

PHASE 6A
FIELD NOTE DESCRIPTION
OF APPROXIMATELY 0.251 SQUARE MILES
FOR POLITICAL BOUNDARY PURPOSES

BEING AN APPROXIMATELY 0.251 SQUARE MILE TRACT OF LAND SITUATED IN COMAL COUNTY, TEXAS, SAID 0.251 SQUARE MILE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT THE COMMON SOUTHWESTERLY CORNER OF A 9.73 ACRE TRACT CONVEYED TO NSHE TX MABANK LLC, AND THE NORTHWESTERLY CORNER OF A 37.357 ACRE TRACT CONVEYED TO JOYCE LUX, SITUATED ON THE EASTERLY LINE OF LOT 1A, BLOCK A, JOHNSON RANCH 2, MARKING THE SOUTHWESTERLY CORNER OF THIS TRACT;

THENCE, NORTHERLY, ALONG THE EASTERLY LINE OF SAID LOT 1A, BLOCK A, JOHNSON RANCH SUBDIVISION UNIT 2, AN APPROXIMATE DISTANCE OF 225 FEET TO POINT SITUATED AT THE NORTHEASTERLY CORNER OF SAID LOT 1A, BLOCK A, MARKING AN INTERIOR CORNER OF THIS TRACT;

THENCE, WESTERLY, ALONG THE NORTHERLY LINE OF SAID LOT 1A, BLOCK A, AN APPROXIMATE DISTANCE OF 40 FEET TO A POINT SITUATED AT THE SOUTHEASTERLY CORNER OF A 9.97 ACRE TRACT CONVEYED TO DHJB DEVELOPMENT LLC, MARKING A SOUTHWESTERLY CORNER OF THIS TRACT;

THENCE, NORTHERLY, ALONG THE WESTERLY LINE OF SAID 9.73 ACRE TRACT AND THE EASTERLY LINES OF THE FOLLOWING TRACTS: SAID 9.97 ACRE TRACT, THAT CERTAIN 40.62 ACRE TRACT CONVEYED TO DHJB DEVELOPMENT LLC., AND THAT CERTAIN 53.899 ACRE TRACT CONVEYED TO CLYDE JOHNSON AND SONS HEREFORD RANCH, AN APPROXIMATE DISTANCE OF 2,788 FEET TO A POINT MARKING THE NORTHEASTERLY CORNER OF SAID 53.899 ACRE TRACT, THE NORTHWESTERLY CORNER OF SAID 9.73 ACRE TRACT AND THE NORTHWESTERLY CORNER OF THIS TRACT;

THENCE, EASTERLY, ALONG THE COMMON NORTHERLY LINES OF THE FOLLOWING TRACTS: SAID 9.73 ACRE TRACT, THAT CERTAIN 115.1817 ACRE TRACT CONVEYED TO NSHE TX MABANK LLC, THAT CERTAIN 6.02 ACRE TRACT CONVEYED TO NSHE TX MABANK LLC, AND THE SOUTHERLY LINE OF A 115.473 ACRE TRACT CONVEYED TO LENNAR HOMES OF TEXAS LAND & CONSTRUCTION LTD, AN APPROXIMATE DISTANCE OF 1,121 FEET TO POINT SITUATED ON THE WESTERLY RIGHT-OF-WAY LINE OF STAHL LANE;

THENCE, EASTERLY, CROSSING SAID STAHL LANE, AN APPROXIMATE DISTANCE OF 113 FEET TO A POINT MARKING THE NORTHWESTERLY CORNER OF 21.547 ACRE TRACT CONVEYED TO COMAL COUNTY AND MARKING THE NORTHEASTERLY CORNER OF THIS TRACT;

THENCE, SOUTHEASTERLY, CONTINUING ALONG THE NORTHERLY RIGHT-OF-WAY OF SAID STAHL LANE AN APPROXIMATE DISTANCE OF 2,089 FEET TO A POINT SITUATED AS THE SOUTHWESTERLY CORNER OF A 16.386 ACRE TRACT CONVEYED TO SAMUEL & CLAUDIA RIZZO, AND THE NORTHWESTERLY CORNER OF A 11.706 ACRE TRACT CONVEYED TO MARK AND KELLEY WAGNER, MARKING AN ANGLE POINT FOR THIS TRACT;

THENCE, SOUTHERLY, CONTINUING ALONG THE EASTERLY RIGHT OF WAY LINE OF SAID STAHL LANE, AN APPROXIMATE DISTANCE OF 2,255 FEET TO A POINT SITUATED ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID STAHL LANE MARKING AN ANGLE POINT OF THIS TRACT;

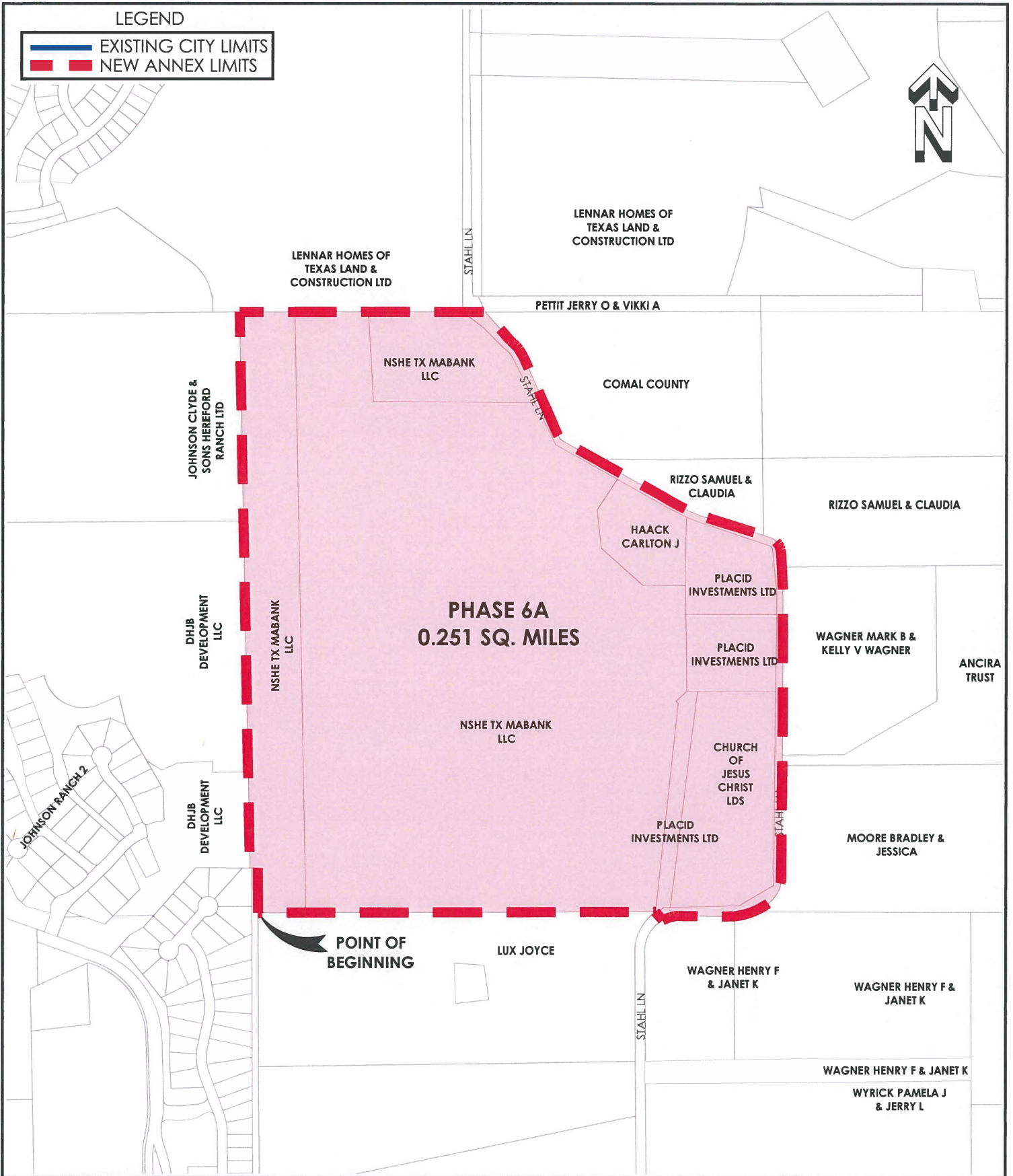
THENCE, NORTHWESTERLY, CROSSING SAID STAHL LANE, AN APPROXIMATE DISTANCE OF 56 FEET TO THE SOUTHEASTERLY CORNER OF 115.181 ACRE TRACT CONVEYED TO NSHE TX MABANK LLC, MARKING AN ANGLE POINT OF THIS TRACT;

THENCE, WESTERLY, ALONG THE COMMON SOUTHERLY LINE OF SAID 115.181 ACRE TRACT AND THE NORTHERLY LINE OF SAID 37.357 ACRE TRACT, AN APPROXIMATE DISTANCE OF 1997 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF APPROXIMATELY 0.251 SQUARE MILES OF LAND, MORE OR LESS.

THIS DOCUMENT WAS PREPARED UNDER 22 TAC 663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

LEGEND

- EXISTING CITY LIMITS
- NEW ANNEX LIMITS



POLITICAL BOUNDARY
ANNEXATION 2016
TO THE CITY OF BULVERDE
PHASE-6A EXHIBIT

NOT TO SCALE



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