




# POLITICAL BOUNDARY ANNEXATION 2018 TO THE CITY OF BULVERDE

Revised October 2018

## Legend

-  ANNEXATION LIMITS
-  EXISTING ETJ LIMITS
-  EXISTING CITY LIMITS



1 inch = 1,000 feet

URBANCZYK RONALD & TIM MORAVITS  
HONEY CREEK ESTATES 2,  
LOT 19, ACRES 2.491  
ANNEX AREA: 1.77 ACRES

CONABLE KEITH & SHARON  
HONEY CREEK ESTATES 2, LOT 13,  
ACRES 24.0  
ANNEX AREA: 11.53 ACRES

JOHNSON RUTH FAMILY PRTRNSHP LTD  
A-862 SUR-960 W ULIT, ACRES 56.19  
ANNEX AREA: 41.46 ACRES

Honey Creek Estates 2

LANDRY RACHELLE & FRITSCH ROBERT  
HONEY CREEK ESTATES 2,  
LOT 14 & 4B N PT, ACRES 12.001  
ANNEX AREA: 12.08 ACRES

URBANCZYK RONALD D & TERRY  
HONEY CREEK ESTATES, LOT 2R,  
ACRES 2.047  
ANNEX AREA: 2.05 ACRES

JOHNSON RUTH FAMILY PARTNERSHIP  
HONEY CREEK ESTATES, LOT 4B S PT, ACRES 9.036  
ANNEX AREA: 8.87 ACRES

RUTH JOHNSON FAMILY PARTNERSHIP LTD  
A- 25 SUR-733 P ACKER, ACRES 4.026  
ANNEX AREA: 4.12 ACRES

Honey Creek Estates

JOHNSON RUTH FAMILY PRTRNSHP LTD  
A-348 SUR-714 L KRAUSE, ACRES 26.02  
ANNEX AREA: 22.40 ACRES

JOHNSON RUTH FAMILY PRTRNSHP LTD  
A-398 SUR-600 C MOOS, ACRES 188.865  
ANNEX AREA: 184.91 ACRES

MEZGER ARLENE  
W A-348 SUR-714 L KRAUSE, ACRES 139.856

**PHASE 1B-2**  
**0.51 SQ. MILES**  
**325.93 ACRES**

HONEY CREEK ESTATES HOA  
HONEY CREEK ESTATES, LOT 1, ACRES 4.941  
ANNEX AREA: 4.35 ACRES

BENSON NUALA MORRIS  
A-157 SUR-413 S FISK, ACRES 87.34

Limestone Ledge

CLARK FAMILY TRUST A-157 SUR-413 S FISK, ACRES 18.44

JOHNSON RUTH FAMILY PRTRNSHP LTD  
A-323 SUR-660 H KABELMACHER, ACRES 45.47  
ANNEX AREA: 31.98 ACRES

JACKSON JOHN & SHARON A-599 SUR-734 J SCHEEL, ACRES 9.085

SEE PHASE 1B EXHIBITS

POINT OF BEGINNING

SH 46

FIELD NOTES DESCRIPTION  
ANNEXATION 2018  
PHASE 1B-2  
OF APPROXIMATELY 0.51 SQUARE MILES  
FOR POLITICAL BOUNDARY PURPOSES

BEING AN APPROXIMATE 0.51 SQUARE MILE TRACT OF LAND SITUATED IN COMAL. SAID 0.51 SQUARE MILE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT SOUTHEAST CORNER OF THAT CERTAIN CALLED 45.47 ACRE TRACT CONVEY TO JOHNSON RUTH FAMILY PARTHNSHIP LTD, BEING IN THE NORTHERLY RIGHT OF WAY OF SH 46, FOR THE SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTHWESTERLY, ALONG THE NORTHERLY RIGHT OF WAY OF SH 46, AT AN APPROXIMATE DISTANCE OF 2700 FEET PASS THE COMMON CORNER OF SAID 45.47 ACRE TRACT AND THAT CERTAIN 188.865 ACRE TRACT CONVEYED JOHNSON RUTH FAMILY PARTHNSHIP LTD AND CONTINUING FOR AN APPROXIMATE TOTAL DISTANCE OF 3400 FEET TO WEST RIGHT OF WAY LINE OF LIMESTONE LEDGE ROAD, FOR THE SOUTHWESTERLY OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTHERLY, ALONG THE WEST RIGHT OF WAY LINE OF SAID LIMESTONE LEDGE ROAD, AN APPROXIMATE DISTANCE OF 2400 FEET;

THENCE, EASTERLY, ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID LIMESTONE LEDGE ROAD, AN APPROXIMATE DISTANCE OF 1000 FEET;

THENCE, NORTHEASTERLY, ALONG THE WESTERLY RIGHT OF WAY LINE OF SAID LIMESTONE LEDGE ROAD AN APPROXIMATE DISTANCE OF 2500 FEET TO THE COMMON CORNER OF THAT CERTAIN TRACT 24.0 ACRE TRACT CONVEYED TO CONABLE KEITH & SHARON OF HONEY CREEK ESTATES 2 LOT 13 AND THAT CERTAIN TRACT 2.491 ACRE TRACT CONVEYED TO URBANCZYK RONALD & TIM MORAVITS OF HONEY CREEK ESTATES 2 LOT 19, FOR THE NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, NORTHEASTERLY, AND THE SOUTHERLY ALONG THE LINE OF SAID 24.0 ACRE TRACT, AND THAT CERTAIN 56.19 ACRE TRACT CONVEYED JOHNSON RUTH FAMILY PARTHNSHIP LTD AND 26.0 ACRE, AN APPROXIMATE DISTANCE OF 1900 FEET TO THE NORTHEASTERLY CORNER OF THAT CERTAIN TRACT 22.40 ACRE TRACT CONVEYED TO JOHNSON RUTH FAMILY PARTHNSHIP LTD, FOR THE NORTHEASTERLY CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, SOUTHERLY, ALONG THE EASTERLY LINE OF THAT CERTAIN 26.02 ACRE TRACT, SAID 188.865 ACRE TRACT AND SAID 45.47 ACRE TRACT, AN APPROXIMATE DISTANCE OF 5600 FEET THE POINT OF BEGINNING, CONTAINING AN AREA OF APPROXIMATELY 0.51 SQUARE MILES OF LAND, MORE OR LESS.

THIS DOCUMENT 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 INTERERST IN EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.