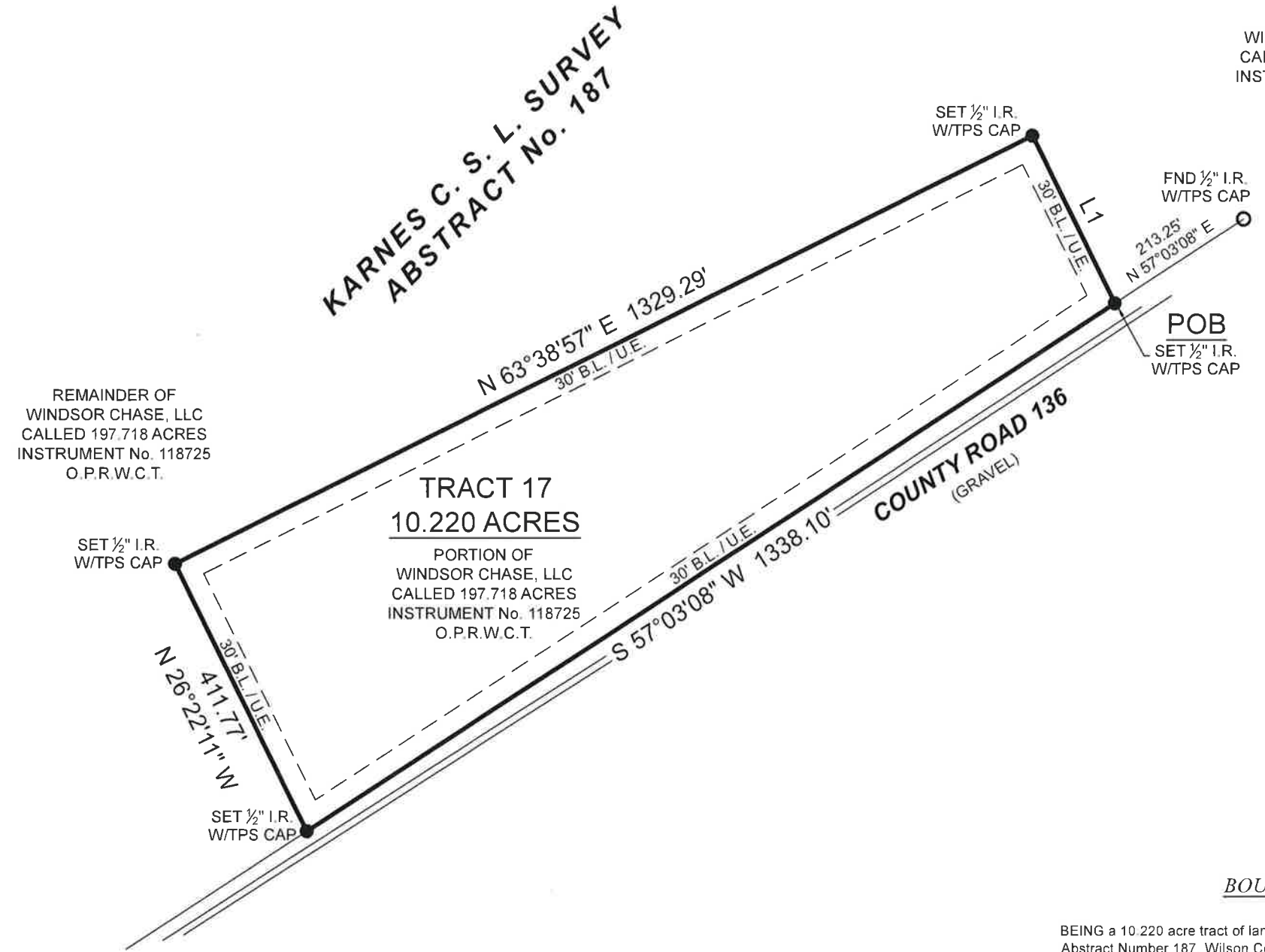


LINE	BEARING	DISTANCE
L1	S 26°22'11" E	258.04'

**SYMBOL LEGEND**

- SET SURVEY MONUMENT
- I.R. IRON ROD
- B.L. BUILDING LINE
- U.E. UTILITY EASEMENT



REMAINDER OF WINDSOR CHASE, LLC CALLED 197.718 ACRES INSTRUMENT No. 118725 O.P.R.W.C.T.

REMAINDER OF WINDSOR CHASE, LLC CALLED 197.718 ACRES INSTRUMENT No. 118725 O.P.R.W.C.T.

**TRACT 17**  
10.220 ACRES  
PORTION OF WINDSOR CHASE, LLC CALLED 197.718 ACRES INSTRUMENT No. 118725 O.P.R.W.C.T.

BOUNDARY SURVEY

BEING a 10.220 acre tract of land situated in the Karnes County School Land Survey, Abstract Number 187, Wilson County, Texas, being a portion of that certain called 197.718 acre tract described in instrument to Windsor Chase, LLC, recorded under Instrument Number 118725 of the Official Public Records of Wilson County, Texas (O.P.R.W.C.T.), said 10.220 acre tract being more particularly described by attached metes and bounds description.

I HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE UNDER MY SUPERVISION ON THE GROUND OF THE ABOVE DESCRIBED PROPERTY, AND THAT THE ABOVE PLAT OR DRAWING REFLECTS THE FINDINGS ON THE GROUND OF THE PROPERTY AT THIS TIME AND THAT THIS SURVEY MEETS THE MINIMUM STANDARDS OF PRACTICE AS APPROVED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

The Subject Tract(s) as shown hereon may be subject to the following items.

1. Easement to Taylor Radio and Television Corporation, per Vol. 305, Pg. 384, D.R.W.C.T.
2. Easement agreement to Alamo Gas Supply Company, per Vol. 354, Pg. 527, D.R.W.C.T.
3. R.O.W. Easement to Alamo Gas Supply Company, per Vol.354, Pg. 601, D.R.W.C.T.
4. Easement agreement to Lo-Vaca Gathering Company and Coastal States Crude Gathering Company, per Vol. 410, Pg. 421, D.R.W.C.T.
5. Easement agreement to Lo-Vaca Gathering Company and Coastal States Crude Gathering Company, per Vol. 410, Pg. 424, D.R.W.C.T.

NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100 YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL NO. 48493C0450C HAVING AN EFFECTIVE DATE OF 11/26/2010.

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (TXSC-4204), GRID MEASUREMENTS.

PURCHASER.....BLUE INDIE REALTY  
ADDRESS.....COUNTY ROAD 136, FLORESVILLE, TX, 78114  
SURVEY.....KARNES C. S. L., A - 187  
SUBJECT.....10.220 ACRES  
COUNTY.....WILSON

	PROJECT NUMBER	22789_TR17
	DATE	4/1/2022
	DRAWN BY	VG
	CHECKED BY	DVB / MJW
	FIELD CREW	TM
	REVISION 1	---
	REVISION 2	---
	REVISION 3	---
REVISION 4	---	

*Carey A. Johnson*  
Registered Professional Land Surveyor No. 6524

