



VICINITY MAP

SCALE: 1" = 2000'

GREENBERRY
GATES
SURVEY NO. 63
ABSTRACT NO. 315

LOT 1
RV PARK/MF/SF/
COMMERCIAL

GRID N: 10,100,249.40
GRID E: 3,182,662.63

VARIABLE WIDTH
DRAINAGE
EASEMENT
(DETAIL ON
SHEET 4)

GRID N: 10,100,007.10
GRID E: 3,183,087.03

GRID N: 10,101,574.25
GRID E: 3,183,008.95

SURVEY CONTROL POINT
GRID N: 10,102,097.66
GRID E: 3,184,144.16
ELEV. = 540.82'

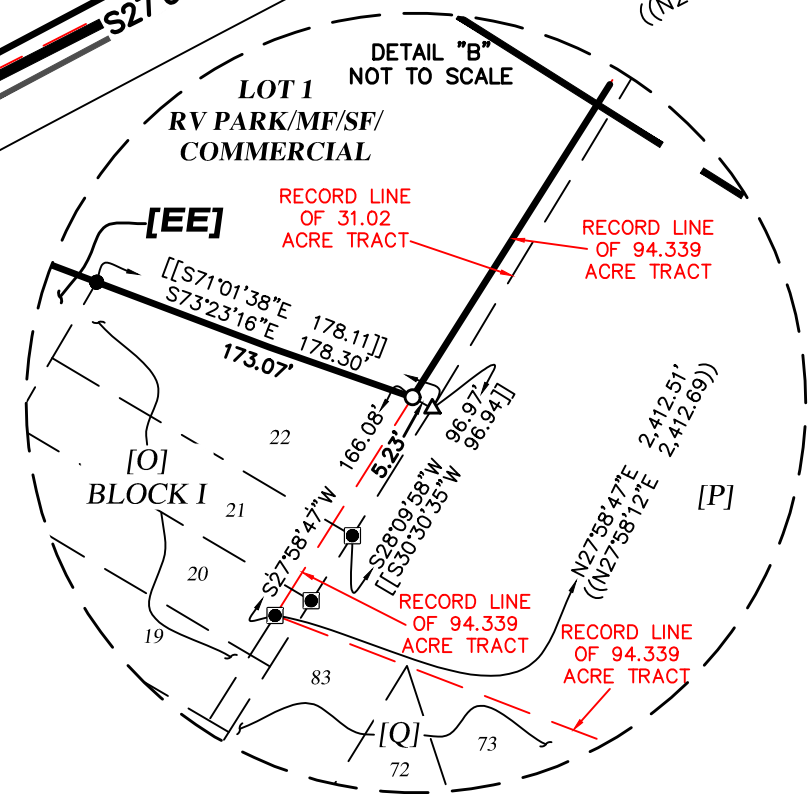
GRID N: 10,102,069.52
GRID E: 3,184,022.66

FROM WHICH A
3/8" IRON ROD FOUND
BEARS, S11°00'39"W, 1.00'
WATER LINE EASEMENT
DOC. #2019067272
O.P.R.T.C.T.

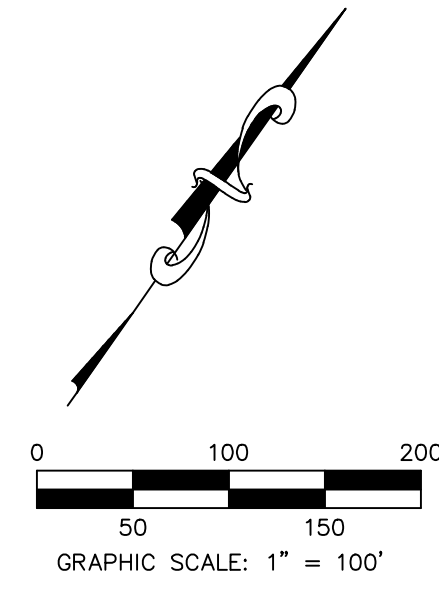
[P]
CALLED 94.339 ACRES
GINSEL FAMILY, LTD.
DOC. # 2006248015
O.P.R.T.C.T.
DESCRIBED IN METES & BOUNDS
IN DOC. # 2004055639
O.P.R.T.C.T.
AND
VOL. 3120, PG. 698
D.R.T.C.T.

LOT SUMMARY:

LOT 1	30.8643 AC.	1,344,450 SQ. FT.
OVERALL	30.8643 AC.	1,344,450 SQ. FT.



A.C. CALDWELL
SURVEY NO. 52
ABSTRACT NO. 154



NOTE:
SEE SHEET 3 FOR DRAINAGE EASEMENT
DETAIL.

MANOR ADDITION
City of Manor,
Travis County, Texas

4WARD
Land Surveying
A Limited Liability Company
PO Box 90876, Austin Texas 78709
WWW.4WARDLS.COM (512) 537-2384
TBPLS FIRM #10174300

Date:	8/30/2021
Project:	00835
Scale:	1" = 100'
Reviewer:	SMD/DV
Tech:	DC/BAP
Field Crew:	TE/JC
Survey Date:	MAR. 2019
Sheet:	1 OF 4