



TBPELS FIRM No. 10194244
 18410 US Hwy 281 N, Suite 109
 San Antonio, TX 78259
 (210) 369-9509

PREPARED FOR: KARLA CORTEZ - CONAR CONSTRUCTION
 ADDRESS: 1723 EL MONTE BOULEVARD
 CITY, STATE, ZIP: SAN ANTONIO, TEXAS 78201

BOUNDARY AND TREE SURVEY

LOT 21, EL MONTE BOULEVARD, A SUBDIVISION IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 20003, PAGE 2218, PLAT RECORDS, BEXAR COUNTY, TEXAS.



NOTES

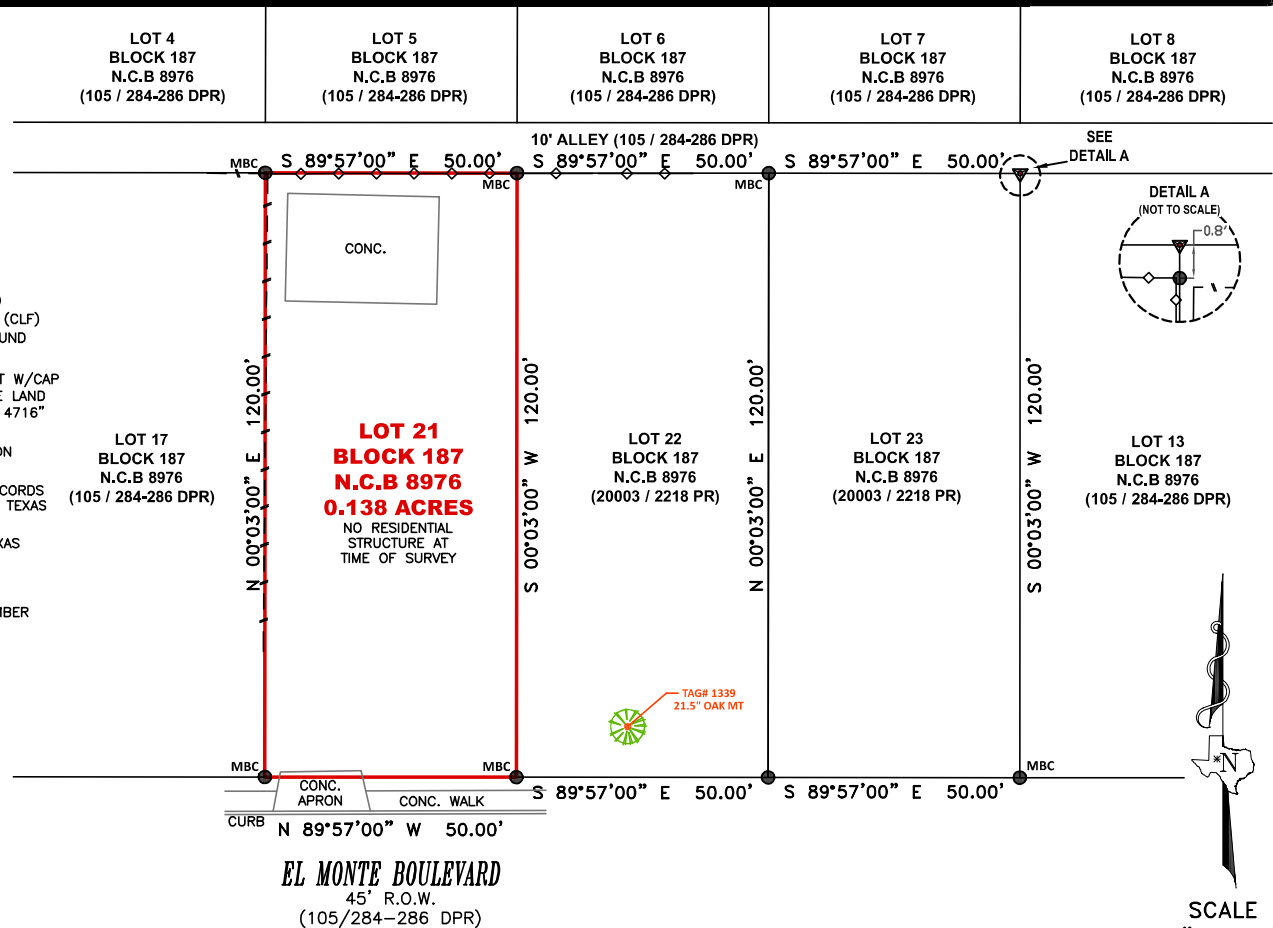
1. BEARINGS AND DISTANCES SHOWN FOR THIS SURVEY WERE DETERMINED BY GPS "RTK" OBSERVATIONS, NORTH AMERICAN DATUM OF 1983, TEXAS STATE PLANE COORDINATE SYSTEM, TEXAS SOUTH CENTRAL ZONE 4204, GRID.

2. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT, AND DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR, ANY INFORMATION REGARDING RECORDED EASEMENTS, SETBACKS AND ADJOINERS THAT MAY AFFECT THE QUALITY OF TITLE MAY NOT BE SHOWN.

3. TREES SHOWN FOR THIS SURVEY ARE BASED ON THE CITY OF SAN ANTONIO TREE ORDINANCE GUIDELINES, MEASURED 4.5- FEET ABOVE GRADE.

ACCORDING TO FEMA MAP NO. 48029C0382H WITH AN EFFECTIVE DATE OF 06/19/2020, THIS PROPERTY LIES WITHIN ZONE "X" AND IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA. THIS INFORMATION IS SUBJECT TO CHANGE AS A RESULT OF FUTURE MAP REVISIONS BY FEMA. APPROXIMATE LIMITS (IF SHOWN) ARE BASED ON AVAILABLE SHAPE FILES PROVIDED BY FEMA (msc.fema.gov).

- LEGEND**
- BOUNDARY
 - SETBACK LINE
 - EASEMENTS
 - WOOD FENCE (WDF)
 - CHAIN-LINK FENCE (CLF)
 - 1/2" IRON ROD FOUND STAMPED "MBC"
 - 1/2" IRON ROD SET W/CAP STAMPED: "ALLIANCE LAND SURVEYORS RPLS 4716"
 - CALCULATED POINT RECORD INFORMATION VOLUME/PAGE
 - DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS
 - PLAT RECORDS OF BEXAR COUNTY, TEXAS
 - RIGHT-OF-WAY
 - CONCRETE
 - TREE AND TAG NUMBER
 - MULTI-TRUNK



I, Gary A. Gibbons, Registered Professional Land Surveyor number 4716, do hereby certify that this survey made on the ground by personnel working under my direct supervision and that this professional service conforms to the minimum standards of survey practices as set out by the Texas Board of Professional Engineers and Land Surveyors as of this date.

Survey field work completed on:
 THE 2nd DAY OF DECEMBER 2025, A.D.

Gary A. Gibbons

GARY A. GIBBONS
 REGISTERED PROFESSIONAL LAND SURVEYOR
 TEXAS REGISTRATION NO. 4716

EL MONTE BOULEVARD
 45' R.O.W.
 (105/284-286 DPR)



SCALE
 1" = 30'

JOB NO. 251121206	FIELD WORK: JSL	BOUNDARY: JTD	DRAWN: JTD	REVIEW: GG	REVISION DATE: --/--/----
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