



1 **PART 4.** This ordinance takes effect on \_\_\_\_\_, 2020.

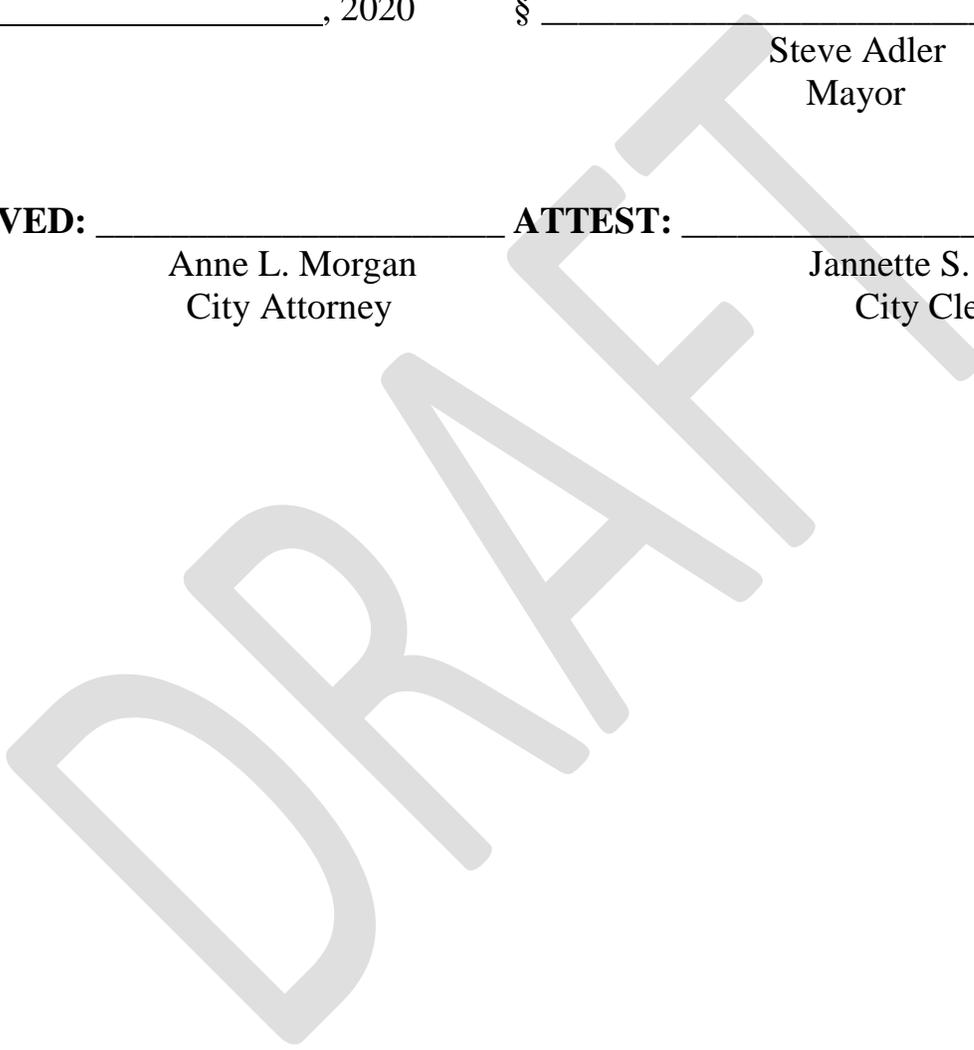
2  
3 **PASSED AND APPROVED**

4  
5 §  
6 §  
7 \_\_\_\_\_, 2020 § \_\_\_\_\_

8 Steve Adler  
9 Mayor

10  
11  
12 **APPROVED:** \_\_\_\_\_  
13 Anne L. Morgan  
14 City Attorney

12 **ATTEST:** \_\_\_\_\_  
13 Jannette S. Goodall  
14 City Clerk



**FIELD NOTES TO ACCOMPANY MAP OF SURVEY  
FOR ZONING PURPOSES  
CITY OF AUSTIN, TRAVIS COUNTY, TEXAS**

FIELD NOTE DESCRIPTION OF 1815 SQUARE FEET OUT OF LOT 2, CANNON OAKS, A SUBDIVISION OF RECORD IN VOLUME 87, PAGE, 32A OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, THE SAID LOT 2 BEING CONVEYED TO CANNON OAKS LLC BY SPECIAL WARRANTY DEED DATED SEPTEMBER 12, 2016 AND RECORDED IN DOCUMENT NUMBER 2016151593 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS. THE SAID 1815 SQUARE FEET BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**COMMENCING** at the southerly most or southeast corner of an existing building located on the said Lot 2;

THENCE, in a northeasterly direction, with the outside face of the building wall, a distance of 126.5 feet to an angle point;

THENCE, continuing in a northeasterly direction and outside face of the building wall, a distance of 122.0 feet to the **POINT OF BEGINNING** of the herein described 1815 square feet;

THENCE, in a northwesterly direction and perpendicular, through the building, a distance of 70.9 feet to a point on the outside face of the building wall;

THENCE, in a northeasterly direction and perpendicular, along the outside face of the building wall, a distance of 25.6 feet to a point;

THENCE, in a southeasterly direction and perpendicular, through the building, a distance of 70.9 feet to a point on the outside face of the building wall;

THENCE, in a southwesterly direction and perpendicular, along the outside face of the building wall, a distance of 25.6 feet to the **PLACE OF BEGINNING**, containing 1815 square feet, more or less.

*THIS DESCRIPTION WAS PREPARED FOR ZONING PURPOSES ONLY.*

**NOVEMBER 12, 2019**

  
\_\_\_\_\_  
Timothy A. Lenz, R.P.L.S. No. 4393

Lenz & Associates, Inc.  
Firm No. 100290-00  
4150 Freidrich Lane, Suite A-1  
Austin, Texas 78744  
(512) 443-1174

2019-1030.doc



**EXHIBIT "A"**

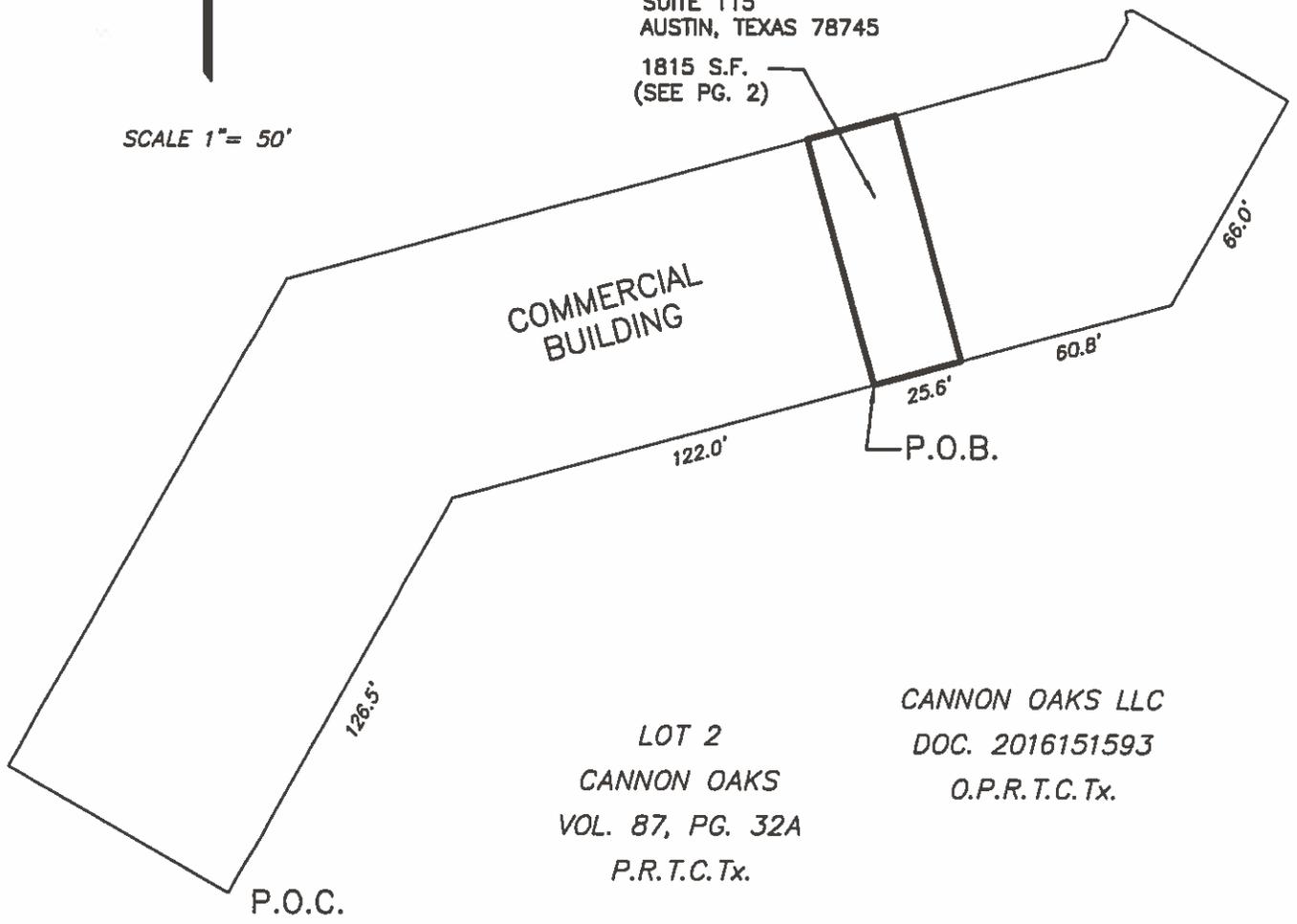
# MAP TO ACCOMPANY FIELD NOTES



SCALE 1" = 50'

3421 W. WILLIAM CANNON DR.  
SUITE 115  
AUSTIN, TEXAS 78745

1815 S.F.  
(SEE PG. 2)



LOT 2  
CANNON OAKS  
VOL. 87, PG. 32A  
P.R.T.C.Tx.

CANNON OAKS LLC  
DOC. 2016151593  
O.P.R.T.C.Tx.



11-12-2019

## LEGEND

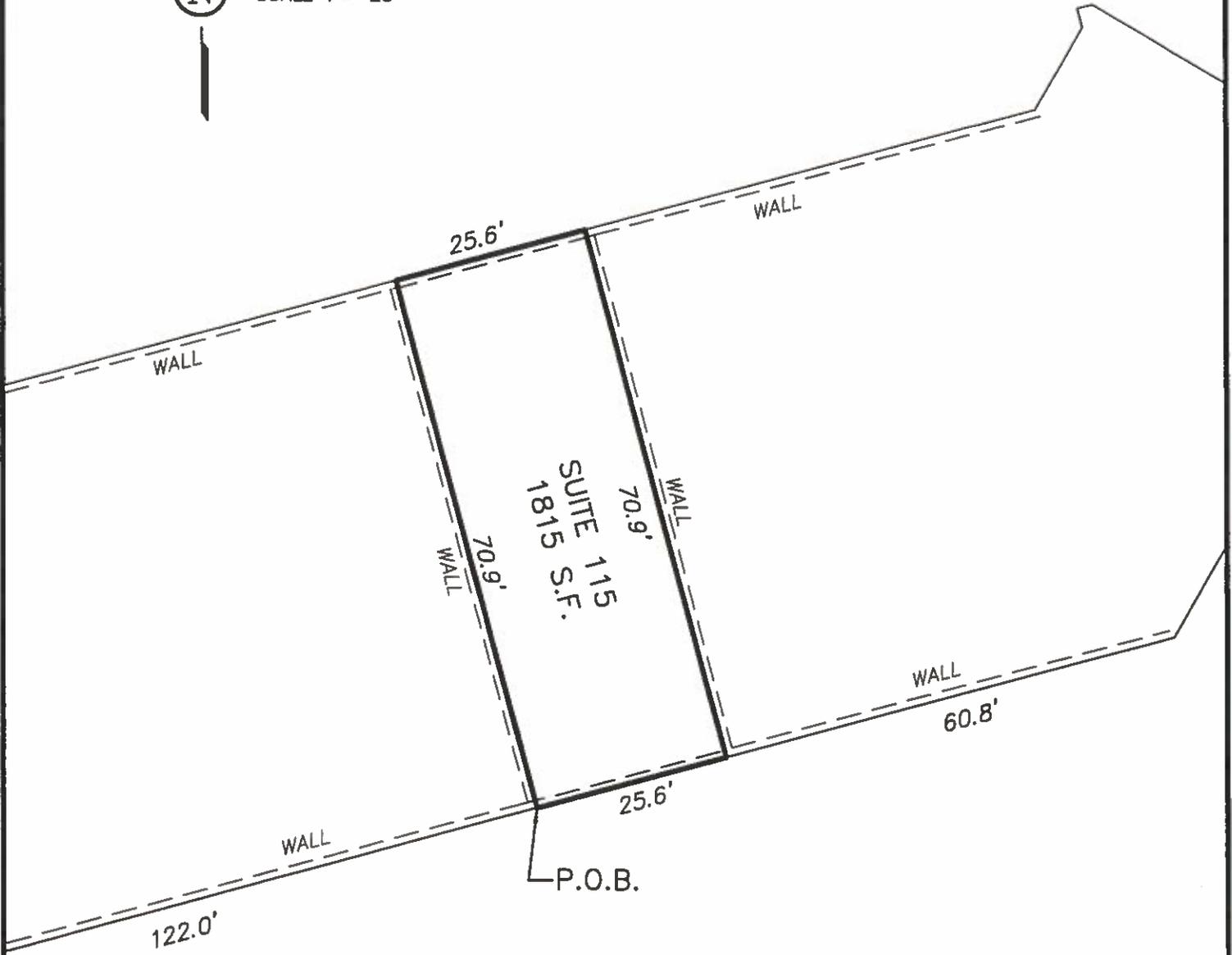
- P.O.C. POINT OF COMMENCEMENT
- P.O.B.. POINT OF BEGINNING
- D.R.T.C.Tx DEED RECORDS TRAVIS COUNTY TEXAS
- O.P.R.T.C.Tx. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY TEXAS
- P.R.T.C.Tx. OFFICIAL PUBLIC RECORDS TRAVIS COUNTY TEXAS

PAGE 1 OF 2  
**LENZ & ASSOCIATES, INC.**  
FIRM No. 100290-00  
512/443-1174  
4150 FREIDRICH LANE, SUITE A-1  
AUSTIN, TEXAS 78744

# MAP TO ACCOMPANY FIELD NOTES



SCALE 1" = 20'



11-12-2019

PAGE 2 OF 2

**LENZ & ASSOCIATES, INC.**

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512/443-1174

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