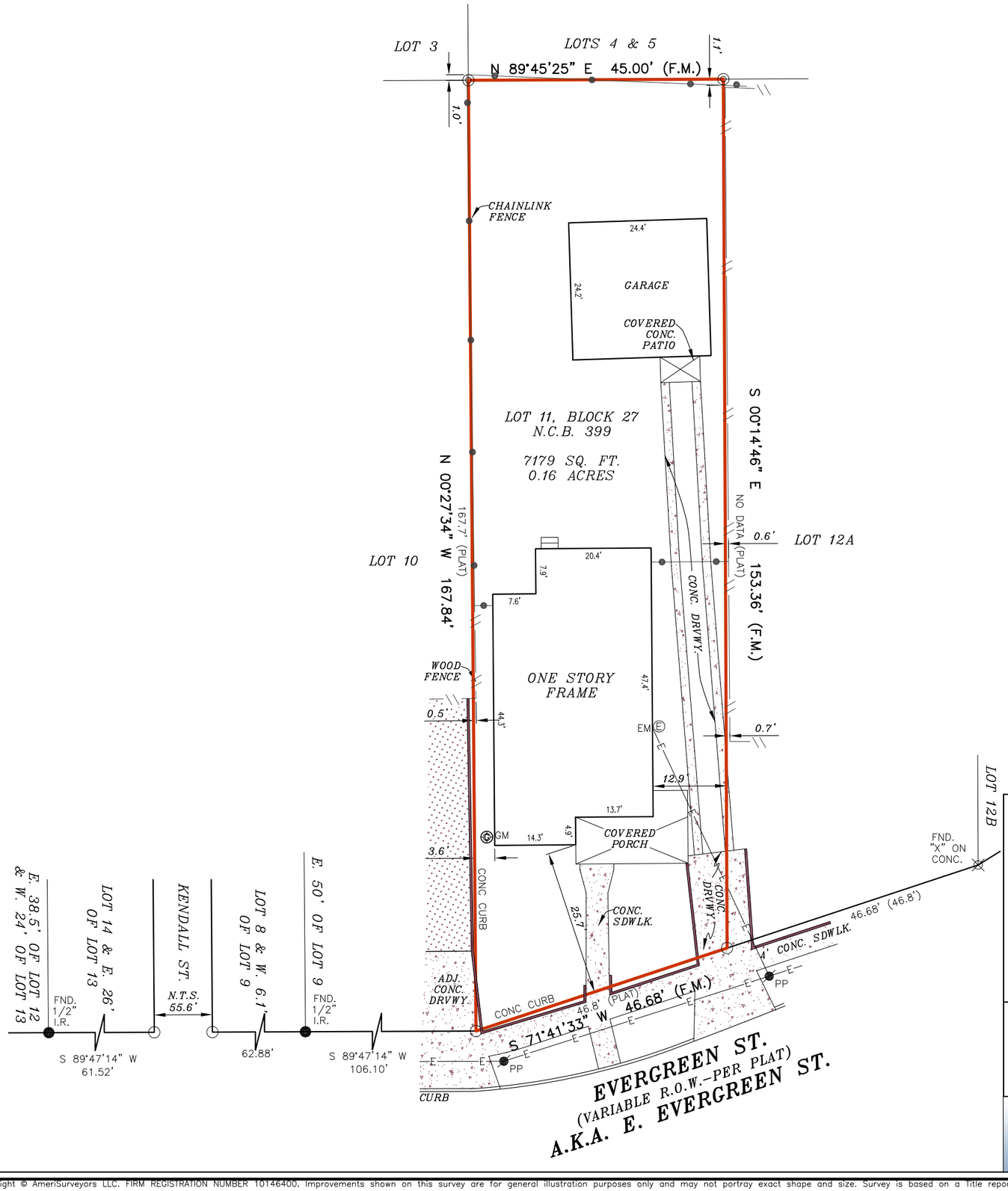

SURVEYOR'S NOTE(S):
BASIS OF BEARING, TEXAS SOUTH CENTRAL NAD 83.

THIS SURVEY IS PRODUCED WITHOUT THE ADDITION OF RESEARCH FROM A TITLE OR A TITLE ABSTRACT COMPANY. THEREFORE, ADDITIONAL DEED OR REAL PROPERTY RESTRICTIONS, SUCH AS EASEMENTS OR SETBACKS, MAY APPLY THAT ARE NOT GRAPHICALLY OR OTHERWISE SHOWN, AND/OR LISTED ON THIS SURVEY. ANY RESTRICTIONS, ADDRESSED HEREON, ARE AS ALREADY KNOWN TO THE UNDERSIGNED, TO AFFECT THIS SUBDIVISION. THEIR DEPICTIONS ARE NOT MEANT TO REPRESENT ALL POSSIBLE ESMTS. AND SETBACKS THAT MAY APPLY TO THIS LOT.

THE ORIGINAL PLAT RECORD IS WITHOUT BEARINGS. THE BEARINGS SHOWN HEREON ARE PER STATE PLANE, TEXAS SOUTH CENTRAL NAD 83, PHYSICAL MONUMENTATION WAS NOT SET AT LOT CORNERS AT THE TIME THE PLAT MAP WAS ORIGINALLY ESTABLISHED AND RECORDED. THE BOUNDARY, AS DEPICTED HEREON, IS BASED UPON THE EVIDENCE, AS FOUND ON-THE-GROUND, APPROXIMATE CENTERLINE OFFSETS OF EXISTING RIGHT-OF-WAYS, EXISTING FENCE OCCUPATION LINES, AND LOT WIDTH AND DEPTH AS RECORDED ON THE PLAT. THIS REPRESENTATION IS SURVEYOR'S BEST INTERPRETATION OF RECORD AND ON THE GROUND INFORMATION.

At date of this survey, the property is in FEMA designated ZONE X as verified by FEMA map Panel No: 48029C 0405 G effective date of SEPTEMBER 29, 2010
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.

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- CHAINLINK FENCE
- WOOD FENCE
- OVERHEAD ELECTRIC
- SET IRON ROD
- FOUND IRON ROD
- CALCULATED POINT
- FOUND "X" ON CONCRETE
- (E) ELECTRIC METER
- (G) GAS METER
- POWER POLE
- (PLAT) RECORDED ON PLAT
- (F.M.) FIELD MEASURED

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

X _____

X _____

GRAPHIC SCALE

0' 20' 40'

1 Inch = 20 Feet

I, RACHEL LYNN HANSEN, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to -- and -- 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 or described by field notes accompanying this drawing. 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: TX3 PROPERTIES LLC.
Address: 615 E. EVERGREEN ST. GF No. --

Legal Description of the Land:
Lot 11, Block 27, New City Block 399, TEMPLE HILL, an addition to the the City of San Antonio, Bexar County, Texas, according to plat thereof recorded in Volume 642, Page 90, Deed and Plat Records of Bexar County, Texas.

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: VOLUME 642, PAGE(S) 90, DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS

PROPERTY PHOTOGRAPH:

FINAL "AS-BUILT" SURVEY

JOB NO.:	2001067601	NO.	REVISION	DATE
DATE:	01/31/20			
DRAWN BY:	MN/MU/MM			
APPROVED BY:	RLH			

STATE OF TEXAS REGISTERED RACHEL LYNN HANSEN 6358 PROFESSIONAL LAND SURVEYOR

RACHEL LYNN HANSEN, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 6358

AMERISURVEYORS LLC
1100 NW Loop 410, Suite 546 San Antonio, Texas 78213
Phone: (210) 572-1995 Fax: (210) 572-1993

Copyright © AmeriSurveyors LLC. FIRM REGISTRATION NUMBER 10146400. Improvements shown on this survey are for general illustration purposes only and may not portray exact shape and size. Survey is based on a Title report issued by the Title Company listed above issued under Commitment No./GF No. shown on this survey. email questions to: info@amerisurveyors.com