

LEGEND

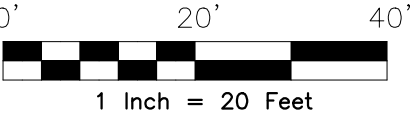
These standard symbols will be found in the drawing.

- BOUNDARY LINE
- OVERHEAD ELECTRIC
- CHAINLINK FENCE
- WOOD FENCE
- PLATTED LOT LINE
- SET IRON ROD
- CALCULATED POINT
- FOUND IRON ROD
- WATER METER
- ELECTRIC METER
- GAS METER
- (NCB MAP) NEW CITY BLOCK MAP
- (F.M.) FIELD MEASURED

S. 42.5' OF LOTS 1-2
BLOCK 3
N.C.B. MAP 1267

ROLAND CANTU & MARIA CANTU
W. 38' OF N. 50' OF LOT 9 &
N. 50' OF LOT 10
BLOCK 3 N.C.B. 1267
(VOL. 6016, PG. 1494)

GRAPHIC SCALE



SURVEYOR'S NOTE(S):
BASIS OF BEARING, TEXAS SOUTH CENTRAL NAD 83.

At date of this survey, the property is in FEMA designated ZONE X. Areas determined to be outside the 0.2% annual chance flood plain, as verified by FEMA map Panel No: 48029C 0404 H effective date of JUNE 19, 2020. Exact designations can only be determined by a Elevation Certificate. This information is subject to change as a result of future FEMA map revisions and/or amendments.

The survey is hereby accepted with the discrepancies, conflicts, or shortages in area or boundary lines, encroachments, protrusions, or overlapping of improvements shown.

I, ROY JOHN RONNFELDT, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to KEY TITLE GROUP and HOME POINT FINANCIAL CORPORATION

that the above map is true and correct according to an actual field survey, made by me on the ground or under my supervision, of the property shown hereon. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no visible encroachments, no visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, and no visible physical evidence of easements or rights-of-way as of the date of the field survey. I further certify that this survey meets or exceeds the minimum standards established by the Texas Board of Professional Land Surveying (Section 663.18).

Borrower/Owner: BLAKE BRATCHER AND SHAIL PATEL
Address: 421 SPOFFORD AVE. GF No. KTGAHSA-22-1251

Legal Description of the Land:
The South 55 feet of Lots 4 and 5, Block 2, New City Block 1266, aka Lot C, Block 2, New City Block 1266, City of San Antonio, Bexar County, Texas. Commonly known as 421 Spofford Avenue San Antonio, Texas.

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN:
VOLUME 9068, PAGE 212, VOLUME 9348, PAGE 1499, REAL PROPERTY RECORDS, BEXAR COUNTY, TEXAS

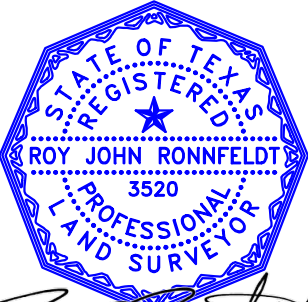
PROPERTY PHOTOGRAPH:



P.O. BOX 160369
SAN ANTONIO, TEXAS 78280
PHONE: (210) 572 - 1995
WEB: WWW.AMERISURVEYORS.COM

FINAL "AS-BUILT" SURVEY

JOB NO.:	2203087756	NO.	REVISION	DATE
DATE:	03/24/22			
DRAWN BY:	MN/IK			
APPROVED BY:	RJR			



Roy John Ronnfeldt
ROY JOHN RONNFELDT, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 3520