

Professional Land Surveying, Inc.
Surveying and Mapping

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EXHIBIT " A "

PORTION OF 12' ALLEY
BELLVUE PARK SUBDIVISION
(PARTIAL ALLEY VACATION)

**0.007 ACRES
SANTIAGO DEL VALLE SURVEY, ABSTRACT NO. 24**

A DESCRIPTION OF 0.007 ACRES (APPROXIMATELY 300 SQ. FT.) IN THE SANTIAGO DEL VALLE SURVEY, ABSTRACT NO. 24, TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 12' ALLEY AS SHOWN ON BELLVUE PARK SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 1, PAGE 45 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.007 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" iron pipe found in the north right-of-way line of the 12' alley, being the southeast corner of Lot 11, Block 11, of said Bellvue Park Subdivision and also being the southwest corner of Lot 10, Block 11, of said Bellvue Park Subdivision, from which a 1/2" rebar with "Chaparral" cap set in the south right-of-way line of Inglewood Street (60' right-of-way width) as shown on said Bellvue Park Subdivision, being the northeast corner of said Lot 11 and also being the northwest corner of said Lot 10, bears North 27°16'10" East, a distance of 128.21 feet;

THENCE crossing the 12' alley, the following three (3) courses and distances:

1. South 27°16'50" West, a distance of 6.00 feet to a calculated point in the centerline of the 12' alley;
2. North 61°56'38" West with the centerline of the 12' alley, a distance of 50.05 feet to a calculated point;
3. North 27°16'50" East, a distance of 6.00 feet to a 1/2" rebar with "Chaparral" cap set in the north right-of-way line of the 12' alley, being the southwest corner of said Lot 11 and also being the southeast corner of Lot 12, Block 11, of said Bellvue Park Subdivision, from which a 3/4" iron pipe found in the south right-of-way line of Inglewood Street, being the northwest corner of said Lot 11 and also being the northeast corner of said Lot 12, bears North 27°16'50" East, a distance of 128.03 feet;

THENCE South 61°56'38" East, with the north right-of-way line of the 12' alley and the south line of said Lot 11, a distance of 50.05 feet to the **POINT OF BEGINNING**, containing 0.007 acres of land, more or less.

Surveyed on the ground in September 25, 2012.

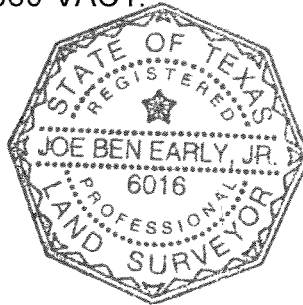
Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

Attachments: Survey Drawing No. 040-080-VAC1.



7/11/13

Joe Ben Early, Jr.
Registered Professional Land Surveyor
State of Texas No. 6016



REFERENCES

TCAD Parcel # None
Austin Grid Map J-20

FIELD NOTES REVIEWED

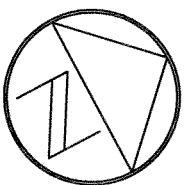
By: Clark Darlial Date 07.24.2013

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY A DESCRIPTION OF 0.007 ACRES (APPROXIMATELY 300 SQ. FT.) IN THE SANTIAGO DEL VALLE SURVEY, ABSTRACT NO. 24, TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 12' ALLEY AS SHOWN ON BELLVUE PARK SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 1, PAGE 45 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

LINE TABLE	
LINE	BEARING
L1	S27°16'50"W
L2	N27°16'50"E

INGLEWOOD STREET
(60' R.O.W. WIDTH)
(1/45)



1" = 10'

LEGEND

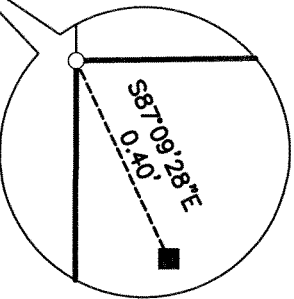
- 1/2" REBAR WITH "CHAPARRAL" CAP SET
- IRON PIPE FOUND (SIZE NOTED)
- 1/2" METAL BOLT FOUND
- △ CALCULATED POINT
- () RECORD INFORMATION

3/4"

DETAIL
NOT TO SCALE

LOT 12
BLOCK 11
BELLVUE PARK
(1/45)

N27°16'50"E
128.03' (128')



LOT 11
BLOCK 11
BELLVUE PARK
(1/45)

N27°16'10"E
128.21' (128')

LOT 10
BLOCK 11
BELLVUE PARK
(1/45)

12' ALLEY (1/45)

S61°56'38"E 50.05' (50')
PORTION OF ALLEY TO BE VACATED
0.007 ACRES
APPROX. 300 SQ. FT.
N61°56'38"W 50.05'

P.O.B.

L2

L1

12' ALLEY (1/45)

LOT 5
BLOCK 11
BELLVUE PARK
(1/45)

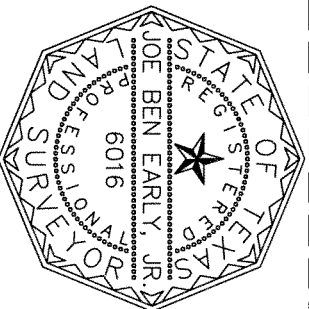
LOT 6
BLOCK 11
BELLVUE PARK
(1/45)

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

08/11/13

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 040-080-VAC1

Chaparral



DATE OF SURVEY: 09/25/12
PLOT DATE: 07/11/13
DRAWING NO.: 040-080
PROJECT NO.: 040-080-VAC1
DRAWN BY: JDB