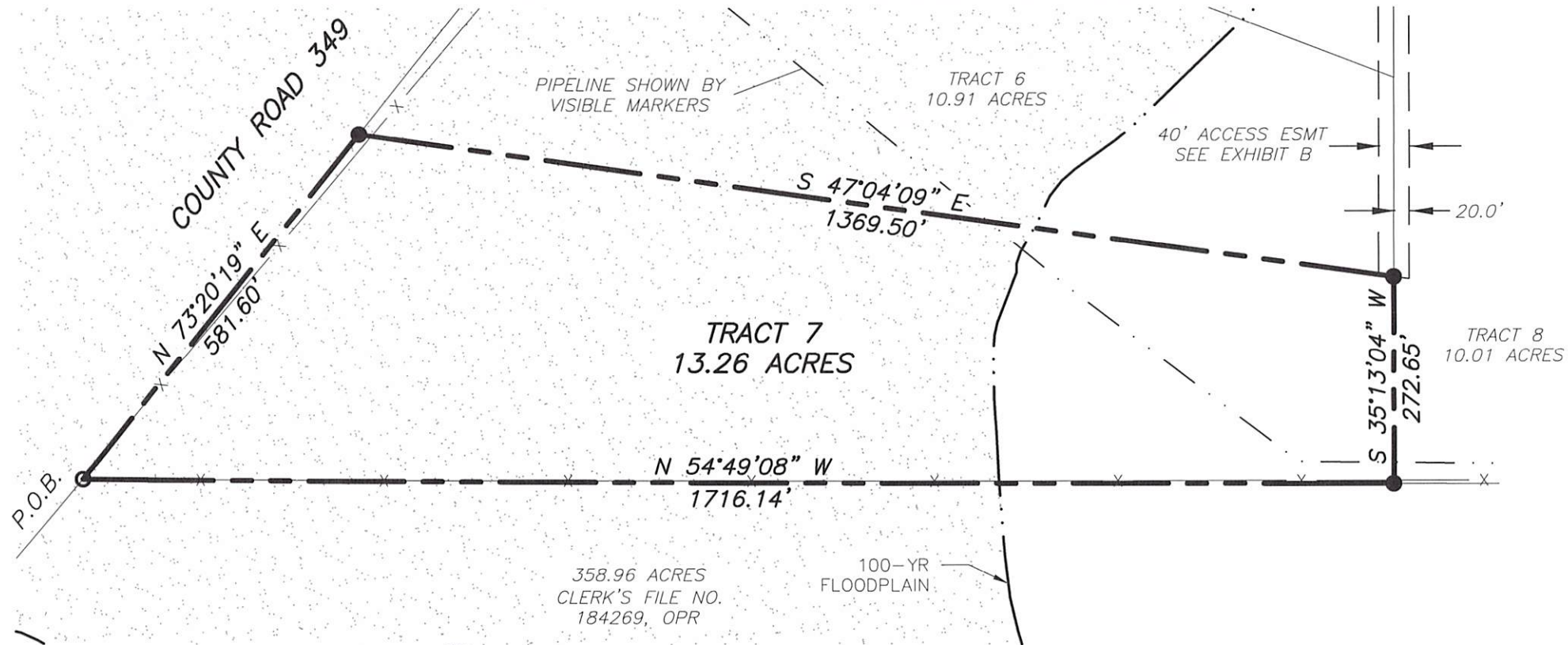


PLAT OF SURVEY

OF
13.26 ACRES, CALLED TRACT 7, BEING OUT OF A 131.93 ACRE TRACT OF LAND, LYING IN THE ANSON G. NEAL SURVEY NO. 266,
ABSTRACT NO. 643, ATASCOSA COUNTY, TEXAS



1" = 200'

THE BASIS OF BEARING
ON THIS PLAT IS GRID
NORTH, TEXAS STATE
PLANE COORDINATE
SYSTEM, NAD 83 (2011),
SOUTH CENTRAL ZONE

Prepared for:
Michael J. Schwarze

REFERENCES:

DEED: Clerk's File No. 217726, OPR

LEGEND

- Set 5/8 inch steel rod monument with cap stamped Rakowitz Engineering & Surveying
- Found steel rod monument
- Boundary line
- Adjoiner
- X — Barbed wire fence
- OHE — Overhead electric line



THIS SURVEY WAS DONE WITHOUT THE
BENEFIT OF A TITLE COMMITMENT,
VISIBLE ENCROACHMENTS ARE SHOWN

I, Richard Pollok, being a Registered Professional Land Surveyor, registered in the State of Texas, do hereby certify that this plat was prepared from an actual survey done by me or under my direct supervision, and that to the best of my knowledge and belief it is a true and correct representation of said survey.

Rakowitz
ENGINEERING & SURVEYING

TBPELS No. F-9155 & No. 101812-00
515 W OAKLAWN, SUITE A, PLEASANTON, TX 78064
830.281.4060 www.rak-eng.com

Date of survey: January 13, 2022

Job No. 21-2516

State of Texas
County of Atascosa

Field notes for a tract of land containing 13.26 acres, called Tract 7, lying in the Anson G. Neal Survey No. 266, Abstract No. 643, Atascosa County, Texas, as shown on the accompanying Plat of Survey prepared for Michael J. Schwarze, dated January 13, 2022.

Field notes for a tract of land 13.26 acres, called Tract 7, being out of a 131.93 acre tract of land, described in an instrument, recorded in Clerk's File No. 217726, Official Public Records, Atascosa County, Texas, said tract of land being more particularly described by metes and bounds as follows:

Beginning at a point marked by a 1/2 inch steel rod monument, found for the West corner of said 131.93 acre tract of land, being the North corner of a 358.96 acre tract of land, described in an instrument, recorded in Clerk's File No. 184269, Official Public Records, Atascosa County, Texas, and lying on the Southeast line of County Road 349, said point of beginning being the West corner of this tract of land;

Thence North 73° 20' 19" East, 581.60 feet, along the Northwest line of said 131.93 acre tract of land, being the Southeast line of said County Road 349, to a point marked by a 5/8 inch steel rod monument with a cap stamped Rakowitz Engineering and Surveying, set for the West corner of a 10.91 acre tract of land, called Tract 6, surveyed this same day, said point being the North corner of this tract of land;

Thence across said 131.93 acre tract of land, the following bearings and distances;

South 47° 04' 09" East, 1369.50 feet, being the Southwest line of said Tract 6, and continuing along a common line of a 40 foot access easement, as shown on Exhibit B, surveyed this same day, to a point marked by a 5/8 inch steel rod monument, with a cap stamped Rakowitz Engineering and Surveying, being the South corner of said Tract 6, lying on the Northwest line of a 10.01 acre tract of land, called Tract 8, surveyed this same day, and being the centerline and end of said 40 foot access easement, said point being the East corner of this tract of land;

South 35° 13' 04" West, 272.65 feet, along the Northwest line of said Tract 8, to a point marked by a 5/8 inch steel rod monument with a cap stamped Rakowitz Engineering and Surveying, set on the Southwest line of said 131.93 acre tract of land, being the Northeast line of said 358.96 acre tract of land, for the West corner of said Tract 8, said point being the South corner of this tract of land;

Thence North 54° 49' 08" West, 1716.14 feet, along the Southwest line of said 131.93 acre tract of land, being the Northeast line of said 358.96 acre tract of land, to the point of beginning;

The basis of bearing for this survey is Grid North, Texas State Plane Coordinate System, NAD 83 (2011), South Central Zone.

I, Richard Pollok, being a Registered Professional Land Surveyor, registered in the State of Texas, do hereby certify that the foregoing field notes for a tract of land containing 13.26 acres, called Tract 7, as shown on the accompanying Plat of Survey prepared for Michael J. Schwarze, dated January 13, 2022, were prepared from an actual survey done under my supervision and that to the best of my knowledge and belief they are a true and correct representation of said survey.


Richard Pollok R.P.L.S. 5825
Rakowitz Engineering and Surveying
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Pleasanton, Texas 78064
830-281-4060
Firm No. 10181200

