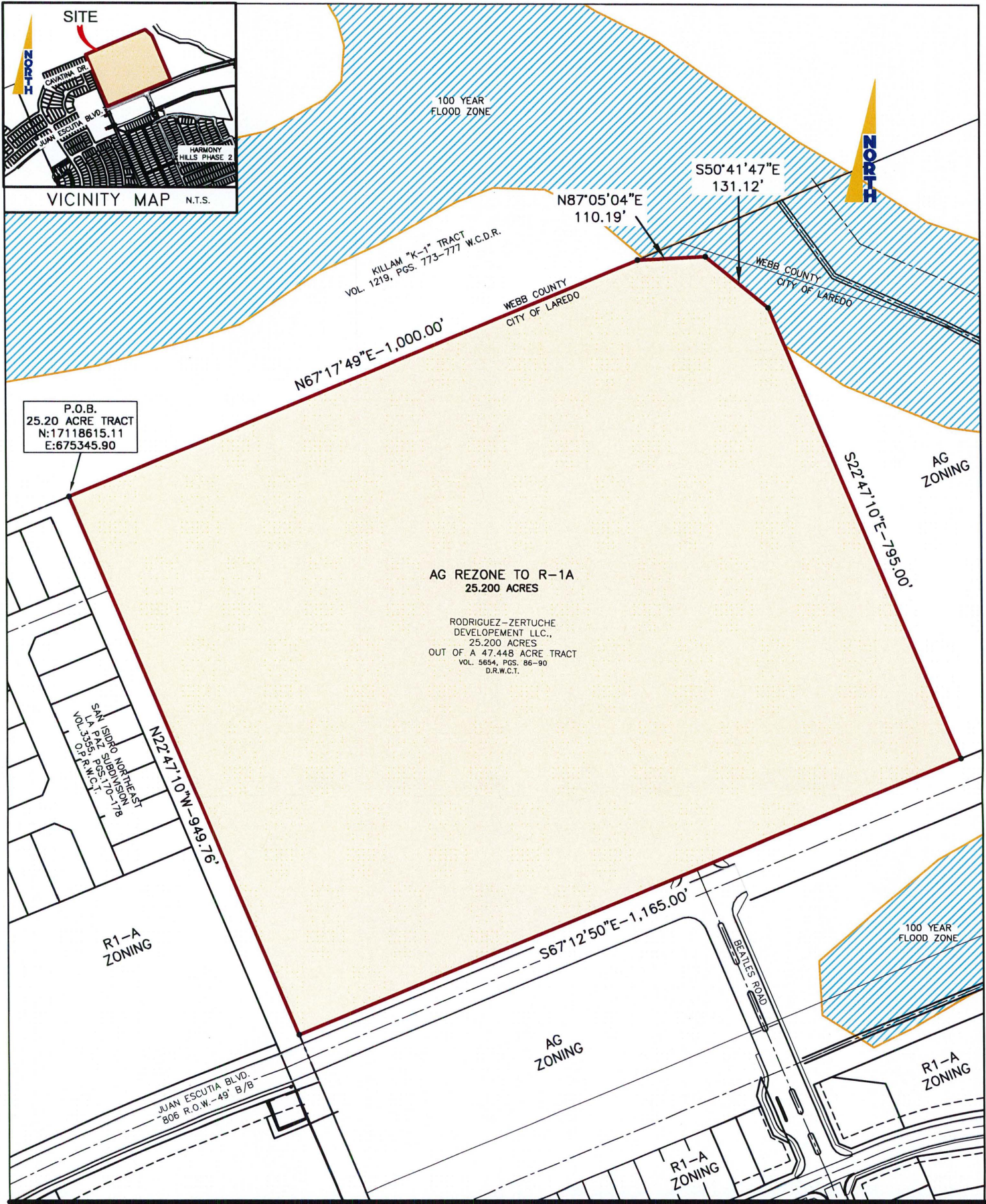




NOTE:

A FOUND 1/2" IRON ROD BEING THE NORTHWEST CORNER OF SAID 25.20 ACRE TRACT OWNED BY RODRIGUEZ-ZERTUCHE, LLC.
(N:17118615.11, E:675345.90)

BASIS OF BEARING G.P.S., NAD-83 SOUTH TEXAS ZONE,

EXHIBIT "A"



02/17/26

RODRIGUEZ-ZERTUCHE DEVELOPEMENT

**25.200 ACRE TRACT
REZONE FROM AG TO R-1A**

MADE UP OF ONE TRACT LOCATED IN
CITY OF LAREDO, WEBB COUNTY, TEXAS

DRAWN BY: F.S.

JOB No. E-337-24

FILE NAME:
SONATA HEIGHTS SUBD. REZONE

SCALE: 1"=200'

SHEET
1 OF **2**

HOWLAND

ENGINEERING AND SURVEYING CO.

TBPE Firm Registration No. F-40971 TBPLS Firm Registration No. 100464-00
7615 N. Bartlett Avenue / P.O. Box 451128 (78045) Laredo, TX. 78041

P. 956.722.4411 / F. 956.722.5414

www.howlandcompanies.com

**LEGAL DESCRIPTION
FOR RE-ZONE AG TO R1-A
25.200 ACRE TRACT**

A TRACT OF LAND CONTAINING 25.200 ACRES (1,097,727 SF), more or less, situated in Porcion 20, Bautista Garcia, Original Grantee, Abstract 48, City of Laredo, Webb County, Texas. Being out of a 47.448 tract of land known as TRACT A as per Volume 5654, Pages 86-90, Deed Records of Webb County, Texas. This 25.200-acre tract being more particularly described as follows:

BEGINNING at a found 1/2-inch iron rod being northeast corner of a 217.14 acre tract, as per deed recorded in Volume 3355, Page 170-178, O.P.R.W.C.T., also being on the north boundary line of 806.8789 acre tract, known as Share 1, as recorded in Volume 1315, Pages 180-191, W.C.D.R., for the northwest corner of this tract, and the **TRUE POINT OF BEGINNING**;

THENCE, N 67°17'49" E, along the northerly boundary line of said 806.8789 acre tract, also being the south boundary line of Killam "K-1 Tract, as per deed recorded in Volume 1219, Pages 773-777, W.C.D.R., a distance of **1,000.00 FEET** to a set 1/2-inch iron rod being a deflection right hereof;

THENCE, N 87°05'04" E, a distance of **110.19 FEET** to a set 1/2-inch iron rod, for a deflection right hereof;

THENCE, S 50°41'47" E, a distance of **131.12 FEET** to a set 1/2-inch iron rod, for a deflection right hereof;

THENCE, S 22°47'10" E, a distance of **795.00 FEET** to a set 1/2-inch iron rod, for the southeast corner hereof;

THENCE, S 67°12'50" W, a distance of **1,165.00 FEET** to a set 1/2-inch iron rod, being on the east boundary line of said 217.14 acre tract, for the southwest corner hereof;

THENCE, N 22°47'10" W, along the east boundary line of said 217.14 acre tract, a distance of **949.76 FEET** to the point of beginning of this 25.200-acre tract of land, more or less.