

WILLIAM J. KOLODZIE SURVEYING COMPANY

REGISTERED PROFESSIONAL LAND SURVEYORS
197 EAST MILL STREET
NEW BRAUNFELS, TEXAS 78130
210-625-6484 TEXAS 210-620-6484

WILLIAM J. KOLODZIE, R.P.L.S. 1462

GERARD S. SCHOLLER, R.P.L.S. 1876

February 23, 1995

Description of called 5.100 acre Lot 57, RIVER OAKS SUBDIVISION, UNIT 2, Comal County, Texas.

Being all of that certain called 5.100 acre Lot 57, RIVER OAKS SUBDIVISION, UNIT 2, plat recorded in Volume 5 on page 161 of the Map & Plat Records of Comal County, Texas, re-surveyed and found to contain under existing monumentation, 5.090 acres of land, out of the Lewis P. Whiting Survey No. 2, Abstract No. 656, Comal County, Texas, and being that same Lot 57 conveyed by River Oaks Development Company to Ron N. Forthofer and wife, Mary J. Forthofer by deed dated December 31, 1986 and recorded in Volume 549 on page 562 of the Official Public Records of Comal County, Texas; said 5.090 acre Lot 57 described more particularly by metes and bounds as follows:

BEGINNING at a 1/2" re-bar rod found in the Southeast line of Lot P, RIVER OAKS SUBDIVISION, UNIT 2, being a paved, private road, for the Northwest corner of Lot 55, RIVER OAKS SUBDIVISION, UNIT 2, for the Northeast corner of called 5.100 acre Lot 57, for the Northeast corner of this 5.090 acre Lot 57;

THENCE with the common boundary between Lot 55 and Lot 57, S. 12° 04' 00" E. (Reference Bearing) 735.26 feet to a 1/2" re-bar rod found in the Northwest line of River Oaks Drive, a dedicated Comal County Road, for the Southwest corner of Lot 55, for the Southeast corner of called 5.100 acre Lot 57, for the Southeast corner of this 5.090 acre Lot 57;

THENCE with the Northwest line of River Oaks Drive, the Southeast line of Lot 57, S. 66° 17' 06" W. 315.40 feet to a 1/2" re-bar rod found for the Southeast corner of Lot 59, for the Southwest corner of called 5.100 acre Lot 57, for the Southwest corner of this 5.090 acre Lot 57;

THENCE with the common boundary line between Lot 59 and Lot 57, N. 12° 05' 47" W. 699.41 feet to a P-K nail set in a drill hole in a limestone rock, at a paint mark found in a stone mound, in the Southeast line of the said Lot P, for the Northeast corner of Lot 59, for the Northwest corner of called 5.100 acre Lot 57, for the Northwest corner of this 5.090 acre Lot 57; from said nail set, a railroad spike found, and angle point in Lot P and Lot 59, bears S. 60° 05' 40" W. 78.60 feet;

THENCE with the Southeast line of the said Lot P, the Northwest line of Lot 57, N. 60° 05' 40" E. 324.89 feet to the Place of Beginning.

I hereby certify that this survey was made on the ground and completed on February 23, 1995, and is true and correct to the best of my knowledge and belief.


GERARD S. SCHOLLER
R.P.L.S. 1876