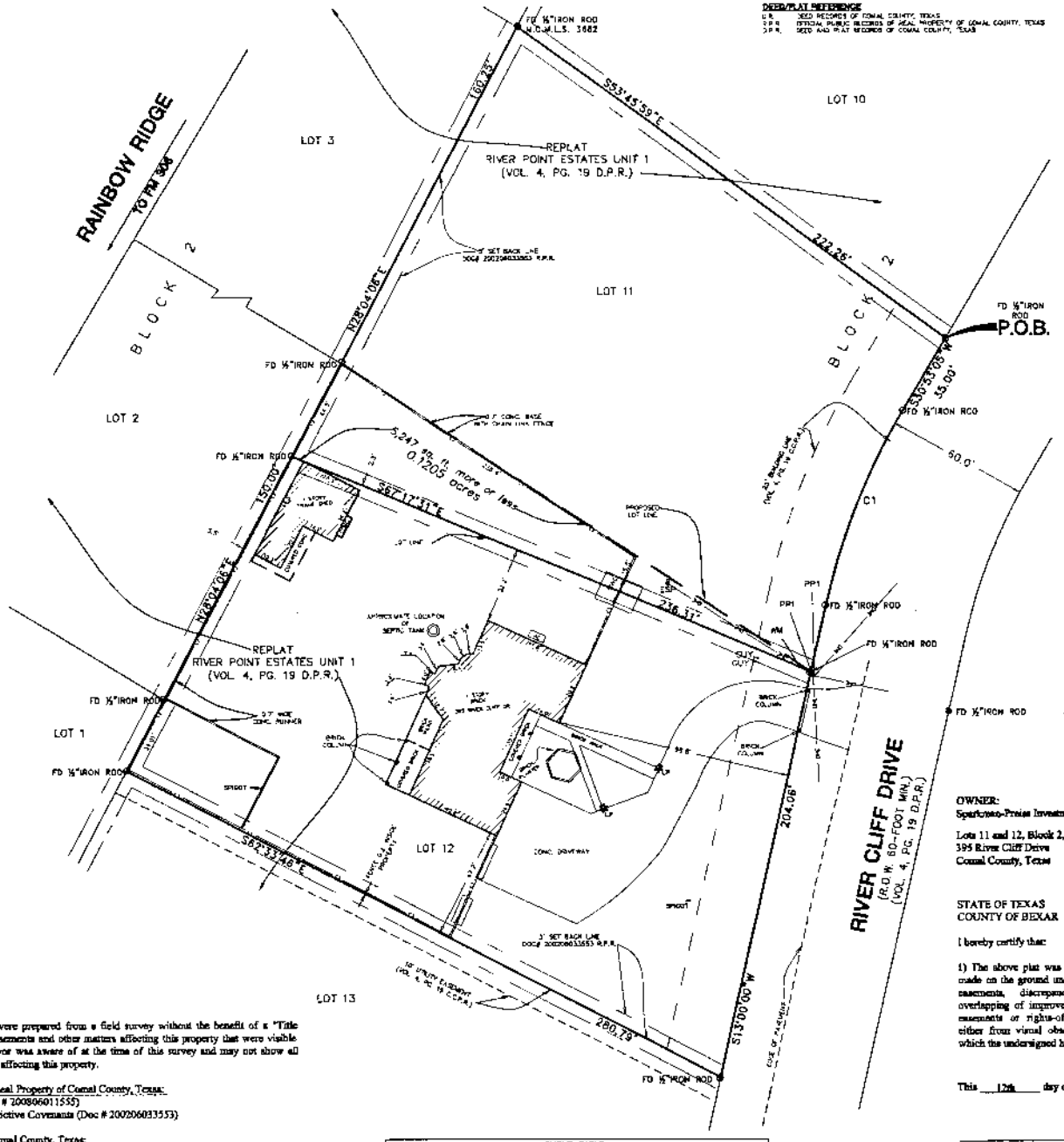
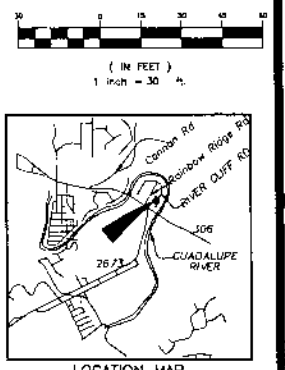
DEED/PLAT REFERENCE

D.R. DEED RECORDS OF COMAL COUNTY, TEXAS
O.P.R. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF COMAL COUNTY, TEXAS
D.P.R. DEED AND PLAT RECORDS OF COMAL COUNTY, TEXAS





LOCATION MAP
N.T.S.

(IN FEET)
1 inch = 30 ft.

SYMBOL LEGEND

○	LP	LAMP POST
■	WM	WATER METER
⊳	GUY	GUY ANCHOR
●	ESP	ELECTRIC SERVICE POLE
▸	PP1	POWER POLE
⊸	SP	SPIGOT

LINE LEGEND

CHAIN LINK FENCE
OVERHEAD ELECTRIC

REFERENCES:
These field notes and plat were prepared from a field survey without the benefit of a "Title Commitment" and shows easements and other matters affecting this property that were visible on the ground, or the surveyor was aware of at the time of this survey and may not show all easements and other matters affecting this property.

Official Public Records of Real Property of Comal County, Texas:
Special Warranty Deed (Doc # 200806011555)
Amended and Restated Restrictive Covenants (Doc # 200206033553)

Deed and Plat Records of Comal County, Texas:
Volume 4, Page 18-19

CURVE TABLE						
CURVE #	LENGTH	RADIUS	TANGENT	DELTA	CHORD	CHORD BEARING
C1	88.71'	284.20'	44.72'	17°53'05"	88.35'	S21°36'33"W

OWNER:
Sparkman-Preiss Investments, LLC

Lots 11 and 12, Block 2, RIVER POINT ESTATES, UNIT 1
395 River Cliff Drive
Comal County, Texas

STATE OF TEXAS §
COUNTY OF BEXAR §

I hereby certify that:

1) The above plat was prepared according to an actual survey made on the ground under my supervision; there are no visible easements, discrepancies, conflicts, encroachments, or overlapping of improvements except as shown on the plat; the easements or rights-of-way shown hereon were determined either from visual observation or from matters of record of which the undersigned has knowledge.

This 12th day of May 2008, A.D.

G.E.Buchanan RPLS
Registered Professional Land Surveyor No.4999

REVISIONS:

PAPE-DAWSON ENGINEERS

LAND TITLE SURVEY OF

Lots 11 and 12, Block 2, RIVER POINT ESTATES, UNIT 1 according to map and plat thereof recorded in Volume 4, Pages 18-19, of the Deed and Plat Records of Comal County, Texas

JOB NO. 9168-08
DATE MAY 2008
DESIGNER G.E.B.
CHECKED ____ DRAWN ____
SHEET 1 OF 1

N:\SURVEY00\.DWG
REFERENCE:

Date May 21, 2008, 10:34am User ID: Rodriguez
File N:\Survey2010-9200\9168-08\9168-08.dwg