



**POLITICAL BOUNDARY
ANNEXATION 2016
TO THE CITY OF BULVERDE
PHASE-10 EXHIBIT**

NOT TO SCALE



**SHERWOOD
SURVEYING & S.U.E.**
UTILITIES | RESIDENTIAL | COMMERCIAL | INDUSTRIAL
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PHASE 10
FIELD NOTE DESCRIPTION
OF APPROXIMATELY 0.053 SQUARE MILES
FOR POLITICAL BOUNDARY PURPOSES

BEING AN APPROXIMATELY 0.053 SQUARE MILE TRACT OF LAND SITUATED IN COMAL COUNTY, TEXAS, SAID 0.053 SQUARE MILE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT THE SOUTHWESTERLY CORNER OF THAT CERTAIN 64 ACRE TRACT CONVEYED TO AMMA BELL GREEN ESTATE, BEING THE NORTHERLY LINE OF THAT CERTAIN 148.78 ACRE TRACT AND BEING THE SOUTHEASTERLY CORNER OF THAT CERTAIN 48.511 ACRE TRACT AND THE SOUTHEASTERLY CORNER OF THIS TRACT;

THENCE, SOUTHWESTERLY, ALONG THE SOUTHERLY LINE OF SAID 48.511 ACRE TRACT AND THAT CERTAIN 112.578 ACRE TRACT CONVEYED TO OCEAN VIEW PROPERTY GROUP LTD, BEING THE NORTHERLY LINE OF SAID 148.78 ACRE TRACT AND THE NORTHERLY LINE OF LOT 2, CHARLES CANTU SUBDIVISION, AN APPROXIMATE DISTANCE OF 2975 FEET TO A POINT IN THE EXISTING BULVERDE CITY LIMIT LINE, MARKING THE SOUTHWESTERLY CORNER OF THIS TRACT;

THENCE, NORTHEASTERLY, ALONG THE EXISTING BULVERDE CITY LIMIT LINE, SEVERING THE FOLLOWING TRACTS: SAID 112.578 ACRE TRACT, SAID 48.511 ACRE TRACT, AND THAT CERTAIN 105.458 ACRE TRACT CONVEYED TO OCEAN VIEW PROPERTY GROUP LTD., AN APPROXIMATE DISTANCE OF 3019 FEET TO A POINT IN THE COMMON BOUNDARY LINE OF SAID 105.458 ACRE TRACT AND THAT CERTAIN 33.8 ACRE TRACT CONVEYED TO AMMA BELL GREEN ESTATE, MARKING THE NORTHERLY CORNER OF THIS TRACT;

THENCE, SOUTHERLY, ALONG THE WESTERLY LINE OF SAID 33.8 ACRE TRACT AND SAID 64 ACRE TRACT, BEING THE EASTERLY LINE OF SAID 105.458 ACRE TRACT AND SAID 48.511 ACRE TRACT, AN APPROXIMATE DISTANCE OF 975 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF APPROXIMATELY 0.053 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.