

184670

FILED IN MY OFFICE
ROBERT J. GREEN
COUNTY CLERK, BEXAR CO.

1989 DEC -1 PM 1:27

Brown
9521/69

12-01-89 0436068 0283169 \$25.00 Y 01 09570

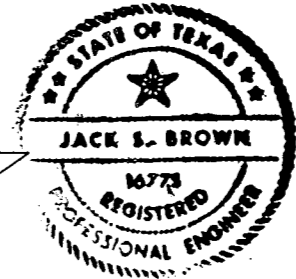
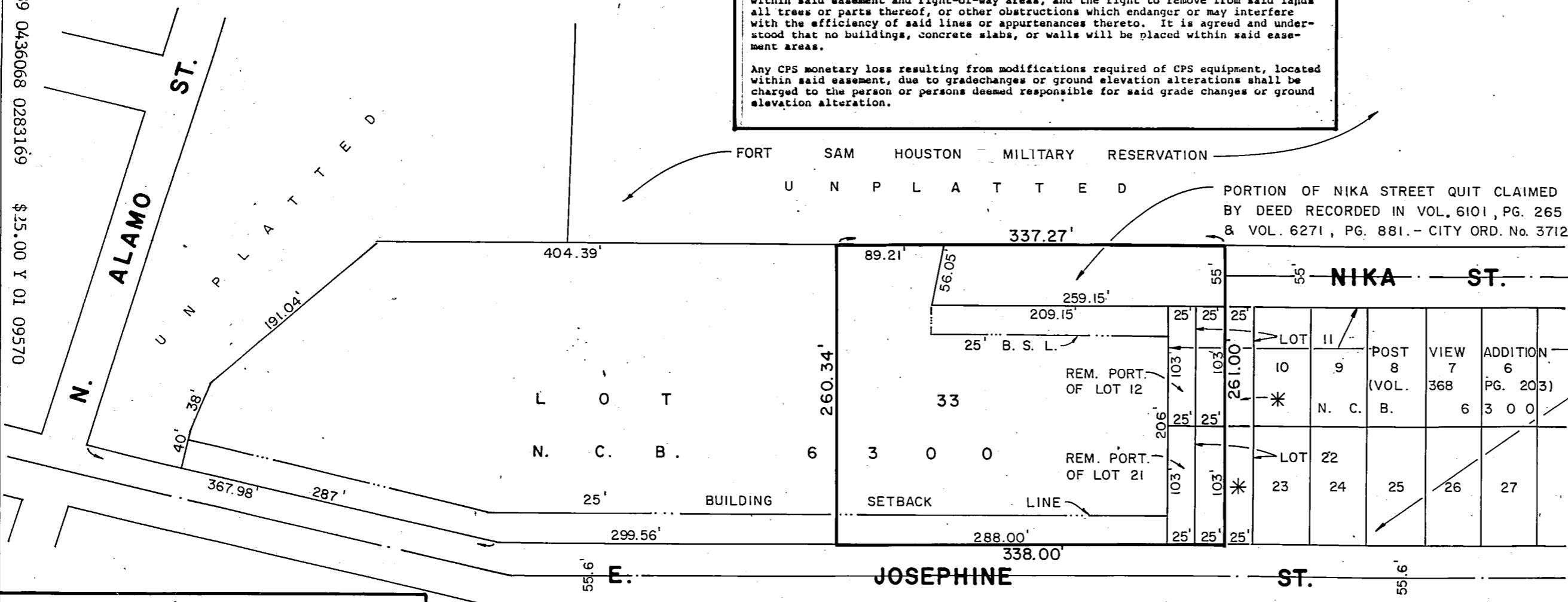
The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and rights-of-way for electric and gas distribution and service facilities in the area designated on this plat as "Electric Easement", "Gas Easement", "Anchor Easement", "Service Easement", "Overhang Easement", "Utility Easement", and "Transformer Easement" for the purpose of installing, constructing, reconstructing, maintaining, removing, inspecting, patrolling, and erecting poles, hanging or burying wires, cables, conduits, pipelines or transformers, each with its necessary appurtenances; together with the right of ingress and egress over grantor's adjacent land, the right to relocate said facilities within said easement and right-of-way areas, and the right to remove from said lands all trees or parts thereof, or other obstructions which endanger or may interfere with the efficiency of said lines or appurtenances thereto. It is agreed and understood that no buildings, concrete slabs, or walls will be placed within said easement areas.

Any CPS monetary loss resulting from modifications required of CPS equipment, located within said easement, due to gradechanges or ground elevation alterations shall be charged to the person or persons deemed responsible for said grade changes or ground elevation alteration.

* EAST 1/2 OF LOTS 11 & 22 CONVEYED TO THE CITY OF SAN ANTONIO BY DEED RECORDED IN VOLUME 1931, PAGE 439, DEED RECORDS.

890142

REPLAT AND SUBDIVISION PLAT
ESTABLISHING
BEXAR COUNTY MHR
BEING LOT 34, CONSISTING OF 2.003 ACRES OF LAND OUT OF N.C.B. 6300, SAN ANTONIO, TEXAS.



STATE OF TEXAS
COUNTY OF BEXAR
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT; AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.

Jack S. Brown
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF MAY, 1989
A.D. 1989
THOMAS ADAME
Notary Public, State of Texas
My Commission Expires: 7-22-89
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR
THE OWNER OF THE LAND SHOWN ON THIS PLAT IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED:

OWNER
J. Bradford Camp
DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED
J. BRADFORD CAMP, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 19th DAY OF MAY, 1989
A.D. 1989
THOMAS ADAME
Notary Public, State of Texas
My Commission Expires: 7-22-89
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

THIS PLAT OF BEXAR COUNTY MHR HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.
DATED THIS 24 DAY OF JUNE, 1989 A.D. 1989

By: *Carol M. ...* CHAIRMAN
By: *Rebecca ...* SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR
I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Jack S. Brown
REGISTERED PUBLIC SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF MAY, 1989
A.D. 1989
THOMAS ADAME
Notary Public, State of Texas
My Commission Expires: 7-22-89
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR
I, *Robert D. Green*, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE 1st DAY OF Dec. A.D. 1989 AT 1:27 PM, AND DULY RECORDED THE 4th DAY OF Dec. A.D. 1989 AT 3:39 PM, IN THE RECORDS OF *Deeds & Plats* OF SAID COUNTY, IN BOOK VOLUME 9521 ON PAGE 69
IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS 4th DAY OF December, A.D. 1989

COUNTY CLERK, BEXAR COUNTY, TEXAS
By: *Robert D. Green*

AREA BEING REPLATTED THROUGH PUBLIC HEARING

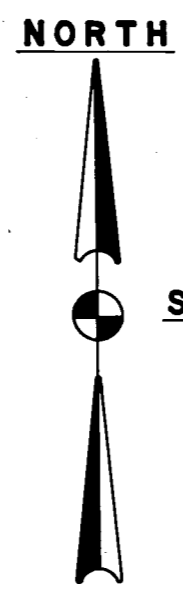
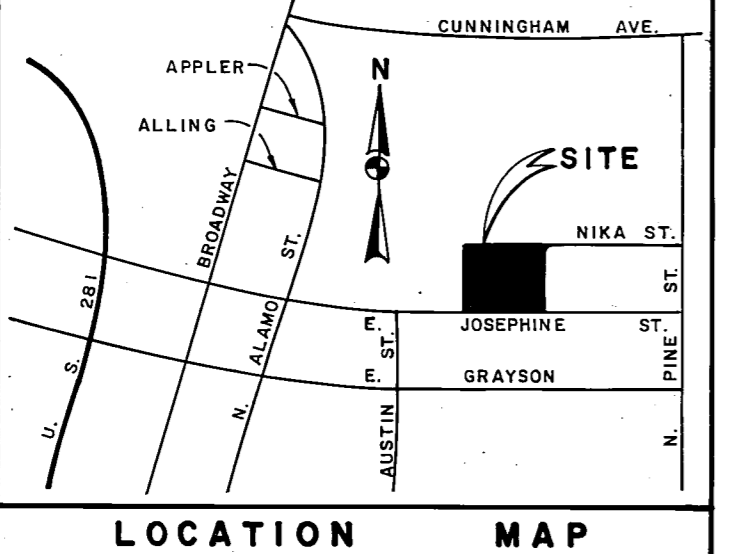
THE AREA BEING REPLATTED HAD BEEN PREVIOUSLY PLATTED ON A PLAT KNOWN AS JOHNSON PROPERTY, LOT 33, N.C.B. 6300 WHICH IS RECORDED IN VOLUME 5300, PAGE 210, BEXAR COUNTY PLAT AND DEED RECORDS.

I (we), the owner(s) of the land shown on this replat hereby certify that this replat does not alter, amend or remove any covenants or restrictions; I (we) further certify that no portion of the proposed area to be replatted was limited within the immediate preceding five(5) years by any interim or permanent zoning classification to residential use for not more than two(2) residential units per lot; I (we), further certify that no lot covered by Johnson Property, Lot 33, N.C.B. 6300 approved by the planning commission on July 21, 1965, was limited by deed restriction to residential use for not more than two(2) residential units per lot.

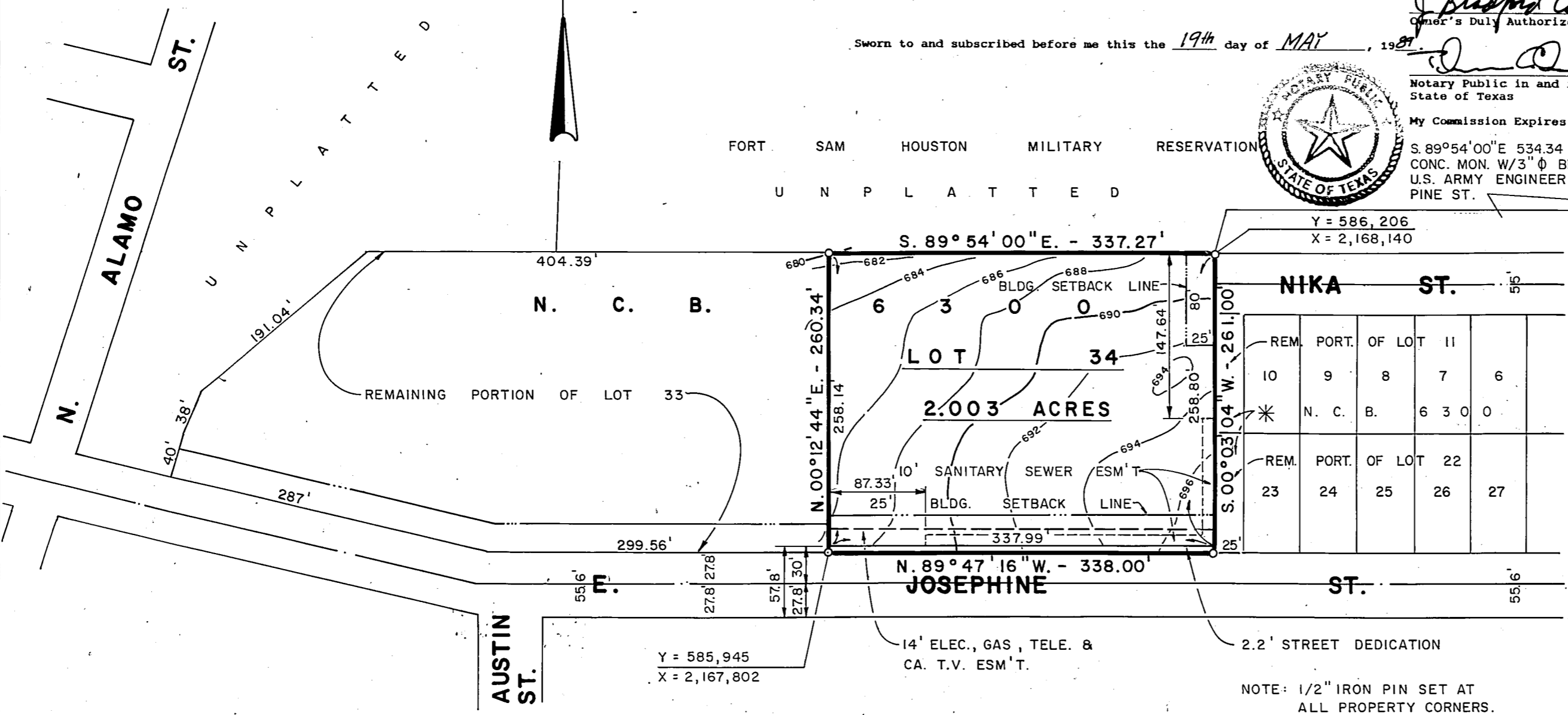
Sworn to and subscribed before me this the 19th day of MAY, 1989
J. Bradford Camp
Owner's Duly Authorized Agent
Notary Public in and for the State of Texas
My Commission Expires 7-22-89



S. 89°54'00"E 534.34 TO 12"x12" SQUARE CUT CONC. MON. W/3" Ø BRASS DISC. MARKED B-2 U.S. ARMY ENGINEER AT WEST LINE OF NORTH PINE ST.



SCALE: 1" = 100'



REPLAT

BROWN ENGINEERING CO.
ENGINEERING CONSULTANTS
SAN ANTONIO, TEXAS

174 - 001 VOL. 9521 Job No. 69