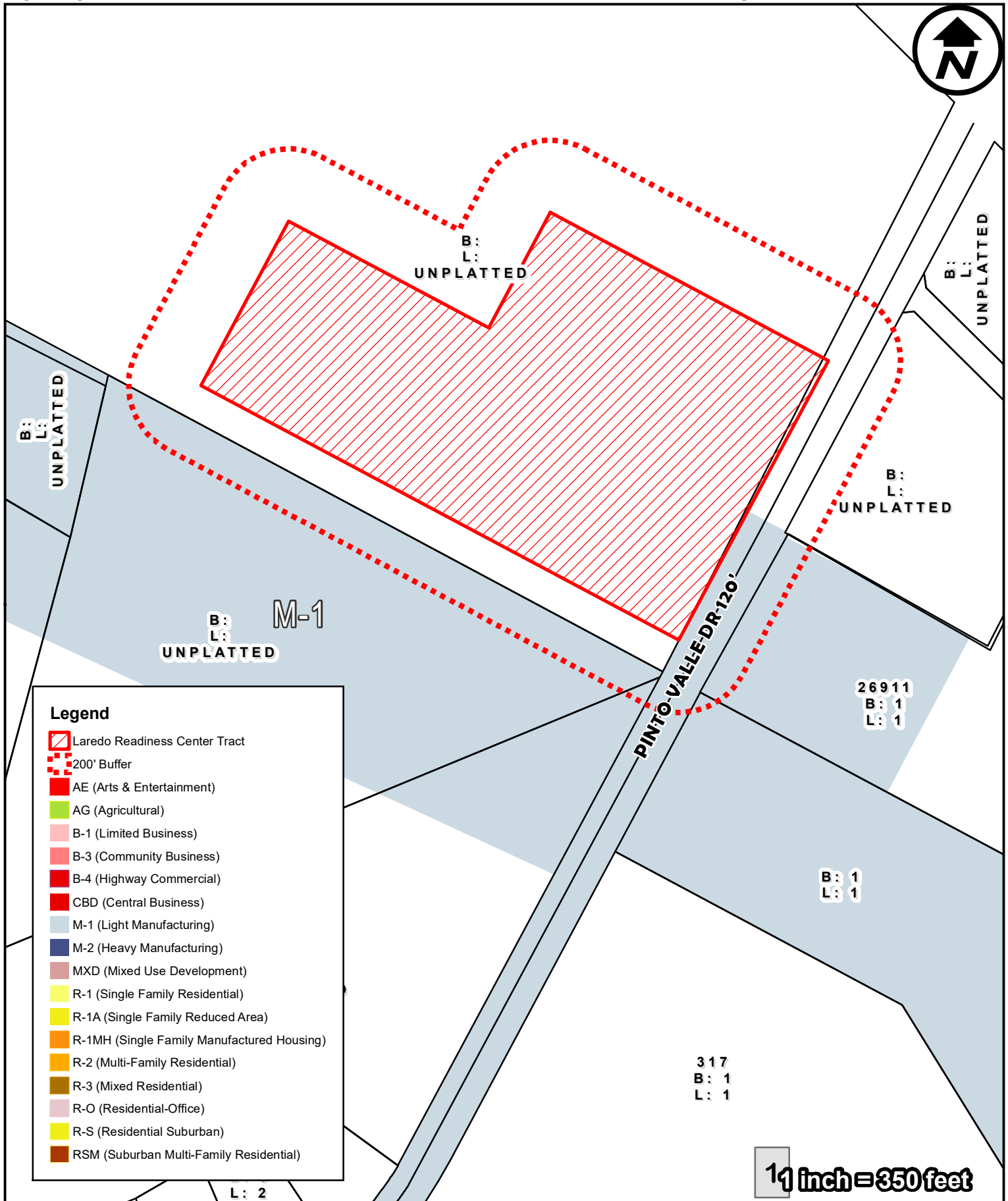
**DISCLAIMER**



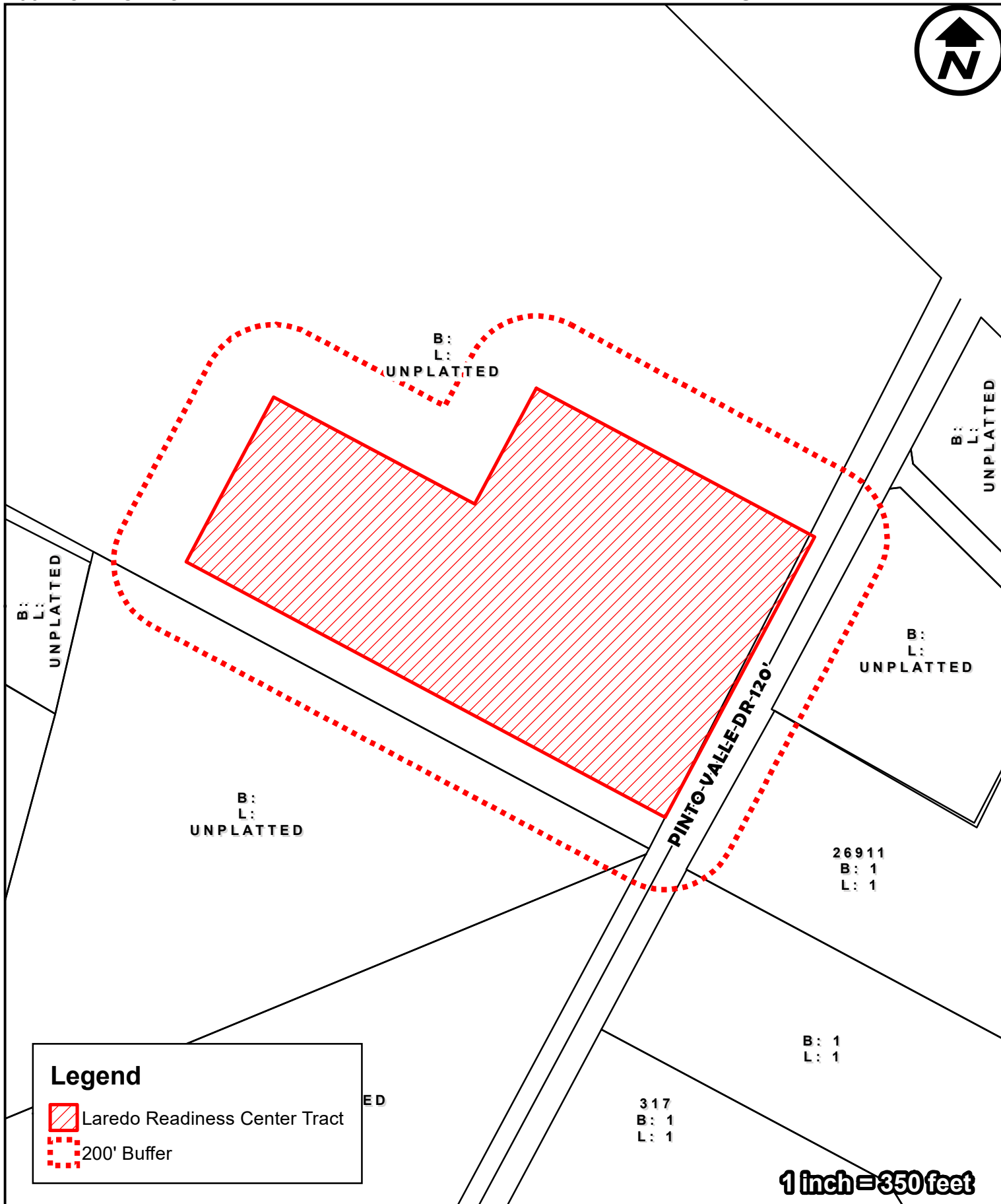
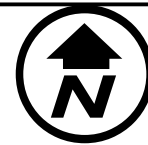
City of Laredo Planning Department
1413 Houston Street
Laredo, Texas 78040

DISCLAIMER

The information provided in this map submitted to, gathered by and/or developed by the City of Laredo from various sources. Geographic Information has a high probability of becoming outdated from the time it is collected and therefore, at-present ground conditions should be assessed to determine the accuracy of provided information. The city of Laredo assumes no liability for any decisions made or actions taken or no taken by the user of this data in reliance upon any data furnished herewith. The use of this data indicates your unconditional acceptance of all risks associated with the use of this data.

200' NOTIFICATION

TEXAS MILITARY DEPARTMENT



City of Laredo Planning Department
1413 Houston Street
Laredo, Texas 78040

SURVEY SKETCH

OF A 25-ACRE TRACT PARCELED OUT OF THE
150-ACRE CITY TRACT I, VOL. 1292 PG. 689

OUT OF

PORCION 2, SURVEY 85, SECTION 2
CITY OF LAREDO A-232,
PORCION 3, SURVEY 86, SECTION 3
CITY OF LAREDO A-233
WEBB COUNTY COUNTY, TEXAS

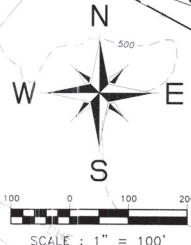
NOTES:

1. BUILDINGS SHOWN DERIVED FROM GOOGLE EARTH TRACING.
2. CONTOURS DERIVED FROM USGS DOLORES RANCH GEOPDF.
3. BUILDINGS AND CONTOURS WERE NOT MADE FROM A SURVEY
ON THE GROUND AND NOT SUITABLE FOR DESIGN PURPOSES.

PORCION 2, SURVEY 85, SECTION 2
CITY OF LAREDO A-232
BEX 1-1494
SUR. 27 AUGUST-12 SEPTEMBER 1872
BY J.D. MARTINEZ
VARIATION 10°E BEARINGS MARKED 1=1
PTD. 5314 ACRES

Point	North	Project Control	Listing	Elev	Name
1044	17143515.337	604519.969	538.14	600 NAIL	
1045	17144026.787	605058.065	541.72	IRFC-CEE-CONTROL	
QUART	17143603.739	604617.984	540.15	1/2" IRFC-BASE STATION	

Bearings, distances and coordinates are tied to the Texas Coordinate System, Lambert conic grid projection, NAD 83(CONUS) Texas South Zone 4205 positioned by static satellite observations and post-processed from Laredo RRP2 CORS Station TXLR, Laredo TXDOT CTR CORS Station TXTR, and Fredericksburg CORS Station TXFR (NAD 83 (2011) epoch 2010.00) NAVD 88 orthometric elevations were derived from the GEOD18(CONUS) gravity model and vertically constrained to all three CORS Stations. Distances shown are grid with a combined scale factor of 0.99994567. Mean meridian convergence angle is (-)0°31'57".



LEGEND:
IRF = IRON ROD FOUND
IRFC = IRON ROD WITH CAP FOUND
IRSC = 5/8" IRON ROD WITH ALUMINUM CAP
MARKED "AGDTX-BOUNDARY" SET
B.F. = IRON PIPE FOUND
D.B.R.C. = "DEED RECORDS, WEBB COUNTY, TEXAS"
P.R.B.C. = "PLAT RECORDS, WEBB COUNTY, TEXAS"
F.F. = FIRE FIGHTING FACILITY
LP = LIGHT POLE
OHE = OVERHEAD ELECTRIC
PP = ELECTRIC POWER POLE
WV = WATER VALVE
B.W.F. = BARRIER WIRE FENCE
E.A.P. = EDGE ASPHALT PAVEMENT

LAND SURVEYOR



TEXAS MILITARY DEPARTMENT
Camp Mabry, Building 38
2200 W. 35th Street
Austin, Texas 78703
PH: 512-782-5796
TBPLS FIRM REGISTRATION NO: 10169200

I, David A. Rolbiecki, a Licensed State Land Surveyor in the State of Texas, do hereby certify that the foregoing survey was made by me on the ground, according to law, from August 10-11 2021, and that the limits, corners, and boundaries with the marks of the same, natural and artificial, are truly and correctly described and set forth in the foregoing plat and field notes, just as I found them on the ground.

Field notes accompany this plat in a separate document. This survey is not valid without my official seal and signature.

David A. Rolbiecki, RPLS, LSL
Registered Professional Land Surveyor No. 5919
Licensed State Land Surveyor No. 220012, as Agent for the State of Texas



25.00 ACRES
THIS SURVEY

POINT OF
BEGINNING

5/8-INCH IRON ROD WITH
ALUMINUM CAP STAMPED
"AGDTX-BOUNDARY"
17,142,180.66'N
605,049.71'E

POINT OF
COMMENCING

1/2" IRF

1/2" IRF
S28°05'07"W
1467.58'

FIRE FIGHTING
FACILITY TRAINING
LOT 1, BLOCK 1
VOLUME 42, PAGE 31-32
R.F.W.C.T.

ROZUM INDUSTRIAL
SUBDIVISION
VOLUME 37, PAGE 53
P.R.W.C.T.

LOT 1
BLOCK 1
49.45 ACRES

ZONED M-1 (LIGHT MANUFACTURING DISTRICT)



TEXAS MILITARY DEPARTMENT
TEXAS ARMY NATIONAL GUARD
POST OFFICE BOX 5218
AUSTIN, TX 78763-5218
(512) 782-5001

REPLY TO
ATTENTION OF

NGTX-CFM-ES

**FIELD NOTES FOR A 25-ACRE TRACT DESCRIBED IN A DEED TO THE
STATE OF TEXAS FOR THE USE AND BENEFIT OF THE TEXAS
DEPARTMENT OF TRANSPORTATION, VOLUME 5373, PAGE 272, DEED
RECORDS, WEBB COUNTY, TEXAS; OUT OF PORCION 2, SURVEY 85,
SECTION 2, CITY OF LAREDO A-232 AND PORCION 3, SURVEY 86,
SECTION 3, CITY OF LAREDO A-233, WEBB COUNTY, TEXAS,**

SITUATED in Webb County, Texas, on the waters of Pinto Valle Creek, a tributary of the Rio Grande, about 16.4 miles N 38-1/2 Deg. W from the courthouse in Laredo, the county seat; out of Porcion 2, Survey 85, Section 2, City of Laredo A-232 and Porcion 3, Survey 86, Section 3, City of Laredo A-233; and being that tract of land surveyed by David A. Rolbiecki, Licensed State Land Surveyor No. 220012 on August 10-11, 2021, and described in a deed to the State of Texas for the Use and Benefit of The Texas Department Of Transportation for 25.00 acres (call), executed on September 28, 2022 and recorded in Volume 5373, Page 272, Deed Records, Webb County, Texas, said 25.00-acre tract was parceled out of that 150-acre City of Laredo Tract I, executed 25 September 2002, and recorded in Volume 1292, Page 689, Deed Records, Webb County, County, Texas; more particularly described below:

Bearings, distances and coordinates are tied to the Texas Coordinate System, Lambert conic grid projection, NAD 83(CONUS) Texas South Zone 4205 positioned by static satellite observations and post-processed from Laredo RRP2 CORS Station TXLR, Laredo TXDOT CCTR CORS Station TXTR, and Fredericksburg CORS Station TXFR (NAD 83 (2011) epoch 2010.00). NAVD 88 orthometric elevations were derived from the GEOID18(CONUS) gravity model and vertically constrained to all three CORS Stations. Distances shown are grid with a combined scale factor of 0.99994567. Mean meridian convergence angle is (-)00°31'57".

COMMENCING at a found 1/2-inch iron rod, marking the SEC of said City of Laredo Tract I common with the NEC of a tract of land

described in a deed to 5M Industrial Center, L.C. for 40.00 acres (call), executed on July 6, 2021 and recorded in Volume 5061, Page 334, Deed Records, Webb County, Texas; and being in the NWRWL of Pinto Valle Drive, a dedicated R.O.W. to the City of Laredo, recorded in Volume 22, Page 31-32, Plat Records, Webb County, County, Texas, whence a found 1/2-iron rod with cap stamped "RPLS 5060" in the NWRWL of said Pinto Valle Drive bears South 28°05'07" West 1467.58 feet;

THENCE North 28°05'07" East with the common line of said Pinto Valle Drive and said City of Laredo Tract I a distance of 100.00 feet to a 5/8-inch iron rod with aluminum cap stamped "AGDTX-BOUNDARY" set (17,142,180.66'N//605,049.71'E), marking the **POINT OF BEGINNING** and SEC of this tract;

THENCE leaving the NWL line of said Pinto Valle Drive and across said City of Laredo Tract I:

North 61°56'05" West 1500.00 feet to a 5/8-inch iron rod with aluminum cap stamped "AGDTX-BOUNDARY" set, marking the SWC corner of this tract, whence a found 1/2-iron rod marking an exterior corner of said 5M Industrial Center, L.C. tract, bears North 70°36'49" West 662.71 feet;

North 28°03'55" East 515.49 feet to a 5/8-inch iron rod with aluminum cap stamped "AGDTX-BOUNDARY" set, marking an exterior corner of this tract;

South 61°56'05" East 628.60 feet to a 5/8-inch iron rod with aluminum cap stamped "AGDTX-BOUNDARY" set, marking an interior corner of this tract;

North 28°03'55" East 362.21 feet to a 5/8-inch iron rod with aluminum cap stamped "AGDTX-BOUNDARY" set, marking the NWC corner of this tract;

South 61°56'05" East 871.70 feet to a 5/8-inch iron rod with aluminum cap stamped "AGDTX-BOUNDARY" set, marking the NEC corner of this tract, whence a found 1/2-iron rod marking the NEC of said City of Laredo Tract I, bears North 37°00'05" East 761.63 feet;

THENCE South 28°05'07" West, at 472.94 feet, pass a found 1/2-iron rod with cap stamped "RPLS 5060" NWC of said Pinto Valle Drive,

and continuing with the NWRWL of said Pinto Valle Drive for a total distance of 877.70 feet to the **POINT OF BEGINNING** and containing 25.00 acres of land.

I, David A. Rolbiecki, Licensed State Land Surveyor in the State of Texas, do hereby certify that the foregoing survey was made by me on the ground, according to law, from August 10-11, 2021, and that the limits, corners, and boundaries with the marks of the same, natural and artificial, are truly and correctly described and set forth in the forgoing plat and field notes, just as I found them on the ground.

David A. Rolbiecki 12/08/2023

David A. Rolbiecki, RPLS, LSLS
Registered Professional Land Surveyor No. 5919
Licensed State Land Surveyor No. 220012, as Agent for the State
of Texas



Texas Military Department
2200 W. 35th Street
Camp Mabry, Austin, TX 78703
512-782-5796
Friday, December 01, 2023 3:16:39 PM

PROJECT: Survey Group\Laredo Land Acquisition\Laredo Land Acquisition.pro

CLOSURE REPORT

Coordinate values shown are computed based on the rounded bearing and distance,
or chord bearing and chord lengths as indicated herein.

Boundary Name:

Point Number	Description	Sta	Northing	Easting	Elevation
Bearing	Distance				
1	BDY	0+00.00	17142180.6575	605049.7108	
	N61°56'05"W 1500.00 ft				
2	BDY	15+00.00	17142886.3733	603726.0926	
	N28°03'55"E 515.49 ft				
3	BDY	20+15.49	17143341.2479	603968.6189	
	S61°56'05"E 628.60 ft				
4	BDY	26+44.09	17143045.5059	604523.3031	
	N28°03'55"E 362.21 ft				
5	BDY	30+06.30	17143365.1244	604693.7147	
	S61°56'05"E 871.70 ft				
6	BDY	38+78.00	17142955.0094	605462.9133	
	S28°05'07"W 877.70 ft				
1	BDY	47+55.70	17142180.6605	605049.7052	

Closing latitude = 0.00305
Closing departure = -0.00560
Closing bearing = S61°27'15"E
Closing distance = 0.00638
Total traverse length = 4755.70 (4755.70)
Total error of closure = 1/745955
Error of closure in latitude = 1/1561026
Error of closure in departure = 1/849186

Area = 1088995.84 Sq. Ft.
Area = 24.9999 Acres

