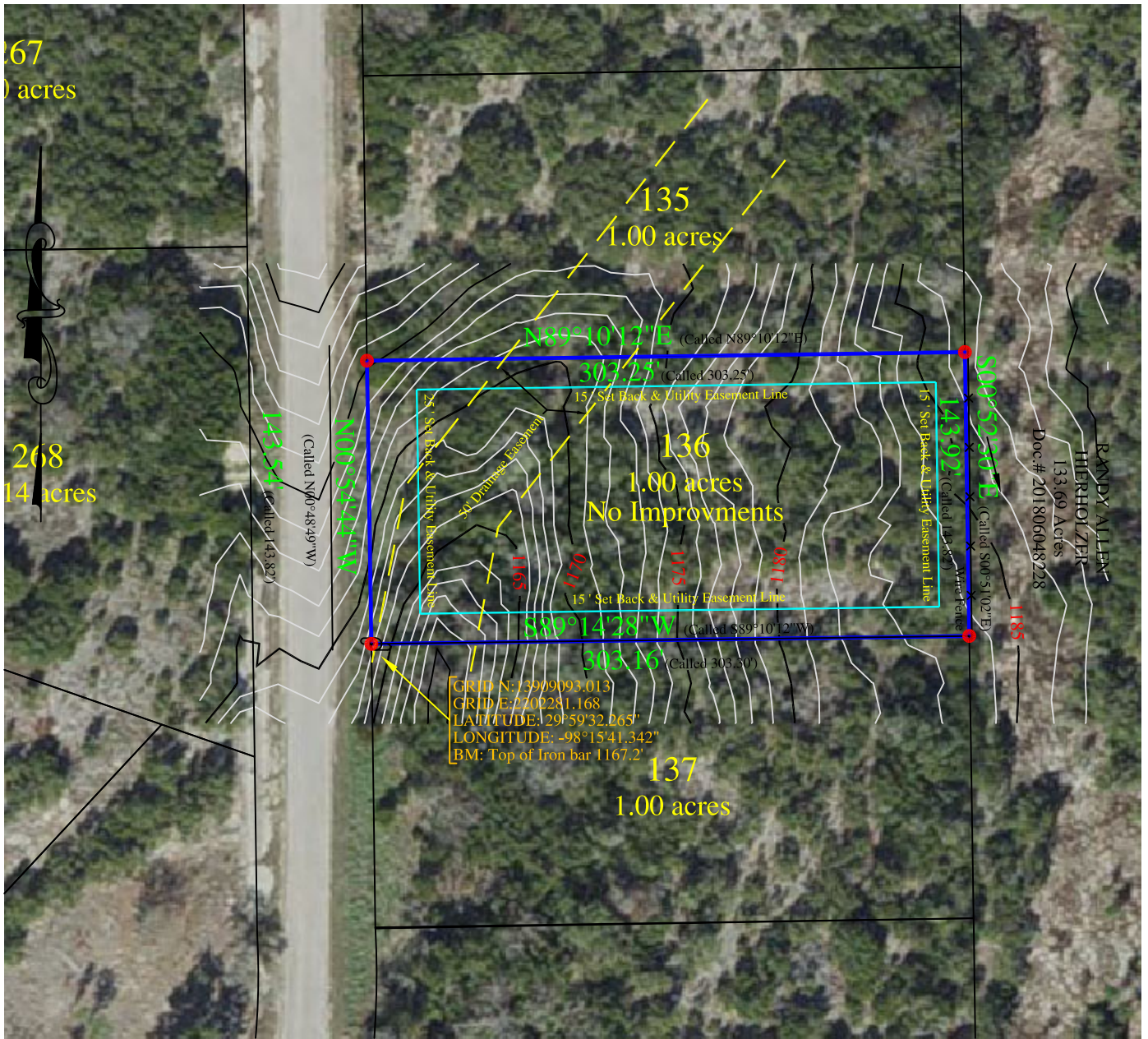




NOTE

1. BEARINGS AND DISTANCES IN PARENTHESIS ARE PER RECORDED PLAT.
2. The minimum front building set back is 25 feet, as required by Comal County.
3. The minimum side building set back is 15 feet.
4. Easements of 25 feet in width along the front, and 15 feet in width along the sides and rear, are reserved for drainage and utility.
5. All bearings are based on Texas State Plane Coordinates NAD83 (Southcentral zone). Convergence angle of 0°21'40\".
6. All road ROWs are private streets to be owned and maintained by The Summit Estates at Fischer Texas Maintenance Corporation.
7. ● 1/2\" IRON BARS FOUND
8. Embankment/backslope easement, 20 feet wide, along the property line adjacent to all roads, as noted on the plat.
9. Easement to Pedernales Electric Cooperative, Inc. recorded in Document No. 200506009133, Official Public Records, Comal County, Texas.

Lot 136, THE SUMMIT ESTATES AT FISCHER, TEXAS, UNIT 2, according to the map or plat thereof, recorded in Volume 15, Pages 122-128, Map and Plat Records, Comal County, Texas.

I RICHARD J. SOLIS, A REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 4602, DO HEREBY CERTIFY TO THAT THE ABOVE PLAT REPRESENTS A SURVEY ACTUALLY MADE ON THE GROUND BY ME AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Richard J. Solis, R.P.L.S.
RICHARD J. SOLIS, R.P.L.S. TEX. REG. 4602

216 Freedom



JOB NO. Comal	
DATE:	June 29, 2023
DRAWN BY:	RJS
SCALE:	1"=80'
REVISIONS	
DATE:	
DATE:	
DATE:	



Geomatics of Texas, Inc.
Professional Surveyors

450 Fischer Store Rd. Box 75 (830) 237-2001 Phone
Fischer, Texas 78623 (877) 457-1568 Fax
RichardSolis.com richard@richardsolis.com
FIRM Registration/License No. 10166000