

SUBDIVISION PLAT ESTABLISHING

ABISO POTRANCO

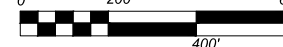
ESTABLISHING LOTS 1, 2, 3, 4, 5, 6, 7, BLOCK 46, COUNTY BLOCK 4349, AND SITUATED IN THE JOHANN PFEIFFER SURVEY NO. 7, ABSTRACT 1018, BEAR COUNTY, TEXAS, AND BEING 8.59 ACRES OF LAND OUT OF THAT CALLED 41.79 ACRE TRACT OF LAND AS DESCRIBED IN VOLUME 16474, PAGE 1075 IN THE OFFICIAL PUBLIC RECORDS OF BEAR COUNTY, TEXAS, INCLUDING A 0.2759 OF AN ACRE OFF-LOT PUBLIC 12' SANITARY SEWER EASEMENT AND A 0.1125 OF AN ACRE OFF-LOT 10' PUBLIC WATER EASEMENT.



1521 HENRIETTA TRAIL, SUITE 200, SAN MARCOS, TX 78201  
Phone: (210) 879-8444 • Fax: (210) 879-8444  
1509 Fm 9-9613 • 1509-LS Fm 9-1012250



SCALE: 1" = 200'



STATE OF TEXAS  
COUNTY OF BEAR

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, DRAINAGE EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

DULY AUTHORIZED AGENT

OWNER LAVENDER HILL PROPERTIES LLP USABARDI LAND COMPANY 1570 LINDA VISTA DR SAN MARCOS, CA 92078	DULY AUTHORIZED AGENT BLAKE HONIGBLUM ABISO DEVELOPMENT, LLC 125 AUSTIN HWY, SUITE 105 SAN ANTONIO, TX 78209
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STATE OF TEXAS  
COUNTY OF BEAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED **BLAKE HONIGBLUM**, 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 \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 20\_\_

NOTARY PUBLIC BEAR COUNTY TEXAS

THIS PLAT OF **ABISO POTRANCO** HAS BEEN SUBMITTED TO 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 DECISIONS AND/OR VARIANCES HAVE BEEN GRANTED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 20\_\_

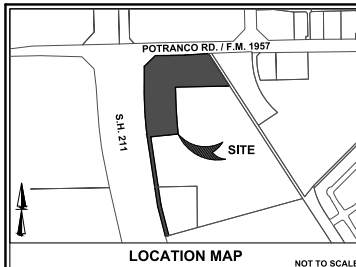
BY _____	CHAIRMAN
BY _____	SECRETARY

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEAR COUNTY, TEXAS, IS HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEAR COUNTY, TEXAS ON \_\_\_\_\_ 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, BEAR COUNTY, TX COUNTY CLERK, BEAR COUNTY, TX



**COMMON AREA MAINTENANCE NOTE:**  
THE MAINTENANCE OF ALL PRIVATE STREETS, OPEN SPACE, GREENBELTS, PARKS, TREE SAVE AREAS, INCLUDING LOTS 1 THRU 7, BLOCK 46, CB 4349, 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 BEAR COUNTY.

**SETRACK NOTE:**  
THE SE TRACKS ON THIS PLAT ARE IMPOSED BY THE PROPERTY OWNER OR BEAR COUNTY AND ARE NOT SUBJECT TO ENFORCEMENT BY THE CITY OF SAN ANTONIO.

C.P.S.A.W.S.C.O.S.A. UTILITY NOTES:

- 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 THE 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 EXERCISING UTILITY INFRASTRUCTURE AND SERVICE FACILITIES FOR THE REASONS DESCRIBED ABOVE. CPS ENERGY AND SAWS SHALL ALSO HAVE TO 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 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 BUILDINGS, STRUCTURES, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN EASEMENT AREAS WITHOUT AN ENCROACHMENT AGREEMENT WITH THE RESPECTIVE UTILITY.
- ANY CPS 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 ALTERATION.
- THIS PLAT DOES NOT AMEND, ALTER, RELEASE, OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED HEREON.

BEAR COUNTY FIRE PROTECTION NOTE:

FIRE PROTECTION ON THESE COMMERCIAL LOTS WILL BE REVIEWED DURING PERMITTING WITH THE FIRE MARSHAL.  
RESIDENTIAL FINISHED FLOOR ELEVATIONS MUST BE A MINIMUM OF EIGHT (8) INCHES ABOVE FINISH ADJACENT GRADE.  
**FLOODPLAIN VERIFICATION NOTE:**  
NO PORTION OF THE FEMA 1% ANNUAL CHANCE (100-YEAR) FLOODPLAIN EXISTS WITHIN THIS PLAT AS VERIFIED BY FEMA MAP PANEL 480203048, EFFECTIVE SEPTEMBER 29, 2010. FLOODPLAIN INFORMATION IS SUBJECT TO CHANGE AS A RESULT OF FUTURE FEMA MAP REVISIONS AND/OR AMENDMENT.

SAWS WASTEWATER EOLI NOTE:

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.

SAWS IMPACT FEE NOTE:

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 PRIOR TO THE WASTEWATER SERVICE CONNECTION.

FIRE NOTE:

INGRESS AND EGRESS SHALL BE PROVIDED BETWEEN ALL ADJACENT LOTS FOR ADEQUATE FIRE DEPARTMENT VEHICLE ACCESS PER THE CITY OF SAN ANTONIO FIRE PREVENTION CODE. ANY CROSS ACCESS SHALL NOT BE BLOCKED NOR MAY THIS NOTE BE REMOVED FROM THE PLAT WITHOUT WRITTEN PERMISSION FROM THE CITY OF SAN ANTONIO DIRECTOR OF DEVELOPMENT SERVICES AND THE SAN ANTONIO FIRE DEPARTMENT FIRE MARSHAL.

INGRESS / EGRESS NOTE:

NO STRUCTURE, FENCES, WALLS OR OTHER OBSTRUCTIONS SHALL BE PLACED WITHIN THE LIMITS OF THE INGRESS / EGRESS EASEMENT SHOWN ON THIS PLAT.

CROSS ACCESS NOTE:

LOT OWNERS SHALL PROVIDE SHARED COMMON CROSS ACCESS FOR LOTS 1, 2, 3, 4, 5, 6 AND 7, BLOCK 46, C.B. 4349, IN ACCORDANCE WITH UDC 35-506(R)(3).

TxDOT NOTES:

- FOR RESIDENTIAL DEVELOPMENT DIRECTLY ADJACENT TO STATE RIGHT OF WAY, THE DEVELOPER SHALL BE RESPONSIBLE FOR ADEQUATE SET-BACK AND/OR SOUND ABATEMENT MEASURES FOR FUTURE NOISE MITIGATION.
- 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 COMBINED TOTAL OF ONE (1) EXISTING ACCESS POINTS ALONG FM 1957, BASED ON THE OVERALL PLATTED HIGHWAY FRONTAGE OF 545.56' AND ONE (1) ACCESS POINT OF SH 211, BASED ON THE OVERALL PLATTED HIGHWAY FRONTAGE OF 851.81'.
- 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.

DETENTION POND NOTE:

STORM WATER DETENTION IS REQUIRED FOR THIS PROPERTY. PERMITS FOR THIS PROPERTY SHALL BE ISSUED ONLY IN CONJUNCTION WITH NECESSARY STORM WATER DETENTION APPROVED BY THE CITY OF SAN ANTONIO. THE PROPERTY MAY BE ELIGIBLE TO POST A FEE FOR LIEU OF DETENTION (FLO) IF OFF-SITE DRAINAGE CONDITIONS BELOW BUT ONLY WHEN APPROVED BY THE CITY OF SAN ANTONIO. MAINTENANCE OF ON-SITE STORM WATER DETENTION SHALL BE THE SOLE RESPONSIBILITY OF THE LOT OWNERS AND/OR PROPERTY OWNERS ASSOCIATION AND THEIR SUCCESSORS OR ASSIGNEES.

LEGEND

- S.I.R. = SET "X" IRON ROD WITH BLUE CAP
- STAMPED "KFW SURVEYING"
- FR = FOUND "X" IRON ROD
- ☒ TxDOT = TEXAS DEPARTMENT OF TRANSPORTATION
- MOV = TYPE I OR TYPE II AS NOTED
- VOL. = VOLUME
- PS. = PAGE
- R.O.W. = RIGHT-OF-WAY
- D.P.R. = DEED AND PLAT RECORDS OF BEAR COUNTY, TEXAS
- O.P.R. = OFFICIAL PUBLIC RECORDS OF BEAR COUNTY, TEXAS
- C.L. = CENTERLINE
- C.B. = COUNTY BLOCK
- 000 --- = EXISTING CONTOURS
- - - - - = PROPOSED CONTOURS
- ◊ = EXISTING EASEMENT
- ◊ = PROPOSED EASEMENT

SURVEYOR NOTES:

- 1/2" DIAMETER BEAR WITH A BLUE PLASTIC CAP STAMPED "KFW SURVEYING" SET AT ALL CORNERS UNLESS NOTED OTHERWISE.
- BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS 3000TH CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983.
- THE COORDINATES SHOWN HEREON ARE GRID WITH A COMBINED SCALE FACTOR OF 1.00017.
- THE ELEVATIONS FOR THIS SURVEY ARE BASED ON NAVD83 (GEOID16).
- ADJOINERS SHOWN HEREON ARE PER CURRENT BEAR COUNTY APPRAISAL DISTRICT RECORDS AND OFFICIAL PUBLIC RECORDS OF BEAR COUNTY, TEXAS.

STATE OF TEXAS  
COUNTY OF BEAR

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.

ARMANDO J. NIEBLA  
LICENSED PROFESSIONAL ENGINEER NO. 102296  
KFW ENGINEERS, LLC  
3421 PASEANOS PKWY., SUITE 200  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-879-8444  
FAX: 210-879-8441

STATE OF TEXAS  
COUNTY OF BEAR

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:

TIM C. PAPPAS  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5543  
KFW SURVEYING, LLC  
3421 PASEANOS PKWY., SUITE 101  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-879-8444  
FAX: 210-879-8441

PLAT NOTES APPLY TO EVERY PAGE  
OF THIS MULTIPLE PAGE PLAT

SUBDIVISION PLAT ESTABLISHING

ABISO POTRANCO

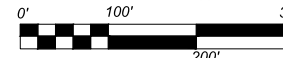
ESTABLISHING LOTS 1, 2, 3, 4, 5, 6, 7, BLOCK 46, COUNTY BLOCK 4349, AND SITUATED IN THE JOHANN PFEIFFER SURVEY NO. 7, ABSTRACT 1018, BEXAR COUNTY, TEXAS, AND BEING 8.59 ACRES OF LAND OUT OF THAT CALLED 41.79 ACRE TRACT OF LAND AS DESCRIBED IN VOLUME 16474, PAGE 1075 IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, INCLUDING A 0.2759 OF AN ACRE OFF-LOT PUBLIC 12' SANITARY SEWER EASEMENT AND A 0.1125 OF AN ACRE OFF-LOT 10' PUBLIC WATER EASEMENT.



1321 HENNING DR., SUITE 205, SAN ANTONIO, TX 78201  
Phone: (210) 879-8444 • Fax: (210) 879-8441  
TSP# 00000000 • 10/2/2000



SCALE: 1" = 100'



STATE OF TEXAS  
COUNTY OF BEXAR

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

DULY AUTHORIZED AGENT

OWNER: LAVENDER HILL PROPERTIES LLP  
LAVENDER LAND COMPANY  
1501 LINDA VISTA DR.  
SAN MARCOS, CA 92078

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED **BLAKE HONIGBLUM**, 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 \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 20\_\_

NOTARY PUBLIC BEXAR COUNTY TEXAS

THIS PLAT OF **ABISO POTRANCO** HAS BEEN SUBMITTED TO BE 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 EXCEPTIONS (AND/OR VARIANCES) HAVE BEEN GRANTED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 20\_\_

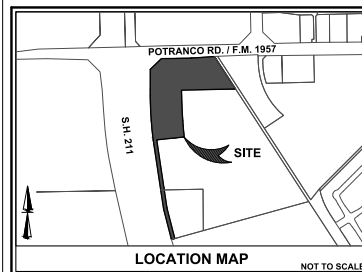
BY: \_\_\_\_\_ CHAIRMAN  
BY: \_\_\_\_\_ SECRETARY

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS, IS HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS ON \_\_\_\_\_ 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, Tx COUNTY CLERK, BEXAR COUNTY, Tx



Line Table		
LINE #	LENGTH	DIRECTION
L1	233.13'	N84°12'00"E
L2	98.38'	S01°21'27"E
L3	208.81'	S88°37'36"W
L4	233.00'	S01°22'24"E
L5	15.00'	N88°37'36"E
L6	15.00'	N88°37'36"E
L7	233.00'	S01°22'24"E
L8	286.79'	N88°37'36"E
L9	37.53'	S32°51'50"E
L10	201.06'	N84°12'00"E
L11	114.38'	N01°21'27"W
L12	224.81'	N88°37'36"E
L13	209.00'	N01°22'24"W

Line Table		
LINE #	LENGTH	DIRECTION
L14	370.23'	S88°37'36"W
L15	14.27'	N44°07'32"E
L16	376.06'	N88°37'36"E
L17	219.00'	S01°22'24"E
L18	191.13'	S84°12'00"W
L19	14.14'	N08°05'34"W
L20	45.25'	N36°54'26"E
L21	359.98'	N08°05'34"W
L22	10.00'	S84°12'00"W
L23	364.01'	S08°05'34"E
L24	59.40'	S36°54'26"W

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD	TANGENT
C1	440.37'	5479.56'	4°39'39"	448.85'	N0°40'21"W 220.80'
C2	35.12'	23.00'	89°59'52"	32.52'	S43°39'55"W 22.59'
C3	418.54'	5169.60'	4°37'11"	416.42'	S2°40'39"E 209.38'
C4	189.40'	5479.56'	1°32'50"	189.39'	N4°50'16"W 94.71'
C5	159.01'	5479.56'	1°32'50"	159.00'	N0°00'28"W 75.51'
C6	92.56'	5479.56'	0°39'54"	92.55'	N1°51'02"W 46.28'
C7	87.67'	5169.60'	0°39'54"	87.66'	S1°51'02"E 43.83'
C8	159.50'	5169.60'	1°32'48"	159.50'	S2°00'58"E 75.30'
C9	189.28'	5169.60'	1°32'25"	189.27'	S4°50'33"E 89.19'
C10	32.40'	5479.56'	0°39'54"	32.40'	N0°40'38"W 16.00'
C11	38.89'	25.00'	89°59'52"	35.00'	N39°38'10"E 24.02'
C12	364.30'	5021.95'	3°39'53"	364.32'	S2°31'57"E 182.27'
C13	39.27'	25.00'	90°00'00"	39.27'	N43°37'36"E 25.00'
C14	39.27'	25.00'	90°00'00"	39.27'	N43°37'36"E 25.00'
C15	48.00'	5447.56'	0°39'54"	48.00'	N0°32'46"E 24.00'
C16	14.07'	9.00'	89°59'52"	12.89'	N39°28'50"E 8.52'
C17	365.32'	5037.64'	3°59'47"	365.25'	N0°21'54"W 182.73'
C18	14.14'	9.00'	90°00'00"	12.73'	N43°37'36"E 9.80'
C19	32.00'	5407.36'	0°39'54"	32.00'	S5°48'39"E 16.00'
C20	76.25'	5447.56'	0°39'54"	76.25'	N0°32'46"W 38.12'
C21	75.96'	5407.36'	0°39'54"	75.96'	S0°32'46"E 37.96'
C22	77.16'	5479.56'	0°48'23"	77.16'	N0°22'53"W 38.58'

C.P.S.A.W.S.G.O.S.A. UTILITY NOTES

- 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 THE 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," "OVERHEAD 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 TO THE RIGHT TO RELOCATE SAID INFRASTRUCTURE AND SERVICE FACILITIES WITHIN THE EASEMENT AND RIGHT-OF-WAY AREAS, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTORS' ADJACENT LANDS FOR THE PURPOSE OF ACCESSING 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 BUILDINGS, STRUCTURES, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN EASEMENT AREAS WITHOUT AN ENCROACHMENT AGREEMENT WITH THE RESPECTIVE UTILITY.
- ANY CPS MONETARY LOSS RESULT TWO 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.
- THIS PLAT DOES NOT AMEND, ALTER, RELEASE, OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED HEREON.

SAWS WASTEWATER EASEMENT

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.

SAWS IMPACT FEE NOTE

WATER AND 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 PRIOR TO THE WASTEWATER SERVICE CONNECTION.

LEGEND

- S.I.R. = SET "X" IRON ROD WITH BLUE CAP
- S.I.R. = STAMPED "X" W/ SURVEYING
- F.I.R. = FOUND "X" IRON ROD
- TXDOT = TEXAS DEPARTMENT OF TRANSPORTATION
- VOL. = VOLUME
- PG. = PAGE
- R.O.W. = RIGHT-OF-WAY
- D.P.R. = DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS
- O.P.R. = OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
- C.B. = CENTER LINE
- C.L. = COUNTY BLOCK
- --- 0.00 --- = EXISTING CONTOURS
- --- 9.00 --- = PROPOSED CONTOURS
- --- 10.00 --- = EXISTING EASEMENT
- --- 10.00 --- = PROPOSED EASEMENT

SURVEYOR NOTES

- 1/2" DIAMETER REBAR WITH A BLUE PLASTIC CAP STAMPED "X" W/ SURVEYING" SET AT ALL CORNERS UNLESS NOTED OTHERWISE.
- BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH CENTRAL ZONE 4304, NORTH AMERICAN DATUM (NAD) OF 1983.
- THE COORDINATES SHOWN HEREON ARE GRID WITH A COMBINED SCALE FACTOR OF 1.00017.
- THE ELEVATIONS FOR THIS SURVEY ARE BASED ON NAVD83 (GEOID16).
- ADJOINERS SHOWN HEREON ARE PER CURRENT BEXAR COUNTY APPRAISAL DISTRICT RECORDS AND OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS.

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.

ARMANDO J. NIEBLA  
LICENSED PROFESSIONAL ENGINEER NO. 102296  
KFW ENGINEERS, L.L.C.  
3421 PASEO SAN PABLO, SUITE 200  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-879-8444  
FAX: 210-879-8441

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:

TRIC P. PARRIS  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5043  
KFW ENGINEERS, L.L.C.  
3421 PASEO SAN PABLO, SUITE 101  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-879-8444  
FAX: 210-879-8441

KEY NOTES

- 1' 20" ELECTRIC EASEMENT (VOL. 2505, PG. 1227-1231 O.P.R.)
- 2' 0" GAS EASEMENT (VOL. 5319, PG. 1690 O.P.R.)
- 3' 0" GAS, ELECTRIC, TELEPHONE, CABLE TV, SEWER & WATER EASEMENT (VOL. 9524, PG. 57 D.P.R.)
- 4' 0" GAS, ELECTRIC, TELEPHONE & CABLE TV EASEMENT
- 5' 0" PUBLIC VARIABLE WIDTH SHARED CROSS ACCESS, PUBLIC SANITARY SEWER AND DRAINAGE EASEMENT
- 6' 0" VARIABLE WIDTH PUBLIC WATER EASEMENT
- 7' 0" BUILDING SETBACK LINE
- 8' 0" OFF-LOT PUBLIC 12' SANITARY SEWER EASEMENT (0.2759 OF AN ACRE)
- 9' 0" OFF-LOT 10' PUBLIC WATER EASEMENT (0.1125 OF AN ACRE)

MATCHLINE: "A" SEE PAGE 3

28' ELECTRIC EASEMENT (VOL. 2505, PG. 1227-1231 O.P.R.)

2' 0" GAS EASEMENT (VOL. 5319, PG. 1690 O.P.R.)

3' 0" GAS, ELECTRIC, TELEPHONE, CABLE TV, SEWER & WATER EASEMENT (VOL. 9524, PG. 57 D.P.R.)

4' 0" GAS, ELECTRIC, TELEPHONE & CABLE TV EASEMENT

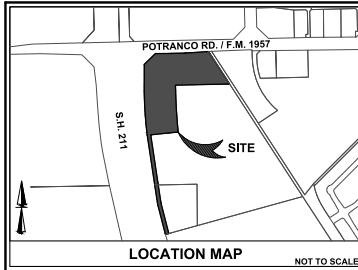
5' 0" PUBLIC VARIABLE WIDTH SHARED CROSS ACCESS, PUBLIC SANITARY SEWER AND DRAINAGE EASEMENT

6' 0" VARIABLE WIDTH PUBLIC WATER EASEMENT

7' 0" BUILDING SETBACK LINE

8' 0" OFF-LOT PUBLIC 12' SANITARY SEWER EASEMENT (0.2759 OF AN ACRE)

9' 0" OFF-LOT 10' PUBLIC WATER EASEMENT (0.1125 OF AN ACRE)



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	440.97'	5479.58'	4°36'29"	440.85'	N3° 40' 21"W
C2	36.12'	23.00'	89°59'03"	32.52'	S43° 38' 05"W
C3	418.54'	5189.60'	4°37'15"	418.42'	S3° 40' 39"E
C4	189.40'	5479.58'	1°58'50"	189.39'	N4° 59' 16"W
C5	159.01'	5479.58'	1°39'40"	159.00'	N3° 09' 58"W
C6	92.56'	5479.58'	0°58'04"	92.56'	N1° 51' 03"W
C7	87.67'	5189.60'	0°58'04"	87.66'	S1° 51' 03"E
C8	150.59'	5189.60'	1°39'40"	150.59'	S3° 09' 58"E
C9	180.28'	5189.60'	1°59'25"	180.27'	S4° 59' 33"E
C10	32.00'	5479.58'	0°20'05"	32.00'	N5° 48' 38"W
C11	38.89'	25.00'	89°07'38"	35.00'	N39° 38' 10"E
C12	364.39'	5221.95'	3°59'33"	364.32'	S3° 21' 57"E
C13	39.27'	25.00'	90°00'00"	35.36'	N43° 37' 36"E
C14	39.27'	25.00'	90°00'00"	35.36'	S48° 22' 24"E
C15	48.00'	5447.58'	0°30'17"	48.00'	N5° 43' 35"W
C16	14.07'	9.00'	89°33'47"	12.68'	N39° 25' 06"E
C17	365.32'	5237.64'	3°59'47"	365.29'	N3° 21' 54"W
C18	14.14'	9.00'	90°00'00"	12.73'	N43° 37' 36"E
C19	32.00'	5437.58'	0°20'14"	32.00'	S5° 48' 38"E
C20	76.25'	5447.58'	0°48'07"	76.25'	N6° 22' 48"W
C21	75.96'	5437.58'	0°48'01"	75.96'	S6° 22' 46"E
C22	77.16'	5479.58'	0°48'25"	77.16'	N6° 22' 53"W

Line Table		
LINE #	LENGTH	DIRECTION
L1	233.13'	N84°12'00"E
L2	98.38'	S01°21'27"E
L3	208.81'	S88°37'36"W
L4	233.00'	S01°22'24"E
L5	15.00'	N88°37'36"E
L6	15.00'	N88°37'36"E
L7	233.00'	S01°22'24"E
L8	286.79'	N88°37'36"E
L9	37.53'	S32°51'50"E
L10	201.06'	N84°12'00"E
L11	114.38'	N01°21'27"W
L12	224.81'	N88°37'36"E
L13	209.00'	N01°22'24"W

Line Table		
LINE #	LENGTH	DIRECTION
L14	370.23'	S88°37'36"W
L15	14.27'	N44°07'32"E
L16	376.06'	N88°37'36"E
L17	219.00'	S01°22'24"E
L18	191.13'	S84°12'00"W
L19	14.14'	N08°05'34"W
L20	45.25'	N36°54'26"E
L21	359.98'	N08°05'34"W
L22	10.00'	S84°12'00"W
L23	364.01'	S08°05'34"E
L24	59.40'	S36°54'26"W

C.P.S.A.W.S.C.O.S.A. UTILITY NOTES:  
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 THE 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," "TRANSPORTATION 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 TO 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 INFRASTRUCTURE AND SERVICE FACILITIES AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENHANGER OR MAY INTERFERE WITH THE EFFICIENCY OF WATER, SEWER, GAS, AND/OR ELECTRIC INFRASTRUCTURE AND SERVICE FACILITIES, NO BUILDINGS, STRUCTURES, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN EASEMENT AREAS WITHOUT AN ENDORSEMENT AGREEMENT WITH THE RESPECTIVE UTILITY.  
2. ANY CPS 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 ALTERATION.  
3. THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED HEREON.

SAWS WASTEWATER EDITION NOTE:  
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.

SAWS IMPACT FEE NOTE:  
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 PRIOR TO THE WASTEWATER SERVICE CONNECTION.

PLAT NO. 21-11800214

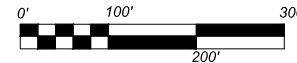
SUBDIVISION PLAT ESTABLISHING

ABISO POTRANCO

ESTABLISHING LOTS 1, 2, 3, 4, 5, 6 & 7, BLOCK 46, COUNTY BLOCK 4349, AND SITUATED IN THE JOHANN PEIFFER SURVEY NO. 7, ABSTRACT 1018, BEXAR COUNTY, TEXAS, AND BEING 8.59 ACRES OF LAND OUT OF THAT CALLED 41.79 ACRE TRACT OF LAND AS DESCRIBED IN VOLUME 16474, PAGE 1075 IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, INCLUDING A 0.2759 OF AN ACRE OFF-LOT PUBLIC 12' SANITARY SEWER EASEMENT AND A 0.1125 OF AN ACRE OFF-LOT 10' PUBLIC WATER EASEMENT.



SCALE : 1" = 100'



LEGEND

- S.I.R. = SET/STAMPED IRON ROD WITH BLUE CAP
- STAMPED "KFW SURVEYING"
- FIR = FOUND IRON ROD
- ⊠ TxDOT MON = TEXAS DEPARTMENT OF TRANSPORTATION TYPE I OR TYPE II AS NOTED
- VOL. = VOLUME
- PG. = PAGE
- R.O.W. = RIGHT-OF-WAY
- D.P.R. = DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS
- O.P.R. = OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS
- C.L. = CENTER LINE
- C.B. = COUNTY BLOCK
- 100' — = EXISTING CONTOURS
- 500' — = PROPOSED CONTOURS
- ◇ = EXISTING EASEMENT
- ◇ = PROPOSED EASEMENT

SURVEYOR NOTES:

- 12" DIAMETER REBAR WITH A BLUE PLASTIC CAP STAMPED "KFW SURVEYING" SET AT ALL CORNERS UNLESS NOTED OTHERWISE.
- BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983.
- THE COORDINATES SHOWN HEREON ARE GRID WITH A COMBINED SCALE FACTOR OF 1.00017.
- THE ELEVATIONS FOR THIS SURVEY ARE BASED ON NAVD83 (GEOID16).
- ADJOINERS SHOWN HEREON ARE PER CURRENT BEXAR COUNTY APPRAISAL DISTRICT RECORDS AND OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS.

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.

ARMANDO J. NIEBLA  
LICENSED PROFESSIONAL ENGINEER NO. 102296  
KFW ENGINEERS, LLC  
3421 PUEBLO BLVD., SUITE 200  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-879-8444  
FAX: 210-879-8441

STATE OF TEXAS  
COUNTY OF BEXAR

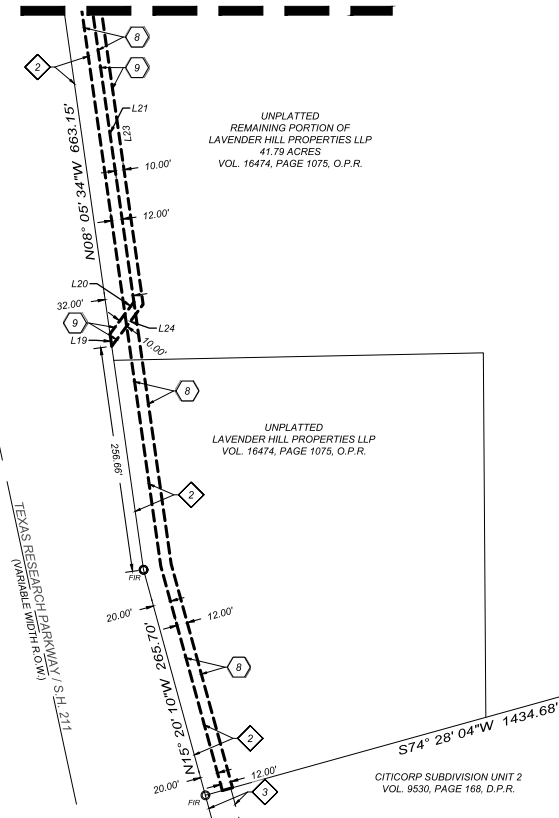
I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY:

TIM C. PARRIS  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5543  
KFW SURVEYING, LLC  
3421 PUEBLO BLVD., SUITE 101  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-879-8444  
FAX: 210-879-8441

KEY NOTES

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- 2 20' GAS EASEMENT (VOL. 5319, PG. 1690 O.P.R.)
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- 9 OFF-LOT 10' PUBLIC WATER EASEMENT (0.1125 OF AN ACRE)

MATCHLINE: "A" SEE PAGE 2



STATE OF TEXAS  
COUNTY OF BEXAR

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

DULY AUTHORIZED AGENT

OWNER: LAVENDER HILL PROPERTIES LLP  
LUSARDI LAND COMPANY  
1570 LINDA VISTA DR.  
SAN MARCOS, CA 92078

DULY AUTHORIZED AGENT: BLAKE HONIGBLUM  
ABISO DEVELOPMENT, LLC  
135 AUSTIN HWY., SUITE 108  
SAN ANTONIO, TX 78209

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED BLAKE HONIGBLUM, 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 \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 20\_\_\_\_

NOTARY PUBLIC BEXAR COUNTY TEXAS

THIS PLAT OF ABISO POTRANCO HAS BEEN SUBMITTED TO CONSIDERATION 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 DECISIONS AND/OR VARIANCES HAVE BEEN GRANTED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 20\_\_\_\_

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

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 ON \_\_\_\_\_ 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, TX COUNTY CLERK, BEXAR COUNTY, TX