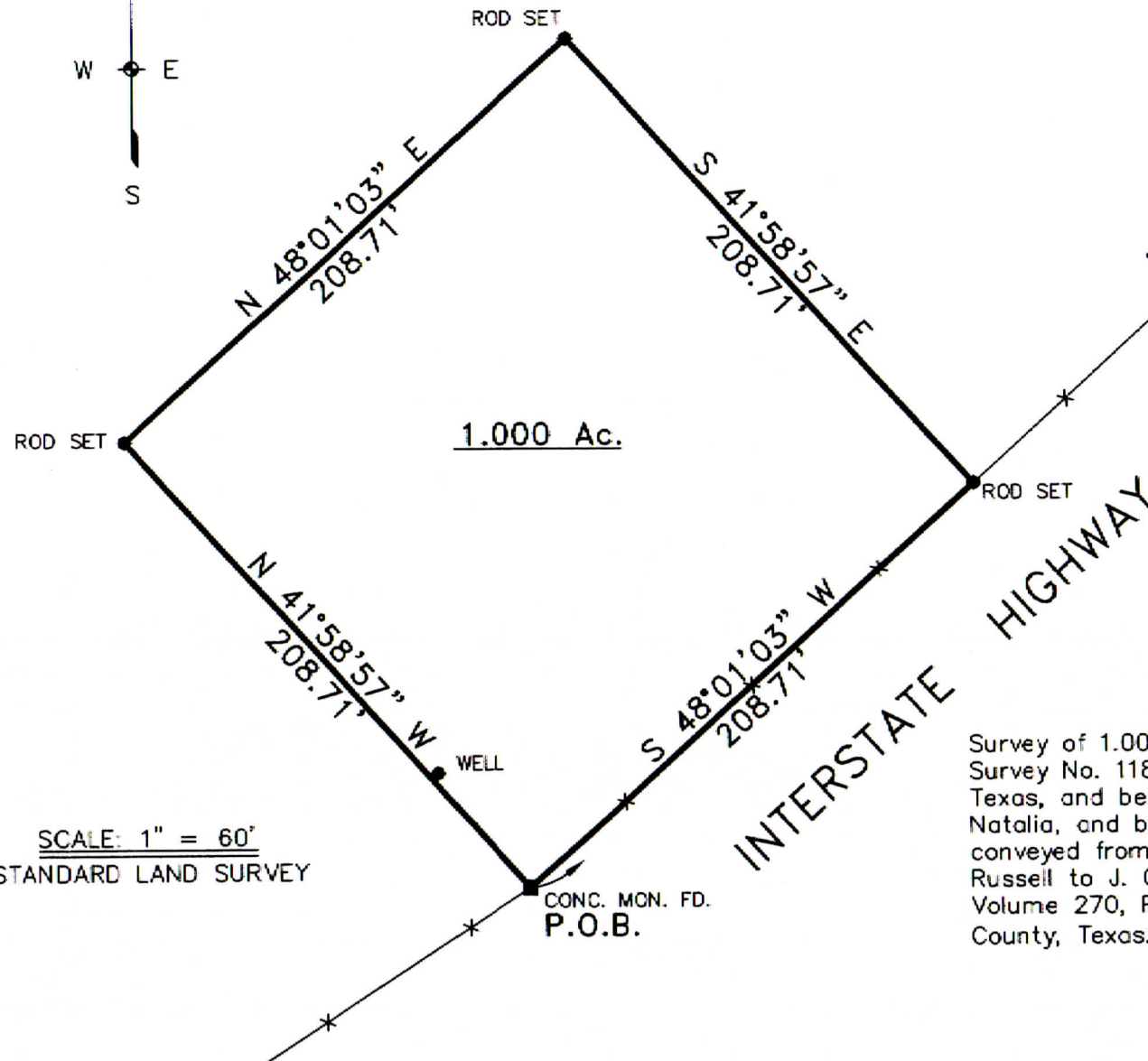
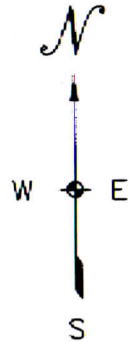


OAK WOOD ESTATES SUBD.  
VOL. 7, P. 305, PLAT REC.

NE CORNER 49.485 AC.

1/2" ROD FD.



This property is located in Zone C on  
FEMA Flood Insurance Rate Map number  
480472-0325-B, Effective Date August  
15, 1980. (areas of minimal flooding)

This plat was prepared from an actual survey made on the  
ground under my supervision and substantially complies with  
the current Texas Society of Professional Surveyors Standards  
and Specifications for a Category 1B Condition III Survey.

GARRY T. ALLEN, RPLS 5401  
Field Surveyed February 14, 2008

Survey of 1.000 acre out of the A. F. Albright  
Survey No. 118, Abstract No. 1357, Medina County,  
Texas, and being about 1 mile east of the City of  
Natalia, and being out of that 49.485 acre tract  
conveyed from Wesley E. Russell and wife, Helen F.  
Russell to J. G. Sepulveda by deed recorded in  
Volume 270, Page 878, Deed Records of Medina  
County, Texas. (Legal description attached)



**ALLEN & ASSOCIATES, INC.**  
PROFESSIONAL LAND SURVEYORS

141 CR 454, Hondo, Texas 78861  
(830) 426-3725  
DWG. NO.: 016-0208

1.000 ACRE OUT OF THE A. F. ALBRIGHT SURVEY NO. 118  
ABSTRACT NO. 1357, MEDINA COUNTY, TEXAS

LEGAL DESCRIPTION

1.000 acre out of the A. F. Albright Survey No. 118, Abstract No. 1357, Medina County, Texas, and being about 1 mile east of the City of Natalia, and being out of that 49.485 acre tract conveyed from Wesley E. Russell and wife, Helen F. Russell to J. G. Sepulveda by deed recorded in Volume 270, Page 878, Deed Records of Medina County, Texas, said 1.000 acre tract being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at a 4 by 4 inch concrete right-of-way marker found on the northwest line of Interstate Highway 35 for an angle point in said northwest line and an angle point in the southeast line of said 49.485 acre tract, and being the south corner of this tract; and from which, a 1/2 inch iron rod found at a fence corner for the northeast corner of said 49.485 acre tract and the southeast corner of Oak Wood Estates Subdivision according to plat thereof recorded in Volume 7, Page 305, Plat Records of Medina County bears N 48°01'03" E 618.00 feet for the basis of bearings per said Volume 270, Page 878;

THENCE N 41°58'57" W 208.71 feet to a 1/2 inch iron rod with yellow cap stamped "ALLEN RPLS 5401" set (iron rod set) for the west corner of this tract; THENCE N 48°01'03" E 208.71 feet to an iron rod set for the north corner of this tract;

THENCE S 41°58'57" E 208.71 feet to an iron rod set in fence line on the northwest line of said Interstate Highway 35 for the east corner of this tract; THENCE S 48°01'03" W along a fence and northwest line of said Interstate Highway 35 a distance of 208.71 feet to the POINT OF BEGINNING.

This description is based on the Standard Land Survey and survey plat made by Garry T. Allen, RPLS 5401 on February 14, 2008.



GARRY T. ALLEN, RPLS 5401  
Garry T. Allen & Associates, Inc.  
141 CR 454  
Hondo, TX 78861  
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