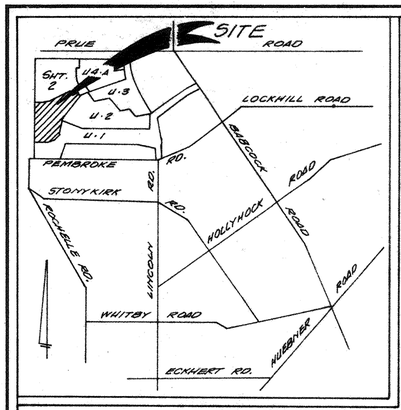


LOCATION MAP

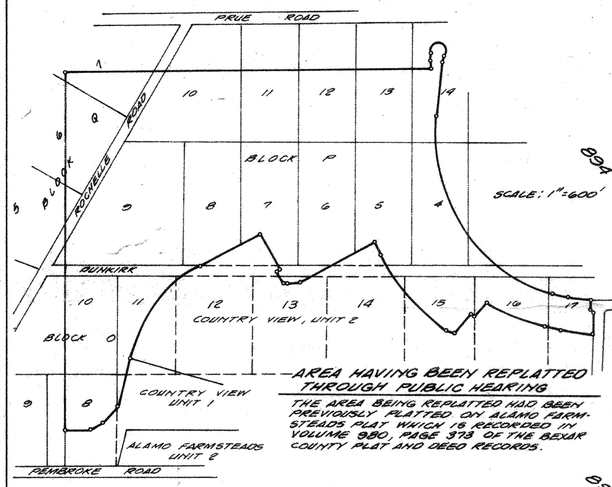
LEGEND:

INDICATES PROP. CONTOURS — 500

INDICATES EXIST. CONTOURS — 898

SCALE: 1" = 100'

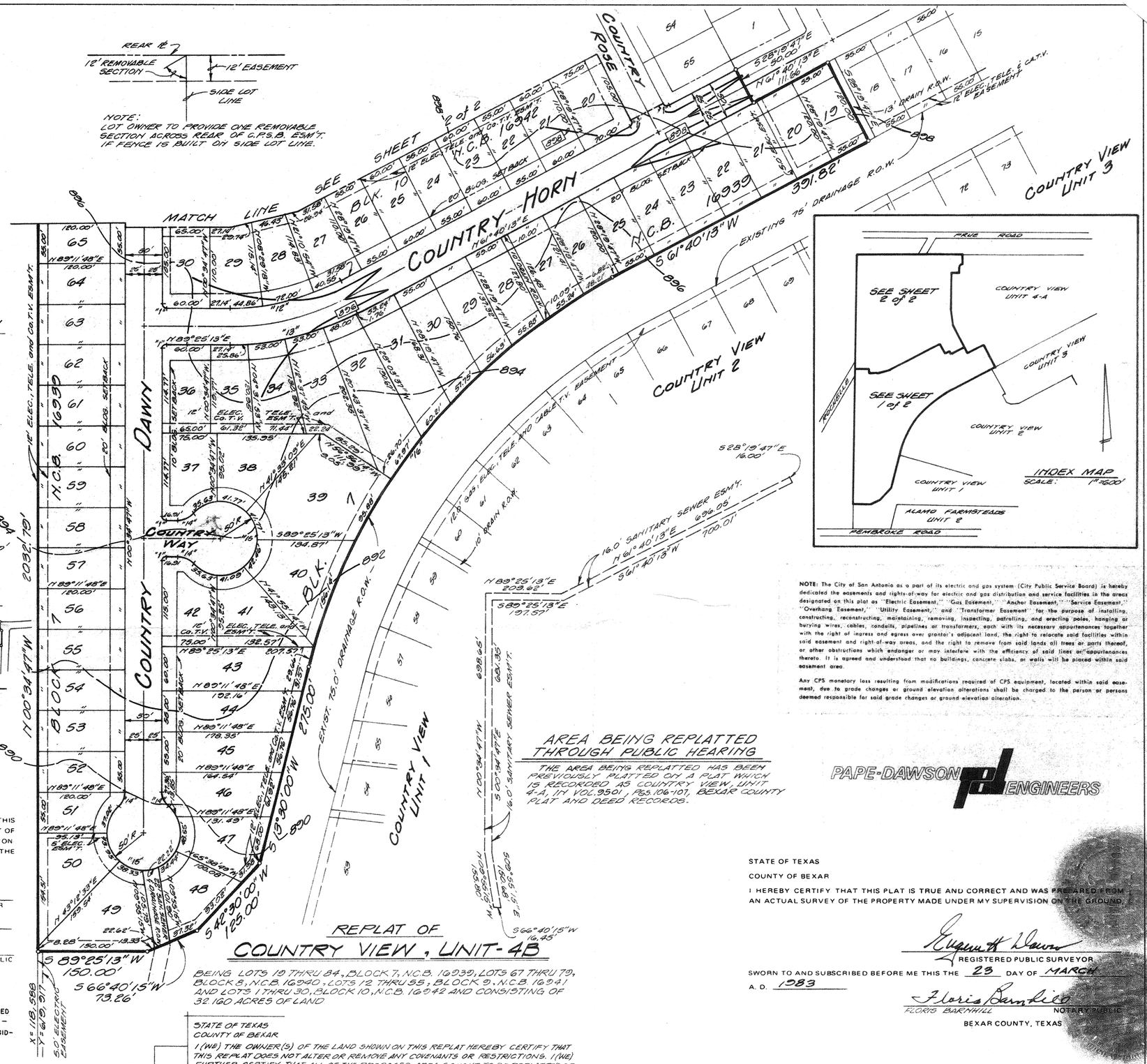
NOTE:
THE PLANNING COMMISSION AT ITS MEETING OF DECEMBER 1, 1982 HELD A PUBLIC HEARING ON A PORTION OF LOTS 7,8,10,11,12,13,14,15,16 AND 17, BLOCK O AND A PORTION OF LOTS 3 THRU 14, BLOCK P AND PORTIONS OF LOTS 5,6 AND 7, BLOCK Q OF ALAMO FARMSTEADS AS RECORDED IN VOLUME 980, PAGE 373 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTRY, TEXAS.



AREA HAVING BEEN REPLATTED THROUGH PUBLIC HEARING

THE AREA BEING REPLATTED HAD BEEN PREVIOUSLY PLATTED OF ALAMO FARMSTEADS PLAT WHICH IS RECORDED IN VOLUME 980, PAGE 373 OF THE BEXAR COUNTY PLAT AND DEED RECORDS.

NOTE:
LOT OWNER TO PROVIDE ONE REMOVABLE SECTION ACROSS REAR OF C.P.S.B. ESM'T. IF FENCE IS BUILT ON SIDE LOT LINE.



INDEX MAP
SCALE: 1" = 600'

NOTE: 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 areas designated on this plat as "Electric Easement," "Gas 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 area.

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

AREA BEING REPLATTED THROUGH PUBLIC HEARING

THE AREA BEING REPLATTED HAS BEEN PREVIOUSLY PLATTED ON A PLAT WHICH IS RECORDED AS COUNTRY VIEW, UNIT 4-A, IN VOL. 9501, PGS. 106-107, BEXAR COUNTY PLAT AND DEED RECORDS.

PAPE-DAWSON ENGINEERS

REPLAT OF COUNTRY VIEW, UNIT-4B

BEING LOTS 19 THRU 84, BLOCK 7, N.C.B. 16939, LOTS 67 THRU 79, BLOCK 8, N.C.B. 16940; LOTS 12 THRU 55, BLOCK 9, N.C.B. 16941 AND LOTS 1 THRU 30, BLOCK 10, N.C.B. 16942 AND CONSISTING OF 32.160 ACRES OF LAND

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

Eugene A. Dawson
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 23 DAY OF MARCH A.D. 19 83.

Floris Barnhill
FLORIS BARNHILL 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.

Doug Cross
OWNER

DULY AUTHORIZED AGENT

STATE TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED DOUG CROSS, 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 23 DAY OF MARCH A.D. 1983

Floris Barnhill
FLORIS BARNHILL NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I (WE) THE OWNER(S) OF THE LAND SHOWN ON THIS REPLAT HEREBY CERTIFY THAT THIS REPLAT DOES NOT ALTER OR REMOVE ANY COVENANTS OR RESTRICTIONS. I (WE) FURTHER CERTIFY THAT ALL OF THE PROPOSED AREA SOUGHT TO BE REPLATTED OR RESUBDIVIDED WAS DESIGNATED OR RESERVED FOR USAGE OTHER THAT FOR SINGLE OR DUPLEX FAMILY RESIDENTIAL USAGE BY NOTATION ON THE LAST LEGALLY RECORDED PLAT OR IN THE LEGALLY RECORDED RESTRICTIONS APPLICABLE TO SUCH PLAT.

STATE of TEXAS
COUNTY of BEXAR

I, THE OWNER OF THE LAND SHOWN ON THIS REPLAT HEREBY CERTIFY THAT THIS REPLAT DOES NOT ALTER, AMEND OR REMOVE ANY COVENANTS OR RESTRICTIONS.

THIS PLAT OF COUNTRY VIEW, UNIT 4-B 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 _____ DAY OF _____ A.D. 19 _____

BY: _____
CHAIRMAN

BY: _____
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.

Eugene A. Dawson
REGISTERED PUBLIC SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 23 DAY OF MARCH A.D. 1983

Floris Barnhill
FLORIS BARNHILL NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE ____ DAY OF _____ A.D. _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____ A.D. _____ AT _____ M. IN THE RECORDS OF _____ OF SAID COUNTY, IN BOOK VOLUME _____ ON PAGE _____

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS ____ DAY OF _____ A.D. _____.

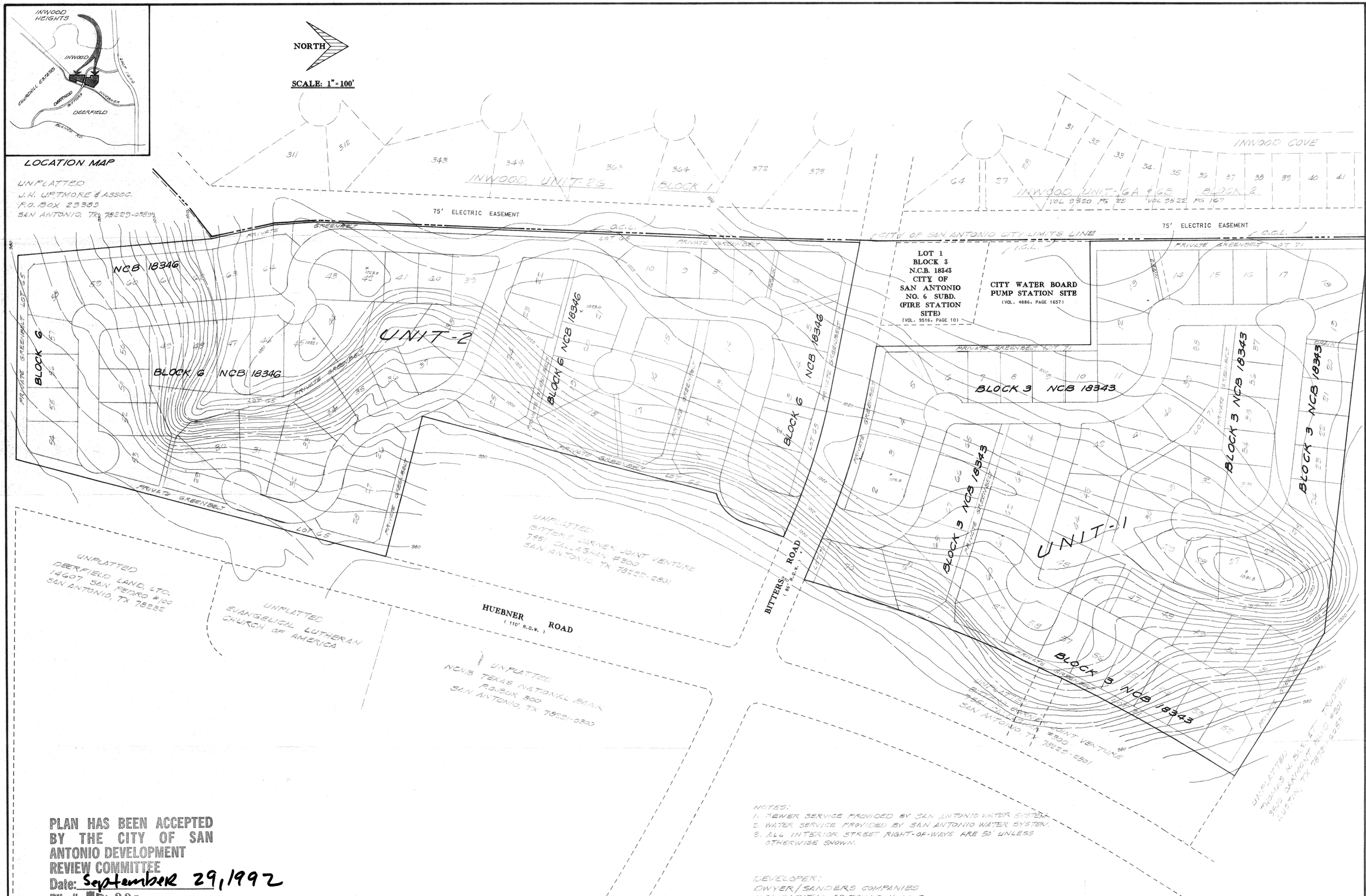
COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____, DEPUTY

#2

SHEET 1 of 2

ROB



PLAN HAS BEEN ACCEPTED
BY THE CITY OF SAN
ANTONIO DEVELOPMENT
REVIEW COMMITTEE
Date: September 29, 1992
File # [redacted]-331
Signed: D. Pass

NOTES:
1. SEWER SERVICE PROVIDED BY SAN ANTONIO WATER SYSTEM.
2. WATER SERVICE PROVIDED BY SAN ANTONIO WATER SYSTEM.
3. ALL INTERIOR STREET RIGHT-OF-WAYS ARE 50' UNLESS OTHERWISE SHOWN.

DEVELOPER:
DWYER/SANDERS COMPANIES
1101 CAPITAL OF TEXAS HWY. S.
BUILDING D, SUITE 200
AUSTIN, TX 78746
TEL. (512) 327-7415

133 SINGLE FAMILY RESIDENTIAL LOTS
80 X 120' TYP. LOT SIZE
TOTAL AREA = 28.7 ACRES
DENSITY = 2.6 LOTS/ACRE

P.O.A.D.P. #

MACINA • BOSE • COPELAND & ASSOC., INC.
CONSULTING ENGINEERS AND LAND SURVEYORS
415 Breesport Drive, San Antonio, Texas 78216
(512) 349-0151

mbc ENGINEERS

INWOOD HEIGHTS
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

REVISIONS: DATE	NO.	DESCRIPTION	BY

DESIGN RWB
DRAWN RD
CHECKED
DATE SEPT. 12, 1992
JOB NO. 13603
SHT. 1 OF 1

CITY OF SAN ANTONIO
P O BOX 839966
SAN ANTONIO, TEXAS 78283-3966

September 29, 1992

Mr. Paul DeLeon
MBC & Associates, Inc.
415 Breesport Drive
San Antonio, Texas 78216

RE: Inwood Heights Subdivision POADP Plan #331

Mr. DeLeon:

The Development Review Committee has reviewed and accepted your Inwood Heights Subdivision Preliminary Overall Area Development Plan #331. You may now submit subdivision plats for any of the area covered by this plan.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision regulations. Any platting will have to comply with the Unified Development Code at the time of platting.

If you have any further questions, please call Alex Garcia at 299-7900.

Sincerely,

D. Pasley

David W. Pasley, AICP
Acting Director of Planning
Department of Planning

DWP/ALG

cc: Andy Ballard, Traffic Design Engineer

"AN EQUAL OPPORTUNITY EMPLOYER"