



📍 P.O. BOX 992 | 6477 FM 311, SPRING BRANCH, TX 78070
🌐 WWW.SHERWOODSURVEYING.COM
📄 TBPCLS FIRM #10044200

FIELDNOTE DESCRIPTION
0.083 ACRES
ROW ACQUISITION

BEING A 0.083 ACRE TRACT SITUATED IN THE J.D. CLEMENTS SURVEY NO. 18, ABSTRACT 11, GUADALUPE COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN 71.53 ACRE TRACT CONVEYED TO AWK ENTERPRISES LLC BY DEED OF RECORD IN DOCUMENT NO. 2017001876 OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS AND DESCRIBED IN VOLUME 1129, PAGE 337 OF THE DEED RECORDS OF GUADALUPE COUNTY, TEXAS; SAID 0.083 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT A POINT (GRID COORDINATES N-13769716.16 E-2284394.96) IN THE SOUTHERLY RIGHT OF WAY LINE OF RUDELOFF ROAD, BEING THE NORTHERLY LINE OF SAID 71.53 ACRE TRACT, FOR THE NORTHWESTERLY CORNER HEREOF, FROM WHICH A FOUND ½ INCH IRON ROD WITH ORANGE CAP MARKING THE SOUTHWESTERLY CORNER OF LOT C, MILL CREEK CROSSING PHASE 8 OF RECORD IN VOLUME 8, PAGES 170-171 OF THE MAP AND PLAT RECORDS OF GUADALUPE COUNTY, TEXAS BEARS N 29° 03' 52" E, A DISTANCE OF 61.43 FEET;

THENCE, N 89° 32' 29" E, ALONG THE SOUTHERLY RIGHT OF WAY LINE OF RUDELOFF ROAD, A DISTANCE OF 100.06 FEET TO THE NORTHEASTERLY CORNER HEREOF;

THENCE, LEAVING THE SOUTHERLY RIGHT OF WAY LINE OF RUDELOFF ROAD, INTO AND ACROSS SAID 71.53 ACRE TRACT, THE FOLLOWING COURSES:

S 00° 30' 14" W, A DISTANCE OF 36.28 FEET TO A SET ½ INCH IRON ROD WITH YELLOW SHERWOOD SURVEYING CAP, FOR THE SOUTHEASTERLY CORNER HEREOF;

S 89° 35' 03" W, A DISTANCE OF 100.06 FEET TO A SET ½ INCH IRON ROD WITH YELLOW SHERWOOD SURVEYING CAP, FOR THE SOUTHWESTERLY CORNER HEREOF;

N 00° 30' 14" E, A DISTANCE OF 36.21 FEET TO THE **POINT OF BEGINNING**, CONTAINING 0.083 ACRES OF LAND, MORE OR LESS.



I, MELISSA T. HINTON, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

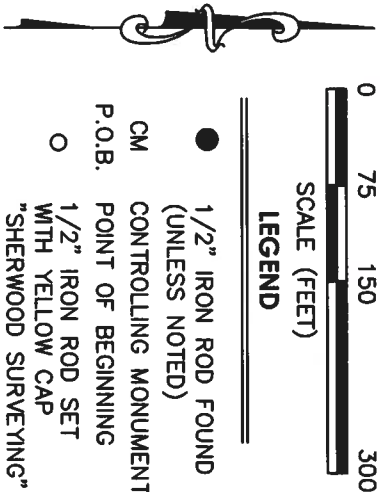
SHERWOOD SURVEYING & SUE, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070
TBPELS FIRM NO. 10044200

Melissa T. Hinton 10/2/2020
MELISSA T. HINTON DATE
R.P.L.S. #6521 STATE OF TEXAS

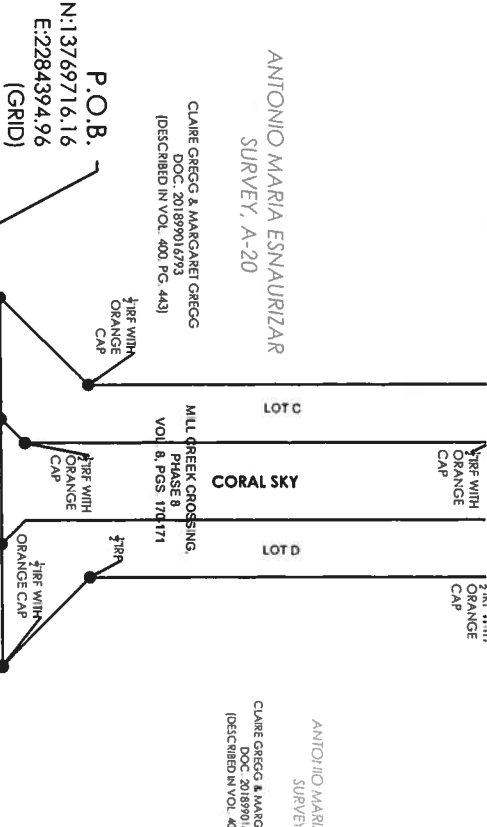


ONICIO MARIA ESNAURIZAR
SURVEY, A-20

S & MARGARET GREGG
201899016793
IN VOL. 400, PG. 443)



LEGAL DESCRIPTION
OF A 0.083 ACRE TRACT SITUATED IN THE J.D.
CLEMENTS SURVEY NO. 18, ABSTRACT 11, GUADALUPE
COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN
71.53 ACRE TRACT CONVEYED TO AWK ENTERPRISES
LLC BY DEED OF RECORD IN DOCUMENT NO.
2017001876 OF THE OFFICIAL PUBLIC RECORDS OF
GUADALUPE COUNTY, TEXAS AND DESCRIBED IN
VOLUME 1129, PAGE 337 OF THE DEED RECORDS OF
GUADALUPE COUNTY, TEXAS



71.53 ACRES
AWK ENTERPRISES LLC
DOC. 2017001876
(DESCRIBED IN VOL. 1129, PG. 337)

J.D. CLEMENTS
SURVEY NO. 18
A-11

LINE	BEARING	DISTANCE
L1	N 29°03'52" E	61.43'
L2	N 89°32'29" E	100.06'
L3	S 00°30'14" E	36.28'
L4	S 89°35'03" W	100.06'
L5	N 00°30'14" E	36.21'

**ROW
ACQUISITION
0.083 ACRES
(3,627 SQ. FT.)**

GUADALUPE COUNTY
PARCEL LINES
PER TNRIS -GIS DATA

70.147 ACRES
ELLA MEIER LIVING TRUST
VOL. 1908, PG. 5
(DESCRIBED IN VOL. 1875, PG. 903)

GUADALUPE COUNTY PARCEL LINES
PER TNRIS -GIS DATA

SURVEYOR NOTES:
THIS BOUNDARY SURVEY WAS COMPLETED WITHOUT
ADDITIONAL RESEARCH TO DETERMINE IF OTHER
MATTERS OF RECORD, IF ANY, MIGHT AFFECT THIS
PROPERTY, SUCH AS EASEMENTS, SETBACKS, OR
OTHER ENCUMBRANCES.

BASIS OF BEARING IS NAD83 TEXAS STATE PLANE
COORDINATES, SOUTH CENTRAL ZONE
DATE OF FIELDWORK: 02/20/2018

REV. 10-2-2020 MTH
REV. 8-27-2020 MTH



**SHERWOOD
SURVEYING & S.U.E.**

UTILITIES | RESIDENTIAL | COMMERCIAL | INDUSTRIAL
6477 FM 311, P.O. BOX 982 TEMPLER FIRM#10044200
SPRING BRANCH, TEXAS 78070
PHONE (830) 228-5788 FAX (830) 885-2170

DATE: 07/31/2020 DRAWN BY: MH PROJECT NO. 18BGENG001



SURVEYORS CERTIFICATE

I, MELISSA T. HINTON, A REGISTERED PROFESSIONAL
LAND SURVEYOR IN THE STATE OF TEXAS, REGISTRATION
NUMBER 6521, HEREBY STATE THAT DURING THE MONTH
OF FEBRUARY, 2018, A SURVEY OF THE REAL PROPERTY
SHOWN HEREON WAS MADE UPON THE GROUND
UNDER MY DIRECTION AND SUPERVISION.

Melissa T. Hinton 10/2/2020
MELISSA T. HINTON
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 6521