PLAT NO. 22-11800428

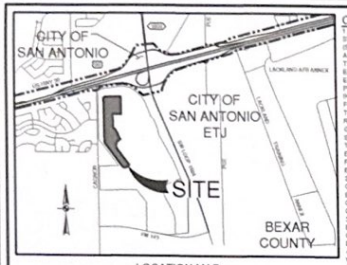
SUBDIVISION PLAT OF APPLEWOOD, UNITS 9 & 10

BEING A TOTAL OF 32.722 ACRE TRACT OF LAND, ESTABLISHING LOTS 49-82 & 902, BLOCK 15, LOTS 1-81 & 901, BLOCK 20, LOTS 1-16, BLOCK 21, OUT OF THAT CERTAIN 15.884 ACRES RECORDED IN DOCUMENT NUMBER 20210959478, 16.24 ACRES RECORDED IN DOC NO. 20190178753, TOGETHER WITH 0.593 OF AN ACRE OUT OF THAT CERTAIN UNPLATTED 53.28 ACRE TRACT RECORDED IN DOC NO. 20180249701 PLAT OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE WILLIAM T. NEIL SURVEY NO 62 ABSTRACT 544 COUNTY BLOCK 5197, NOW ON THE COUNTY BLOCK 5194, BEXAR COUNTY, TEXAS.

PAPE-DAWSON ENGINEERS

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

DATE OF PREPARATION: October 03, 2024



LOCATION MAP
NOT-TO-SCALE

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.

SAWS IMPACT FEE:
WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR WASTEWATER SERVICE CONNECTION.

SAWS WASTEWATER EDU:
THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDU'S) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE UNDER THE PLAT NUMBER AT THE SAN ANTONIO WATER SYSTEM.

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT
SEE SHEET 3 OF 3 FOR LEGEND, PLAT NOTES, LINE & CURVE TABLE

STATE OF TEXAS
COUNTY OF BEXAR

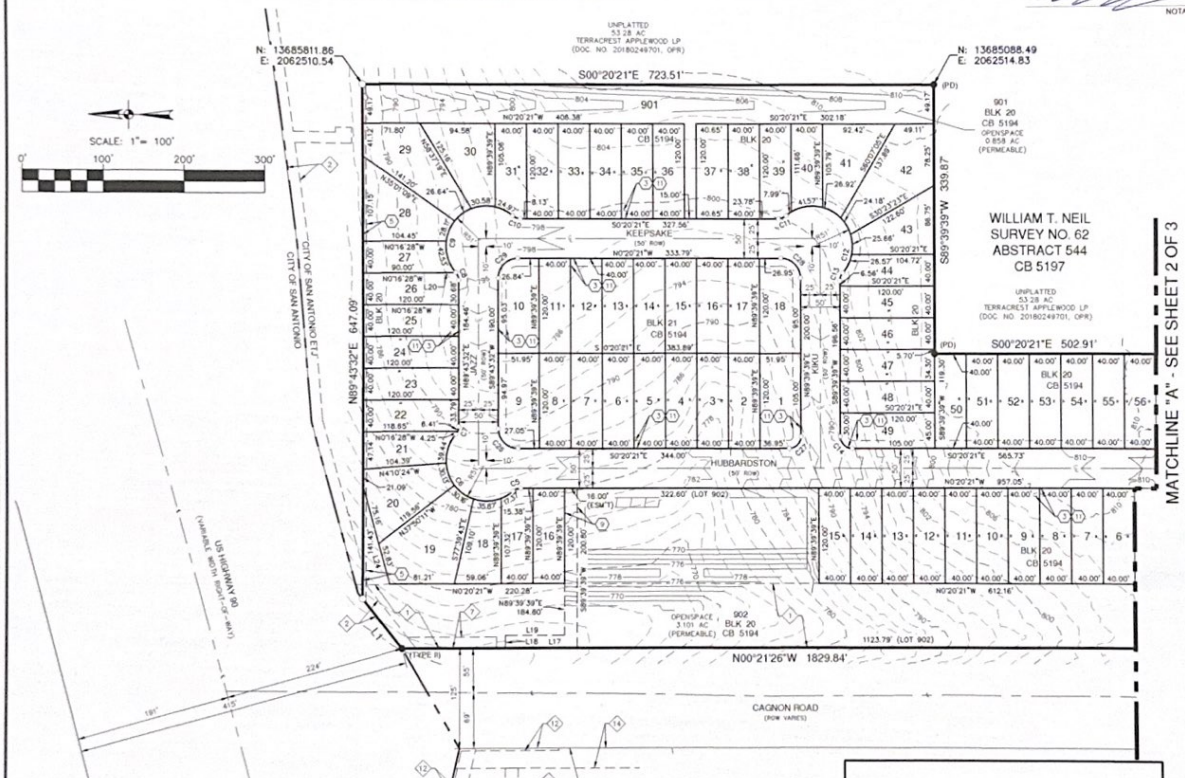
THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER: LLOYD A. DENTON, JR.
TERRACREST APPLEWOOD LP (EASEMENT 12 & 13)
11 LYNN BATTS LANE S, SUITE 100
SAN ANTONIO, TEXAS 78218
(210) 828-6131

STATE OF TEXAS
COUNTY OF BEXAR
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LLOYD A. DENTON, JR. 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 4 DAY OF October A.D. 2024

MARKUS LOPEZ
Notary Public, State of Texas
Comm. Expires 01-26-2027
Notary ID 134188844

NOTARY PUBLIC, BEXAR COUNTY, TEXAS



SCALE: 1"= 100'
0' 100' 200' 300'

STATE OF TEXAS
COUNTY OF BEXAR

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: EMILIANO GUERRERO
FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION
16500 SAN PEDRO AVE. SUITE 400
SAN ANTONIO, TEXAS 78232
(512) 433-5231

STATE OF TEXAS
COUNTY OF BEXAR
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED EMILIANO GUERRERO 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 05 DAY OF OCTOBER A.D. 24

NOTARY PUBLIC Carol Maysonet Exp. 10/11/2027 ID No. 132207388 STATE OF TEXAS

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS _____ DAY OF _____ A.D. 20 _____

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF APPLEWOOD, UNITS 9 & 10, 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

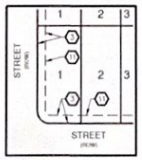
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

LICENSED PROFESSIONAL ENGINEER

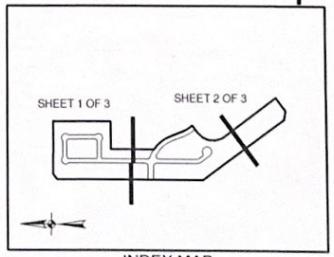
STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY PAPE-DAWSON ENGINEERS, INC.

10/03/2024
REGISTERED PROFESSIONAL LAND SURVEYOR



TYPICAL LOT EASEMENTS & SETBACKS EXCEPT AS NOTED
NOT-TO-SCALE



INDEX MAP
SCALE: 1"= 1000'

SHEET 1 OF 3

APPLEWOOD, UNITS 9 & 10
Civil Job No. 11265-34; Survey Job No. 11265-21

PLAT NO. 22-11800428

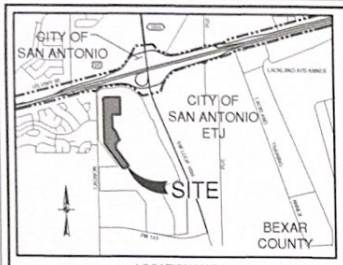
SUBDIVISION PLAT OF APPLEWOOD, UNITS 9 & 10

BEING A TOTAL OF 32.722 ACRE TRACT OF LAND, ESTABLISHING LOTS 49-82 & 902, BLOCK 15, LOTS 1-61 & 901, BLOCK 20, LOTS 1-18, BLOCK 21, OUT OF THAT CERTAIN 15.084 ACRES RECORDED IN DOCUMENT NUMBER 20210990478, 16.24 ACRES RECORDED IN DOC NO. 20190178753, TOGETHER WITH 0.593 OF AN ACRE OUT OF THAT CERTAIN UNPLATTED 53.28 ACRE TRACT RECORDED IN DOC NO. 20180249701 ALL OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, OUT OF THE WILLIAM T. NEIL SURVEY NO. 62 ABSTRACT 544 COUNTY BLOCK 5197, NOW ON TRE COUNTY BLOCK 5194, BEXAR COUNTY, TEXAS.

PAPE-DAWSON ENGINEERS

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

DATE OF PREPARATION: October 03, 2024



LOCATION MAP
NOT TO-SCALE

CPS/SAWS/COSA UTILITY:

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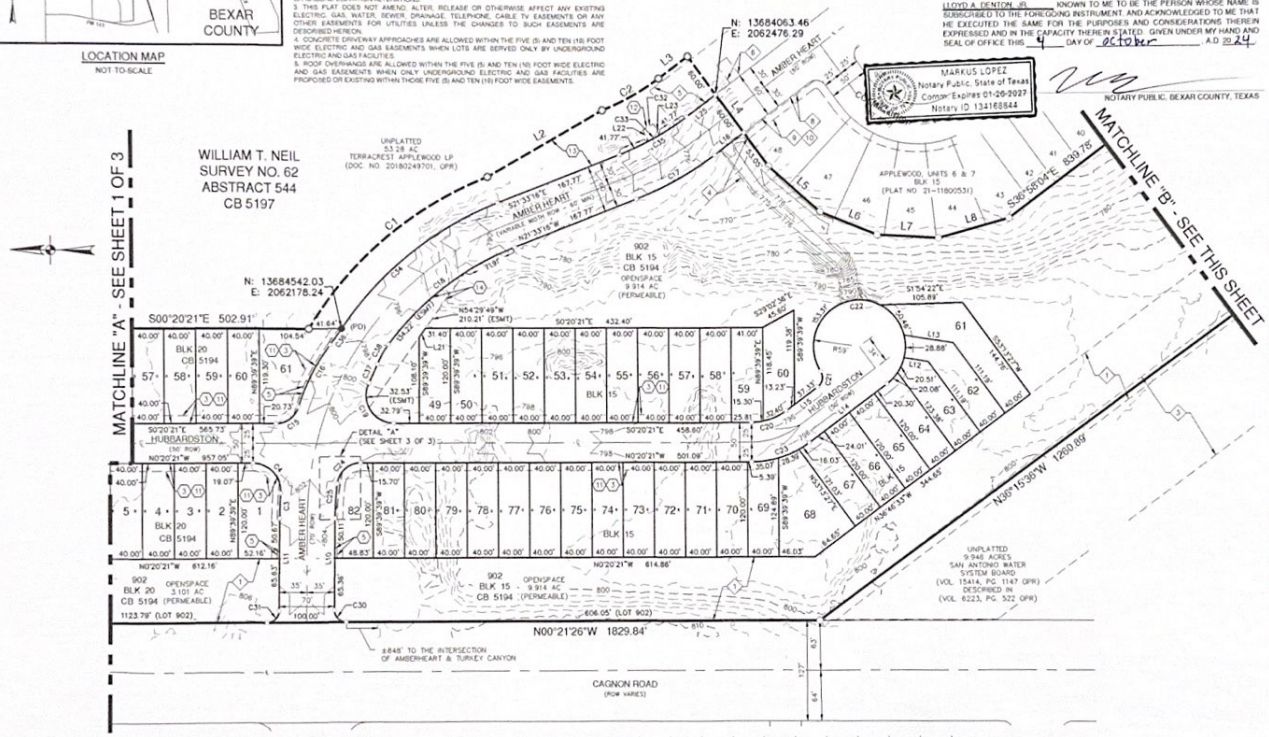

STATE OF TEXAS
COUNTY OF BEXAR

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OWNER/DEVELOPER: LLOYD A. DENTON, JR.
TERRACREST APPLEWOOD LP (EASEMENT 12 &13)
111 LYNN BATTS LANE 6, SUITE 100
SAN ANTONIO, TEXAS 78216
(210) 828-6131

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LLOYD A. DENTON, JR. 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 4 DAY OF October A.D. 20 24

MARKUS LOPEZ
Notary Public, State of Texas
Comm. Expires 01-26-2027
Notary ID 134168844

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

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: EMILIANO GUERRERO
FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION
16500 SAN PEDRO AVE, SUITE 400
SAN ANTONIO, TEXAS 78232
(512) 433-5231

STATE OF TEXAS
COUNTY OF BEXAR

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NOTARY PUBLIC, BEXAR COUNTY, TEXAS

NOTARY PUBLIC STATE OF TEXAS
Carol Maysonet
Exp. 10/11/2027
ID No. 132207388

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS, AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS _____ DAY OF _____ A.D. 20 _____

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF APPLEWOOD, UNITS 9 & 10, 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

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LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS
COUNTY OF BEXAR

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10/03/2024
REGISTERED PROFESSIONAL LAND SURVEYOR

STATE OF TEXAS
CALEB M. CHANCE
98401
LICENSED
PROFESSIONAL ENGINEER

STATE OF TEXAS
REGISTERED
G. E. BUCHANAN
4999
SURVEYOR
LAND SURVEYOR

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT
SEE SHEET 3 OF 3 FOR LEGEND, PLAT NOTES, LINE & CURVE TABLE

SHEET 2 OF 3

APPLEWOOD, UNITS 9 & 10
Civil Job No. 11285-34; Survey Job No. 11285-21

PLAT NO. 22-11800428

SUBDIVISION PLAT
OF
APPLEWOOD, UNITS 9 & 10

BEING A TOTAL OF 32.722 ACRE TRACT OF LAND, ESTABLISHING LOTS 49-82 & 902, BLOCK 15, LOTS 1-61 & 901, BLOCK 20, LOTS 1-16, BLOCK 21, OUT OF THAT CERTAIN 15.864 ACRES RECORDED IN DOCUMENT NUMBER 20210089478, 16.24 ACRES RECORDED IN DOC NO. 20190178753, TOGETHER WITH 0.593 OF AN ACRE OUT OF THAT CERTAIN UNPLATTED 53.28 ACRE TRACT RECORDED IN DOC NO. 20180249791 ALL OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS. OUT OF THE WILLIAM T. NEIL SURVEY NO 62 ABSTRACT 544 COUNTY BLOCK 5197, NOW ON THE COUNTY BLOCK 5194, BEXAR COUNTY, TEXAS.

PAPE-DAWSON ENGINEERS
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

DATE OF PREPARATION: October 03, 2024

LOCATION MAP
NOT-TO-SCALE

LEGEND

AC	ACRE(S)	OPR	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF BEXAR COUNTY, TEXAS
BLK	BLOCK	VOL	VOLUME
CB	COUNTY BLOCK	PG	PAGE(S)
DOC	DOCUMENT NUMBER	ROW	RIGHT-OF-WAY
DPR	DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	VAR WID	VARIABLE WIDTH
DR	DEED OF RECORDS OF BEXAR COUNTY, TEXAS	VNAE	VEHICULAR NON-ACCESS EASEMENT (NOT-TO-SCALE)
ESMT	EASEMENT	● (SURVEYOR)	FOUND 1/2" IRON ROD (UNLESS NOTED OTHERWISE)
CB	COUNTY BLOCK	●	FOUND TxDOT MONUMENTATION (TYPE I, II OR III)
ETJ	EXTRATERRITORIAL JURISDICTION	○	SET 1/2" IRON ROD (PD)
— 1140 —	EXISTING CONTOURS		
— ℄ —	CENTERLINE		
○	EASEMENT POINT OF INTERSECTION		

- (3) 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT
- (5) 1' VEHICULAR NON-ACCESS EASEMENT (NOT-TO-SCALE)
- (9) 16' SANITARY SEWER EASEMENT (0.101 AC)
- (11) 10' BUILDING SETBACK
- (12) 16'x16' SANITARY SEWER EASEMENT (0.006 AC)
- (13) VARIABLE WIDTH GRADING EASEMENT (OFF-LOT) (0.593 AC)
- (14) VARIABLE WIDTH CLEAR VISION EASEMENT (0.088 AC)
- (15) VARIABLE WIDTH CLEAR VISION EASEMENT (0.003 AC)
- ◇1 PERMANENT WATER LINE EASEMENT (VOL 15439, PG 1230, OPR)
- ◇2 14' ELECTRIC AND GAS EASEMENT (DOC. NO. 20200246905 OPR) (DOC. NO. 20200286435 OPR)
- ◇3 ELECTRIC EASEMENT (VOL 5785, PG 290 DR)
- ◇4 37' DRAINAGE EASEMENT (OFF-LOT) (0.059 AC) (APPLEWOOD, UNITS 6 & 7 CONCURRENT - PLAT NO. 21-11800531)
- ◇5 VARIABLE WIDTH GRADING EASEMENT (OFF-LOT) (0.231 AC) (APPLEWOOD, UNITS 6 & 7 CONCURRENT - PLAT NO. 21-11800531)
- ◇6 16' DRAINAGE EASEMENT (OFF-LOT) (0.231 AC) (APPLEWOOD, UNITS 6 & 7 CONCURRENT - PLAT NO. 21-11800531)
- ◇7 14' ELECTRIC & GAS EASEMENT (DOC. NO. 20210103754 OPR)
- ◇8 1' VEHICULAR NON-ACCESS EASEMENT (NOT-TO-SCALE) APPLEWOOD, UNITS 6 & 7 (PLAT NO. 21-11800531)
- ◇9 10' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT APPLEWOOD, UNITS 6 & 7 (PLAT NO. 21-11800531)
- ◇10 10' BUILDING SETBACK APPLEWOOD, UNITS 6 & 7 (PLAT NO. 21-11800531)
- ◇11 16' SANITARY SEWER EASEMENT (DOC 20240001516, OPR)
- ◇12 1' VEHICULAR NON-ACCESS EASEMENT (VOL 9616 PG 202, DPR)
- ◇13 60' UTILITY EASEMENT (VOL 6053 PG 898-915, OPR)
- ◇14 25' SANITARY SEWER EASEMENT (VOL 5924 PG 1709-1717, OPR)
- ◇15 20' WATER EASEMENT (VOL 11050 PG 2445-2453, OPR) (VOL 11054 PG 1353-1361, OPR)

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.

ETJMPA-2:

THE FUTURE LAND USE PLAN DESIGNATES THIS PROPERTY AS "REGIONAL MIXED USE". ALLOWABLE LAND USES SHALL BE DEFINED IN THE UNIFIED DEVELOPMENT CODE FOR ANY PROPERTY ZONED MF-33, MF-40, MF-50, MF-65, O-1.5, 02, C-2, C-3, D, ED, FBZD, AE-1, AE-2, AE-3, AND AE-4.

TREE SAVE:

LOT 901 & 902, BLOCK 20, AND LOT 902, BLOCK 15, CB 5194 (13.873 ACRES TOTAL) ARE DESIGNATED AS TREE SAVE AREAS.

DEDICATION OF THE SANITARY SEWER AND/OR WATER MAINS:

THE OWNER DEDICATES THE SANITARY SEWER AND /OR WATER MAINS TO THE SAN ANTONIO WATER SYSTEM UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM.

SAWS IMPACT FEE:

WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER METER SET AND/OR WASTEWATER SERVICE CONNECTION.

SAWS WASTEWATER EDU:

THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDU'S) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE UNDER THE PLAT NUMBER AT THE SAN ANTONIO WATER SYSTEM.

COMMON AREA MAINTENANCE:

THE MAINTENANCE OF ALL OPEN SPACE, PARKS, TREE SAVE AREAS, INCLUDING LOT 901, BLOCK 20, CB 5194, LOT 902, BLOCK 20, CB 5194, LOT 902, BLOCK 15, CB 5194, 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.

FLOODPLAIN VERIFICATION:

NO PORTION OF THE FEMA 1% ANNUAL CHANCE (100-YEAR) FLOODPLAIN EXISTS WITHIN THIS PLAT AS VERIFIED BY FEMA MAP PANEL: 48029C0305F AND 48029C0530F, EFFECTIVE DATE SEPTEMBER 29, 2010. FLOODPLAIN INFORMATION IS SUBJECT TO CHANGE AS A RESULT OF FUTURE FEMA MAP REVISIONS AND/OR AMENDMENTS.

OPEN SPACE:

LOT 901 BLOCK 20, LOT 902 BLOCK 20, LOT 902 BLOCK 15, CB 5194 IS DESIGNATED AS OPEN SPACE AND AS A COMMON AREA AND A DRAINAGE, SEWER, WATER, ELECTRIC, GAS, TELEPHONE AND CABLE TV EASEMENT.

RESIDENTIAL FINISHED FLOOR

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

TREE NOTE:

THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PLAN (AP # 2539118) 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).

DRAINAGE EASEMENT NOTE:

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 EASEMENT, 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 TO INGRESS AND EGRESS OVER THE GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENTS.

SETBACK:

THE SETBACKS ON THIS PLAT ARE IMPOSED BY THE PROPERTY OWNER OR BEXAR COUNTY AND ARE NOT SUBJECT TO ENFORCEMENT BY THE CITY OF SAN ANTONIO.

TxDOT NOTES:

1. FOR RESIDENTIAL DEVELOPMENT DIRECTLY ADJACENT TO STATE RIGHT-OF-WAY, THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR ADEQUATE SET-BACK AND/OR SOUND ABATEMENT MEASURES FOR FUTURE NOISE MITIGATION.
2. MAXIMUM ACCESS POINTS TO STATE HIGHWAY FROM THIS PROPERTY WILL BE REGULATED AS DIRECTED BY "ACCESS MANAGEMENT MANUAL". THIS PROPERTY IS ELIGIBLE FOR A MAXIMUM TOTAL OF ZERO ACCESS POINT(S) ALONG HIGHWAY 90, BASED ON THE OVERALL PLATTED HIGHWAY FRONTAGE OF 80.05 LINEAR FT.
3. IF SIDEWALKS ARE REQUIRED BY APPROPRIATE CITY ORDINANCE, A SIDEWALK PERMIT MUST BE APPROVED BY TxDOT PRIOR TO CONSTRUCTION WITHIN STATE RIGHT-OF-WAY. LOCATIONS OF SIDEWALKS WITHIN STATE RIGHT-OF-WAY SHALL BE DIRECTED BY TxDOT.

TCI 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 (FILO) IF OFFSITE 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.

SAWS HIGH PRESSURE NOTE:

A PORTION OF THE TRACT IS BELOW GROUND ELEVATION OF 765 FEET WHERE THE STATIC PRESSURE WILL NORMALLY EXCEED 80 PSI. AT ALL SUCH LOCATIONS, THE OWNER OR BUILDER SHALL INSTALL AT EACH LOT, ON THE CUSTOMER'S SIDE OF THE METER, AN APPROVED TYPE PRESSURE REGULATOR IN CONFORMANCE WITH THE PLUMBING CODE OF THE CITY OF SAN ANTONIO.

RESIDENTIAL FIRE FLOW:

THE PUBLIC WATER MAIN SYSTEM HAS BEEN DESIGNED FOR A MINIMUM FIRE FLOW DEMAND OF 1,500 GPM AT 25 PSI RESIDUAL PRESSURE TO MEET THE CITY OF SAN ANTONIO'S FIRE FLOW REQUIREMENTS FOR THE RESIDENTIAL DEVELOPMENT. THE FIRE FLOW REQUIREMENTS FOR INDIVIDUAL STRUCTURES WILL BE REVIEWED PRIOR TO BUILDING PERMIT APPROVAL IN ACCORDANCE WITH THE PROCEDURES SET FORTH BY THE CITY OF SAN ANTONIO DIRECTOR OF DEVELOPMENT SERVICES AND THE SAN ANTONIO FIRE DEPARTMENT FIRE MARSHAL.

SURVEYOR'S NOTES:

1. MONUMENTS WERE FOUND OR SET AT EACH CORNER OF THE SURVEY BOUNDARY OF THE SUBDIVISION AS NOTED. MONUMENTS AND LOT MARKERS WILL BE SET WITH 1/2" IRON ROD WITH CAP MARKED "PAPE-DAWSON" OR MAG NAIL WITH DISK MARKED "PAPE-DAWSON" AFTER THE COMPLETION OF UTILITY INSTALLATION AND STREET CONSTRUCTION UNLESS NOTED OTHERWISE.
2. COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00 FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE, US SURVEY FEET DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORS NETWORK.
3. DIMENSIONS SHOWN ARE SURFACE. SURFACE ADJUSTMENT FACTOR: 1.00017
4. BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) 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.

[signature]
LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS * CALEB M. CHANCE * 98401 * 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 ENGINEERS AND LAND SURVEYORS ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY: PAPE-DAWSON ENGINEERS, INC.

[signature] 10/03/2024
REGISTERED PROFESSIONAL LAND SURVEYOR

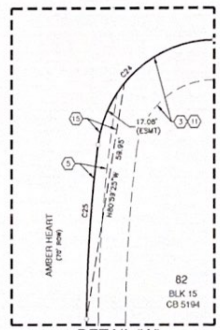
STATE OF TEXAS * REGISTERED * G. E. BUCHANAN * 4999 * PROFESSIONAL * LAND SURVEYOR

CURVE TABLE

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C1	465.00'	37°24'27"	S40°15'30"E	298.23'	303.59'
C2	310.00'	15°24'47"	S29°15'40"E	83.14'	83.39'
C3	435.00'	4°09'20"	S87°48'09"E	31.54'	31.55'
C4	35.00'	94°36'51"	N46°58'05"E	51.45'	57.80'
C5	15.00'	41°05'35"	N20°53'08"W	10.53'	10.76'
C6	51.00'	171°50'49"	N44°29'28"E	101.74'	152.96'
C7	15.00'	40°41'21"	S69°55'47"E	10.43'	10.65'
C8	15.00'	40°40'26"	N69°23'20"E	10.43'	10.65'
C9	51.00'	171°41'16"	S45°06'15"E	101.73'	152.82'
C10	15.00'	41°04'44"	S20°12'01"W	10.53'	10.75'
C11	15.00'	40°40'29"	S20°40'35"E	10.43'	10.65'
C12	51.00'	171°46'03"	S44°52'12"W	101.74'	152.89'
C13	15.00'	41°05'34"	N69°47'34"W	10.53'	10.76'
C14	15.00'	90°00'00"	S44°39'39"W	21.21'	23.56'
C15	30.00'	72°40'27"	S36°40'34"E	35.55'	38.05'
C16	250.00'	20°14'18"	S62°53'38"E	87.85'	88.31'
C17	430.00'	15°24'47"	N29°15'40"W	115.33'	115.67'
C18	370.00'	31°55'08"	N37°30'50"W	203.47'	206.12'
C19	35.00'	116°42'18"	N58°00'48"E	59.59'	71.29'
C20	75.00'	36°26'13"	S18°33'27"E	46.90'	47.70'
C21	15.00'	85°20'57"	S79°27'02"E	20.34'	22.34'
C22	59.00'	265°20'57"	S10°32'58"W	86.76'	273.24'
C23	125.00'	36°26'13"	N18°33'27"W	78.16'	79.49'
C24	30.00'	82°39'29"	N41°40'05"W	39.62'	43.28'
C25	365.00'	6°53'00"	N86°26'20"W	43.82'	43.85'
C26	25.00'	90°03'53"	S44°41'36"W	35.38'	39.30'
C27	15.00'	90°00'00"	S45°20'21"E	21.21'	23.56'
C28	25.00'	90°00'00"	N44°39'39"E	35.36'	39.27'
C29	25.00'	89°56'07"	N45°18'24"W	35.34'	39.24'
C30	15.00'	90°28'37"	S44°52'52"W	21.30'	23.69'
C31	15.00'	89°31'23"	N45°07'08"W	21.12'	23.44'
C32	354.00'	2°35'23"	N29°15'40"W	16.00'	16.00'
C33	370.00'	2°28'40"	S29°15'40"E	16.00'	16.00'
C34	430.00'	34°31'04"	S38°48'48"E	255.15'	259.05'
C35	370.00'	15°24'47"	S29°15'40"E	99.23'	99.53'
C36	435.00'	3°17'51"	S54°25'25"E	25.03'	25.04'
C37	365.00'	4°05'21"	S65°40'43"E	26.04'	26.05'
C38	115.00'	14°15'00"	N60°35'54"W	28.53'	28.60'

LINE TABLE

LINE #	BEARING	LENGTH
L1	N51°30'32"E	80.05'
L2	S30°01'48"E	169.62'
L3	S36°58'04"E	46.60'
L4	S53°01'56"W	173.05'
L5	S40°50'04"W	87.01'
L6	S21°25'35"W	78.95'
L7	S2°52'53"W	78.95'
L8	S15°39'50"E	93.77'
L9	N81°08'35"W	110.12'
L10	N89°52'50"W	115.47'
L11	S89°52'50"E	118.30'
L12	N8°13'27"E	31.44'
L13	N8°13'27"E	63.92'
L14	N36°46'33"W	124.32'
L15	S36°46'33"E	50.56'
L16	N36°58'04"W	46.60'
L17	N0°21'26"W	90.62'
L18	N89°32'15"E	16.00'
L19	S0°21'26"E	74.86'
L20	N1°15'41"W	26.38'
L21	N54°29'49"W	14.68'
L22	S60°44'20"W	16.00'
L23	N60°44'20"E	16.00'
L24	N74°27'30"E	127.99'
L25	S36°58'04"E	46.60'



DETAIL "A"
SCALE: 1" = 20'

STATE OF TEXAS
COUNTY OF BEXAR

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.

[signature]
OWNER/DEVELOPER: LLOYD A. DENTON, JR.
TERRACREST APPLEWOOD LP (EASEMENT 12 & 13)
11 LYNN BATTS LANES, SUITE 100
SAN ANTONIO, TEXAS 78218
(210) 828-6131

STATE OF TEXAS
COUNTY OF BEXAR
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LLOYD A. DENTON, JR. 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 4 DAY OF October, A.D. 2024.

[signature]
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

MARKUS LOPEZ
Notary Public, State of Texas
Comm. Expires 01-26-2027
Notary ID 134168844

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

SEE THIS SHEET FOR LEGEND, PLAT NOTES, LINE & CURVE TABLE

STATE OF TEXAS
COUNTY OF BEXAR

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.

[signature]
OWNER/DEVELOPER: EMILIANO GUERRERO
FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION
16500 SAN PEDRO AVE, SUITE 400
SAN ANTONIO, TEXAS 78232
(512) 433-5231

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED EMILIANO GUERRERO 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 03 DAY OF OCTOBER, A.D. 20 24

NOTARY PUBLIC * STATE OF TEXAS * Carol Maysonet * Exp. 10/11/2027 * ID No. 132207388

[signature]
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARED THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THIS PLAT WAS APPROVED BY THE SAID COMMISSIONERS COURT.

DATED THIS ________ DAY OF ______________________ A.D. 20 ________.

____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

____
COUNTY CLERK, BEXAR COUNTY, TEXAS

THIS PLAT OF APPLEWOOD, UNITS 9 & 10 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