWN AND MAINTAIN SAID FACILITIES, WHICH ARE LOCATED WITHIN THE PARTICULAR SUBDIVISION PLAT.

#### WASTEWATER EDU NOTE:

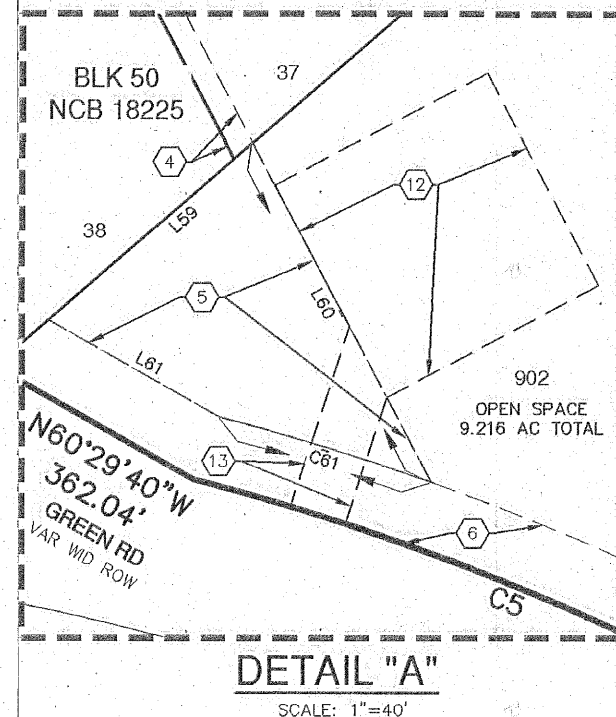
THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THE SUBDIVISION PLAT IS KEPT ON FILE AT THE SAN ANTONIO RIVER AUTHORITY UNDER THE PLAT NUMBER.

#### RESIDENTIAL FIRE FLOW:

THE SAVANNAH PLACE SUBDIVISION IS DESIGNED FOR TCEQ FIREFLOW OF NOT LESS THAN 250 GPM.

#### COMMON AREA MAINTENANCE:

THE MAINTENANCE OF ALL PRIVATE STREETS, OPEN SPACE, GREENBELTS, PARKS, TREE SAVE AREAS, INCLUDING LOTS 902 & 903, BLOCK 50, NCB 18225, DRAINAGE EASEMENTS AND EASEMENTS OF ANY OTHER NATURE WITHIN THIS SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS, OR THE PROPERTY OWNERS' ASSOCIATION, OR ITS SUCCESSORS OR ASSIGNS AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO OR BEXAR COUNTY.



CURVE TABLE					
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C1	15.00'	78°09'46"	S45°28'44"E	18.91'	20.46'
C2	180.00'	11°52'59"	S78°37'07"E	37.26'	37.33'
C3	125.00'	13°25'46"	S50°07'32"E	29.23'	29.30'
C4	10.00'	90°00'00"	S77°28'55"W	14.14'	15.71'
C5	530.00'	15°13'53"	N67°53'46"W	140.48'	140.89'
C6	120.00'	35°33'25"	S89°32'39"W	73.28'	74.47'
C7	130.00'	38°27'40"	S52°32'07"W	85.64'	87.27'
C8	10.00'	90°00'00"	S15°39'09"E	14.14'	15.71'
C9	10.00'	90°00'00"	S74°20'51"W	14.14'	15.71'
C10	10.00'	90°00'00"	S15°39'09"E	14.14'	15.71'
C11	225.00'	41°29'44"	S39°54'17"E	159.41'	162.95'
C12	10.00'	90°00'00"	S64°09'26"E	14.14'	15.71'
C13	10.00'	90°00'00"	S25°50'34"W	14.14'	15.71'
C14	125.00'	16°40'50"	S27°29'51"E	36.26'	36.39'
C15	10.00'	90°00'00"	N80°50'16"W	14.14'	15.71'
C16	175.00'	99°23'48"	N76°08'22"W	266.93'	303.59'
C17	125.00'	18°19'17"	N35°36'06"W	39.80'	39.97'
C18	15.00'	95°40'05"	S87°24'13"W	22.24'	25.05'
C19	420.00'	10°13'20"	S34°27'31"W	74.83'	74.93'
C20	830.00'	18°40'39"	S38°41'10"W	269.37'	270.57'
C21	15.00'	87°17'12"	S47°22'54"W	20.71'	22.85'
C22	175.00'	13°47'20"	S32°22'03"E	42.01'	42.12'
C23	225.00'	3°32'31"	S27°14'38"E	13.91'	13.91'
C24	10.00'	99°22'08"	S78°41'57"E	15.25'	17.34'
C25	175.00'	66°28'22"	N84°51'10"E	191.83'	203.03'
C26	175.00'	5°04'14"	S59°22'32"E	15.48'	15.49'
C27	125.00'	5°04'14"	N59°22'32"W	11.06'	11.06'
C28	125.00'	66°28'22"	S84°51'10"W	137.02'	145.02'
C29	10.00'	99°22'08"	S15°55'55"W	15.25'	17.34'
C30	225.00'	9°45'56"	S52°38'07"E	38.30'	38.35'
C31	275.00'	32°02'43"	N41°29'44"W	151.81'	153.81'

#### OPEN SPACE:

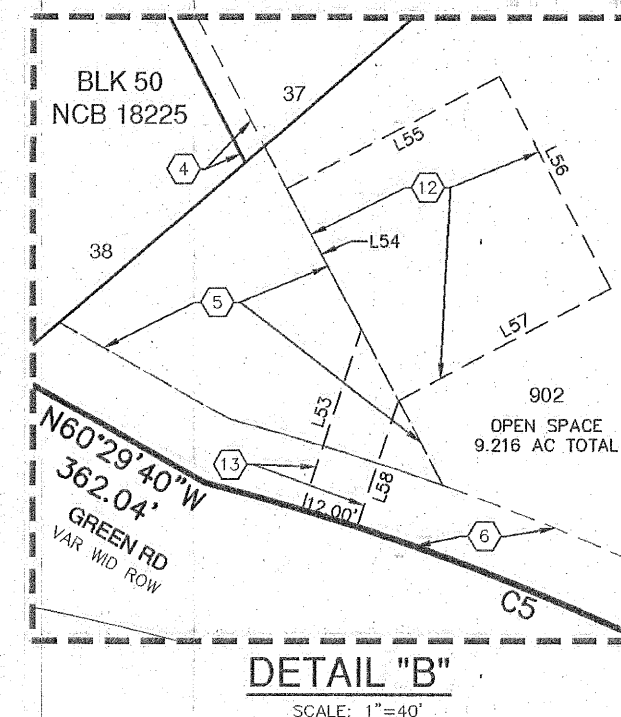
LOTS 902 & 903, BLOCK 50, NCB 18225 ARE DESIGNATED AS OPEN SPACE AND AS A COMMON AREA AND DRAINAGE EASEMENT. ALL OPEN SPACE AND AMENITY CENTER LOTS TO BE DEDICATED TO THE HOMEOWNERS' ASSOCIATION AT THE TIME OF RECORDATION.

#### NATURAL GAS NOTES:

- ENERTEK NB, LLC IS THE NATURAL GAS PROVIDER FOR THE PLATTED PROPERTY AND MAY BE CONTACTED AT (281) 252-6700 FOR FURTHER ASSISTANCE.
- THE MAINTENANCE OF THE PUBLIC UTILITY EASEMENT IS THE RESPONSIBILITY OF THE OWNER. ANY USE OF THE PUBLIC UTILITY EASEMENT MUST NOT INTERFERE WITH THE INTEGRITY OF THE NATURAL GAS PIPELINE.
- THE GAS COMPANY SHALL HAVE ACCESS TO THE GAS METER LOCATION FROM THE PUBLIC UTILITY EASEMENT. THE GAS METER SHALL NOT BE LOCATED IN A FENCED AREA.

#### FIBER OPTIC NOTES:

- CENTRIC FIBER, LLC IS THE FIBER OPTIC UTILITY PROVIDER FOR THE PLATTED PROPERTY AND MAY BE CONTACTED AT (281) 252-6700 FOR FURTHER ASSISTANCE.
- THE MAINTENANCE OF THE PUBLIC UTILITY EASEMENT IS THE RESPONSIBILITY OF THE OWNER. ANY USE OF THE PUBLIC UTILITY EASEMENT MUST NOT INTERFERE WITH THE INTEGRITY OF THE FIBER OPTIC UTILITY.
- THE GAS COMPANY SHALL HAVE ACCESS TO THE FIBER OPTIC EQUIPMENT FROM THE PUBLIC UTILITY EASEMENT.



CURVE TABLE					
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C32	125.00'	13°47'20"	N32°22'03"W	30.01'	30.08'
C33	15.00'	87°17'12"	N82°54'19"W	20.71'	22.85'
C34	830.00'	1°04'04"	S53°59'07"W	15.47'	15.47'
C35	400.00'	10°20'36"	S59°41'27"W	72.11'	72.21'
C36	175.00'	42°31'22"	S43°36'04"W	126.92'	129.88'
C37	10.00'	68°45'26"	S12°02'20"E	11.29'	12.00'
C38	59.00'	298°03'06"	N77°23'30"W	60.73'	306.92'
C39	10.00'	49°17'39"	N46°59'13"E	8.34'	8.60'
C40	225.00'	42°31'22"	N43°36'04"E	163.18'	166.99'
C41	775.00'	10°20'36"	N59°41'27"E	139.72'	139.91'
C42	770.00'	0°44'39"	N54°08'50"E	10.00'	10.00'
C43	15.00'	93°02'13"	N71°52'24"E	21.77'	24.36'
C44	175.00'	68°36'33"	N45°26'26"W	197.28'	209.56'
C45	150.00'	42°25'06"	N50°33'24"E	108.53'	111.05'
C46	15.00'	78°09'48"	N32°41'03"E	18.91'	20.46'
C47	175.00'	41°29'44"	N39°54'17"W	123.99'	126.74'
C48	10.00'	90°00'00"	N25°50'34"E	14.14'	15.71'
C49	480.00'	41°29'44"	N50°05'43"E	340.08'	347.63'
C50	770.00'	18°21'14"	N38°31'28"E	245.60'	246.66'
C51	15.00'	93°02'13"	S85°46'49"E	21.77'	24.36'
C52	125.00'	68°36'33"	S45°26'26"E	140.90'	149.68'
C53	10.00'	90°00'00"	S74°20'51"W	14.14'	15.71'
C54	420.00'	19°56'14"	S60°52'28"W	145.41'	146.15'
C55	10.00'	90°00'00"	N64°09'26"W	14.14'	15.71'
C56	175.00'	16°40'50"	N27°29'51"W	50.77'	50.95'
C57	10.00'	90°00'00"	N9°09'44"E	14.14'	15.71'
C58	125.00'	99°23'48"	S76°08'22"E	190.66'	216.85'
C59	175.00'	18°19'17"	S35°36'06"E	55.72'	55.96'
C60	15.00'	95°40'05"	S30°41'18"W	22.24'	25.05'
C61	544.00'	4°53'45"	N72°52'05"W	46.47'	46.48'

SHEET 4 OF 4

PLAT NO. 19-11800321

SUBDIVISION PLAT

OF

SAVANNAH PLACE UNIT 2

BEING A TOTAL OF 48.88 ACRE TRACT OF LAND, ESTABLISHING LOTS 21-38, BLOCK 45, LOTS 11-23, BLOCK 46, LOTS 1-39, BLOCK 47, LOTS 1-17, BLOCK 48, LOTS 9-40, BLOCK 49, LOTS 15-101, BLOCK 50, LOTS 2-14, BLOCK 51 AND LOTS 47-57, BLOCK 52, OUT OF A 144.783 ACRE TRACT OF LAND RECORDED IN DOCUMENT NO. 20180190166 IN THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS, OUT OF THE J.B. HILL SURVEY NUMBER 103, ABSTRACT 308, COUNTY BLOCK 5083, IN NEW CITY BLOCK 18225, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.

PAPE-DAWSON  
ENGINEERS

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
TSP# FIRM REGISTRATION #470 | TSP#S FIRM REGISTRATION #10228800

DATE OF PREPARATION: April 26, 2021

STATE OF TEXAS  
COUNTY OF MONTGOMERY

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: SHANNON BIRT  
LGI HOMES - TEXAS, LLC.  
1450 LAKE ROBBINS DRIVE, SUITE 430  
THE WOODLANDS, TEXAS 77380  
(281) 362-8998

STATE OF TEXAS  
COUNTY OF MONTGOMERY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED SHANNON BIRT, 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 26 DAY OF April, A.D. 20 21.

Sandra Lee Byer  
NOTARY PUBLIC, MONTGOMERY COUNTY, TEXAS  
SANDRA LEE BYER  
My Notary ID # 125660523  
Expires April 17, 2022

THIS PLAT OF SAVANNAH PLACE UNIT 2 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

BY: SECRETARY

